

31093

CONTRACT AND RECEIPT

ON SALE OF REAL ESTATE

VOL 269 PAGE 2980

April 9, 1969

RECEIVED this date from Kenneth E. and Betty J. Easton, husband and wife,
the sum of Thirty and no/00..... DOLLARS
lawful money of the United States of America, being a deposit and part payment on
account of a Bargain and Sale made to Kenneth E. and Betty J. Easton,
the Buyer this day of a certain lot, tract or parcel of land situate in the town of
Sprague River, County of Klamath, State of Oregon,
bounded and described as follows:

The EAST $\frac{1}{2}$ of the NORTHEAST $\frac{1}{4}$, of the NORTHEAST $\frac{1}{4}$,
of the SOUTHWEST $\frac{1}{4}$ of SECTION 5, TOWNSHIP 36 SOUTH,
RANGE 11 EAST, WILLAMETTE MERIDIAN, containing 5 acres
and subject to easements and restrictions of record (if any)
and reserving 15 feet along the Southern boundary of the
5 acres for purposes of road easement.

SAID TRACT of land above described having been sold to said Buyer this day for the sum
of \$750.00..... Dollars,
the balance to be paid in lawful money of the United States as follows:

Thirty dollars having been received at this date, the
balance is to be paid for at the rate of THIRTY, OR MORE,
dollars per month at 6% per annum interest. THERE IS TO
BE NO PENALTY FOR PAYING OFF ENTIRE AMOUNT AT ANY TIME.
Seller hereby agrees to furnish Buyer with good Warranty
Deed and an INSURED TITLE at close of escrow.

THE TITLE to said above lands to prove good or no sale.

TAXES for the current year to be assumed by SELLER
If the remaining payments be not made according to this agreement and contract, the above
mentioned deposit to be forfeited without recourse. If title prove defective, or in case this
contract is not approved by the seller, said deposit to be returned.

The number of years required to complete payment in accordance with the terms of this
agreement are Until paid.

The basis upon which any tax estimate contained herein, if any, is

Approved

Kenneth E. Easton Buyer.
Charles Shown Seller.



OFFICIAL SEAL
FLORENCE B. SHAW
NOTARY PUBLIC - CALIFORNIA
LOS ANGELES COUNTY
My Commission Expires July 29, 1972

4-9-69
DATE

30

2981

[illegible]

DO NOT RECORD

This standard form covers most usual problems in the field indicated. Before you sign, read it, fill in all blanks, and make changes proper to your transaction. Consult a lawyer if you doubt the form's fitness for your purpose.

STATE OF OREGON,
County of Klamath

Filed for record at request of

Kenneth;E. Easton

on this 23rd day of April A.D. 1969

at 3:25 o'clock P. M, and duly

Recorded in Vol. M-69 of Deeds,

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Wm D. MILNE, County Clerk

By Charles H. Korman Deputy
Fee \$3.00

Fee \$3.00

3.

Det. Kenneth E. Easton, 38715-3rd St. East, Palmdale, Calif. 93550