



THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

David McMaster and Regina L. McMaster

PO BOX 3004

Quartzsite, AZ 85359

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

David McMaster and Regina L. McMaster

PO BOX 3004

Quartzsite, AZ 85359

File No. 274953AM

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**STATUTORY WARRANTY DEED**

**Beverly A. Lawlor, Affiant for the Estate of Robert L. Lawlor, Beverly A. Lawlor and Cheryl L. Sherertz,**

Grantor(s), hereby convey and warrant to

**David McMaster and Regina L McMaster, 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:

**The Northerly 50 feet of the following described parcel:**

**Beginning at a point 330 feet South of the North Section corner between Section 24, Township 23 South, Range 9 East of the Willamette Meridian and Section 19, Township 23 South, Range 10 East of the Willamette Meridian, thence East 460 feet parallel to the North Section line of said Section 19, thence South 1700 feet parallel to the West Section line of said Section 19, thence West 460 feet to the West Section line of said Section 19, thence North along said Section line 1700 feet to the point of beginning, all in NW 1/4 of Section 19, Township 23 South, Range 10, East of the Willamette Meridian, Klamath County, Oregon.**

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

**R-2310-019B0-00700-000**

The true and actual consideration for this conveyance is \$8,000.00.

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:

Return To: The logo for AmériTitle, featuring a stylized house icon above the word "AmériTitle" in a bold, sans-serif font.

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 8<sup>th</sup> day of May, 2019.

Estate of Robert L. Lawlor

Beverly A. Lawlor  
Beverly A. Lawlor, Affiant

Beverly A. Lawlor  
Beverly A. Lawlor

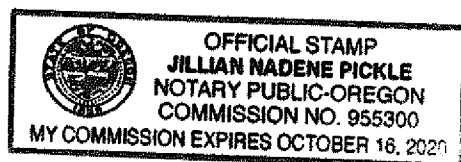
Cheryl J. Sherertz  
Cheryl J. Sherertz

State of Oregon | ss  
County of Deschutes |

On this 8<sup>th</sup> day of May, 2019, before me, Jillian Nadene Pickle a Notary Public in and for said state, personally appeared Beverly A. Lawlor, Affiant for the Estate of Robert A. Lawlor, known or identified to me to be the person(s) whose name(s) is/are subscribed to the within Instrument and acknowledged to me that he/she/they executed same.

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

Jillian Nadene Pickle  
Notary Public for the State of Oregon  
Residing at: Cake Oregon  
Commission Expires: Oct 16, 2020



Page 3 Statutory Warranty Deed

Escrow No. 274953AM

State of Oregon ss

County of Deschutes

On this 8<sup>th</sup> day of May, 2019, before me, Jillian Nadene Pickle Notary Public in and for said state, personally appeared Beverly A. Lawlor and Cheryl L. Sherer known or identified to me to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed same.

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

Jillian Nadene Pickle  
Notary Public for the State of Oregon  
Residing at: Laurel Creek  
Commission Expires: OCT 16 2020

