



THIS SPACE RESERVED FOR

2018-012257

Klamath County, Oregon

10/05/2018 01:21:00 PM

Fee: \$87.00

After recording return to:

Robert Allen McDaniel and April Sue McDaniel

P.O. Box 2997

La Pine, OR 97739

Until a change is requested all tax statements shall be sent to the following address:

Robert Allen McDaniel and April Sue McDaniel

P.O. Box 2997

La Pine, OR 97739

File No. 260139AM

### STATUTORY WARRANTY DEED

**Obsidian Finance Group, LLC, Manager of Riley Coyote, LLC as to a 40.45% interest and SA Liquidating Trust Resolution, LLC as to a 59.55% interest,**

Grantor(s), hereby convey and warrant to

**Robert Allen McDaniel and April Sue McDaniel, as Tenants by the entirety.**

Grantee(s), the following described real property in the County of Klamath and State of Oregon free of encumbrances except as specifically set forth herein:

**Lot 14, Tract 1387 - Whispering Meadows, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.**

FOR INFORMATION PURPOSES ONLY, THE MAP/TAX ACCT #(S) ARE REFERENCED HERE:

**R-2309-024C0-01300-000**

The true and actual consideration for this conveyance is \$60,000.00.

The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:

**2018-2019 Real Property Taxes, a lien not yet due and payable.**

Return To:



BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES, AS DEFINED IN ORS 30.930, AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

✓ Dated this 3rd day of October, 2018.

SA Liquidating Trust Resolution, LLC, by

✓ x [Signature]  
Kevin Padrick, Member

✓ Obsidian Finance Group, LLC, Manager of Riley Coyote, LLC, by

x [Signature]  
Kevin Padrick, Member

State of Oregon OR} ss  
County of Clackamas }

On this 3rd day of October, in the year 2018 before me, Karyn Angelica Wexted-Moscoe, a Notary Public in and for said state, personally appeared Kevin Padrick, known or identified to me to be the Member in the Limited Liability Company known as SA Liquidating Trust Resolution, LLC who executed the foregoing instrument, and acknowledged to me that he executed the same in said LLC name.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

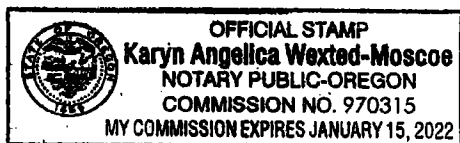


[Signature]  
Notary Public for the State of Oregon  
Residing at: 5 Centerville Dr, Ste 250, Lake Oswego, OR 97035  
Commission Expires: January 15, 2022

State of Oregon OR} ss  
County of Clackamas }

On this 3rd day of October, in the year 2018, before me, Karyn Angelica Wexted-Moscoe, a Notary Public in and for said state, personally appeared Kevin Padrick, known or identified to me to be the Member in the Limited Liability Company known as Obsidian Finance Group, LLC who executed the foregoing instrument, and acknowledged to me that he executed the same in said LLC name.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.



[Signature]  
Notary Public for the State of Oregon  
Residing at: 5 Centerville Dr, Ste 250, Lake Oswego, OR 97035  
Commission Expires: January 15, 2022