

38-10025

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Vol. 75 15871

8348

MEMORANDUM OF CONTRACT FOR DEED

THIS INDENTURE, Made and entered into this 11 day of December, 1975, by and between HENRY O. BOSTWICK and RUTH F. BOSTWICK, husband and wife, (hereinafter called BOSTWICK), and WILLARD E. PIKE and JOAN E. PIKE, husband and wife, (hereinafter called PIKE);

W I T N E S S E T H:

WHEREAS, the parties have executed a document entitled "CONTRACT", dated December 10, _____, 1975, wherein BOSTWICK has agreed to sell and PIKE has agreed to buy, all of the following described real property situated in Klamath County, State of Oregon:

Lot 30, NEW DEAL TRACTS, Klamath County, Oregon.

WHEREAS, said Contract has provided for the sale of certain real property therein described; and,

WHEREAS, said Contract provides, among other things, that upon payment of the sum of SEVENTEEN THOUSAND SEVEN HUNDRED FIFTY and NO/100 DOLLARS (\$17,750.00) allocated to the real property, BOSTWICK will convey to PIKE the above described real property by Warranty Deed;

NOW, THEREFORE, the parties agree that the within Memorandum is executed for the purpose of memorializing of record the execution of the Contract aforesaid.

IN WITNESS WHEREOF, The parties have hereunto set their hands the day and year first above written.

Henry O. Bostwick

Ruth F. Bostwick

Willard E. Pike

Joan E. Pike

75 DEC 17 PM 3 58

STATE OF OREGON)
County of Klamath) ss.

On the 11 day of December, 1975 personally appeared the above named
HENRY O. BOSTWICK and RUTH F. BOSTWICK, husband and wife, and acknowledged the
foregoing instrument to be their voluntary act and deed.

BEFORE ME:

[Signature]
NOTARY PUBLIC FOR OREGON
My Commission Expires: 12/2/77

STATE OF OREGON)
County of Klamath) ss.

On the 15 day of December, 1975 personally appeared the above named
WILLARD E. PIKE and JOAN E. PIKE, husband and wife, and acknowledged the foregoing
instrument to be their voluntary act and deed.

BEFORE ME:

[Signature]
NOTARY PUBLIC FOR OREGON
My Commission Expires: 6/14/77

AFTER RECORDING RETURN TO:

Boivin & Boivin
Attorneys at Law
110 North Sixth Street
Klamath Falls, Oregon 97601

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of TRANSAMERICA TITLE INS. CO
3:58

this 17th day of DECEMBER, A. D. 1975, at 1 o'clock P.M., and

duly recorded in Vol. M 75, of DEEDS on Page 15871

FEE \$ 6.00

Wm D. MILNE, County Clerk

[Signature]

MEMORANDUM OF CONTRACT FOR DEED, PAGE TWO.

38-10107

8443

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That TERRY D. SHERRILL and JANET R. SHERRILL, husband and wife, herein-after called the Grantors, for the consideration herein-after stated, to Grantors paid by MILTON B. JACKSON, a single man, hereinafter called the Grantee, do hereby grant, bargain, sell and convey unto the said Grantee and Grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

Lot 23 in Block 71 of BUENA VISTA ADDITION to the City of Klamath Falls, Oregon. All that portion of Lot 22 in Block 71 of BUENA VISTA ADDITION to the City of Klamath Falls, Oregon, described as follows:

Beginning at an iron pin on the line common to Lots 22 and 23, said Block 71, said pin being 37.5 feet along the line common to said Lots 22 and 23 from the Southeasterly corner of said Lot 22; thence North $3^{\circ} 51'$ West 21.0 feet; thence North $86^{\circ} 09'$ East 18.58 feet; thence South $37^{\circ} 39'$ West along a line common to said Lots 22 and 23 a distance of 28.04 feet to the point of beginning.

SUBJECT TO:

1. Reservations, restrictions, easements, rights of way of record and those apparent on the land.
2. Subject to the restrictions and reservations including the terms and provisions thereof as set forth in that certain instrument recorded November 23, 1959 in Deed Volume 317 at page 315 and recorded October 30, 1963 in Deed Volume 349 at page 62.

TO HAVE AND TO HOLD the same unto the said Grantee and Grantee's heirs, successors and assigns forever.

And said Grantors hereby covenant to and with said Grantee and Grantee's heirs, successors and assigns, that Grantors are lawfully seized in fee simple of the above granted premises, free from all encumbrances, except as hereinabove set forth, and that Grantors will warrant and forever defend the above granted premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$4,000.00.

WITNESS Grantors' hands this 5 day of ^{July}~~June~~, 1972.

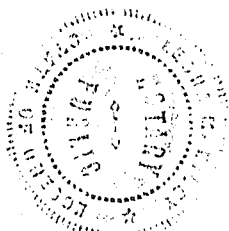
Terry D. Sherrill

Janet R. Sherrill

STATE OF OREGON)
) ss.
County of Klamath)

Personally appeared the above named TERRY D. SHERRILL and JANET R. SHERRILL, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.

BEFORE ME this 5 day of ^{July}~~June~~, 1972.



Laura M. Wiley
NOTARY PUBLIC FOR OREGON
My Commission expires: 5-5-76

RET. TO:
Mr. M. E. Jackson,
1840 Crestview Drive
Ashland, Oregon 97520

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of TRANSAMERICA TITLE INS. CO.
this 17th day of DECEMBER A. D., 1975 at 3:58 o'clock P.M., and duly recorded in
Vol. M 75 of DEEDS on Page 15873

FEE \$ 6.00

By WM. D. MILNE, County Clerk
Hazel Drayton Deputy