

12778

ASSIGNMENT OF CONTRACT

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KNOW ALL MEN BY THESE PRESENTS, That the undersigned, for the consideration hereinafter stated, hereby grants, bargains, sells, assigns and sets over unto Asghar R. Sadri, Wallace V. Teuscher and Joan W. Teuscher, husband and wife

his heirs, successors and assigns all of the vendee's right, title and interest in and to that certain ~~undisclosed~~ contract dated January 7, 1976, between Frank E. McBain, Jr. and Betty J. McBain, husband and wife as seller, and Garland D. Moullet and Jean A. Moullet, husband and wife as buyer, for the sale and purchase of the following described real estate in Klamath County, Oregon:

The Northeast Quarter of Section 26, Township 36 South, Range 11 East of the Willamette Meridian.
SUBJECT TO roads, highways, reservations, restrictions and easements of record, and any existing easements visible on the ground for roads, pipelines or utilities, to which the property might be subject under provisions of Land Status Report recorded in Deed Volume 305 at page 531, Deed Records of Klamath County, Oregon.
GRANTOR warrants that the property described above has frontage of 60 feet or more on the Sprague River Hiway.

together with all of the right, title and interest of the undersigned in and to the real estate described therein; the undersigned hereby expressly covenants with and warrants to the assignee above named that the undersigned is the owner of the vendee's interest in the real estate described in said contract of sale and that the unpaid balance of the purchase price thereof is not more than \$ 38,738.03 with interest paid thereon to June 6, 1975; further, upon compliance by said assignee with the terms of said contract, the undersigned directs that conveyance of said real estate be made and delivered to the order of said assignee.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 38,738.03

However, the actual consideration consists of or includes other property or value given or promised which is ~~part of the~~ ~~maximum~~ consideration (indicate which).^①

In construing this assignment, it is understood that if the context so requires, the singular shall be taken to mean and include the plural, the masculine shall include the feminine and the neuter and that generally all grammatical changes shall be made, assumed and implied to make the provisions hereof apply equally to one or more individuals and/or corporations.

IN WITNESS WHEREOF, the undersigned assignor has hereunto set his hand; if the undersigned is a corporation, it has caused its corporate name to be signed and its corporate seal to be affixed hereunto by its officers duly authorized thereunto by order of its board of directors.

DATED: 1-28, 1976

Garland D. Moullet
Jean A. Moullet

(If executed by a corporation, affix corporate seal.)

STATE OF OREGON,)
County of) ss.

Personally appeared the above named)
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and acknowledged the foregoing instrument to be voluntary act and deed.

Before me:
(OFFICIAL SEAL)

Notary Public for Oregon
My commission expires:

STATE OF OREGON, County of MAAON) ss.
JAN 28, 1976

Personally appeared Garland D. Moullet and Jean A. Moullet who, being duly sworn, each for himself and not one for the other, did say that the former is the president and that the latter is the secretary of

a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

Before me:
Garland D. Moullet
Notary Public for Oregon
My commission expires: 12-8-77

(OFFICIAL SEAL)

*Strike whichever word not applicable. NOTE—The sentence between the symbols (), if not applicable, should be deleted. See ORS 93.030. If the contract is not already of record, it should be recorded, preferably in the Deed Records.

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

First Federal Savings & Loan
540 Main St
Klamath Falls, Or. 97601

NAME, ADDRESS, ZIP

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

NAME, ADDRESS, ZIP

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,) ss.

County of KLAMATH

I certify that the within instrument was received for record on the 21st day of APRIL, 1976, at 9:40 o'clock A.M., and recorded in book M 76 on page 5803 or as file/reel number 12778

Record of Deeds of said county.

Witness my hand and seal of County affixed.

WM. D. MILNE

Recording Officer

By Hazel D. Dwyer Deputy

FEE \$ 3.00