

19530

BARGAIN AND SALE DEED AND
ASSIGNMENT OF CONTRACTS

THIS INDENTURE WITNESSETH, That I, CLARENCE W. REEVE, Personal Representative of the Estate of Leona May Reeve, deceased, for value received, do hereby BARGAIN, SELL, CONVEY, ASSIGN, TRANSFER and SET OVER unto CLARENCE WALTON REEVE, WALTON HAINSWORTH REEVE, and BETTY JEAN KURTZ, as Co-Trustees under the Last Will and Testament of Leona May Reeve, deceased, effective April 30, 1976, all of my right, title and interest in and to those certain contracts of sale designated below, and the real property described therein, by and between C. W. REEVE and LEONA M. REEVE, as equal tenants in common, as Sellers, and the persons designated below as Purchasers, providing for the sale to said persons of the following described real property:

Contract dated September 1, 1967, to RICHARD J. MORRISON and PAULINE G. MORRISON, with unpaid principal balance of \$2,362.07, and accrued interest of \$3.90 for the purchase of:

The S 1/2 of the SW 1/4 of the SW 1/4. ALSO: SW 1/4 of the SE 1/4 of the SW 1/4 in Section 16, T 23 S, R 10 E, W.M., Klamath County, Oregon.

Contract dated June 6, 1968, to LOUIS L. BARBER and MARY R. BARBER (assumed by CLIFFORD L. SCOTT and EFFIE G. SCOTT), with unpaid principal balance of \$205.68, and accrued interest of \$.51 for the purchase of:

Lot Five (5) Block One (1) Antelope Meadow, Klamath County, Oregon.

Contract dated April 15, 1968, to BRADFORD G. GRITTMAN and PATRICIA M. GRITTMAN, with unpaid principal balance of \$551.97, and accrued interest of \$3.75 for the purchase of:

Lot One (1) Block One (1) Antelope Meadows, Klamath County, Oregon.

Contract dated April 26, 1969, to ROY E. TOWERS and MARY L. TOWERS, with unpaid principal balance of \$1,547.65, and accrued interest of \$12.68 for the purchase of:

Lot Seven (7), Block Two (2), Antelope Meadows, Klamath County, Oregon.

Contract dated June 21, 1968, to LEROY I. WAHL and MIRRIAM J. WAHL, with unpaid principal balance of \$226.07, and accrued interest of \$.28 for the purchase of:

Lot Eight (8) Block Four (4) Antelope Meadows, 1st Addition, Klamath County, Oregon.

Contract dated May 12, 1969, to CHESTER O. HATFIELD and PATRICIA A. HATFIELD, with unpaid principal balance of \$338.82, and accrued interest of \$1.02 for the purchase of:

Lot 2 Block 4 Antelope Meadows 1st Addition, Klamath County, Oregon.

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Contract dated May 8, 1971, to CHARLES S. PERKINS and MILDRED E. PERKINS, with unpaid principal balance of \$1,184.75, and accrued interest of \$-0- for the purchase of:

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Lot One (1) Block Three (3), Antelope Meadows 1st Addition, Klamath County, Oregon.

Contract dated June 26, 1971, to LOUIS C. BEAN and VINA M. BEAN, with unpaid principal balance of \$1,008.22, and accrued interest of \$1.70 for the purchase of:

Lot Three (3) Block Four (4) Antelope Meadows 1st Addition, Klamath County, Oregon.

Contract dated June 26, 1971, to GARY A. BEAN and PEGGY J. BEAN, with unpaid principal balance of \$824.49, and accrued interest of \$1.40 for the purchase of:

Lot Six (6), Block Four (4), Antelope Meadows 1st Addition, Klamath County, Oregon.

Contract dated July 18, 1974, to DENNIS C. RAMEY and PATTY J. RAMEY, with unpaid principal balance of \$4,947.73, and accrued interest of \$2.46 for the purchase of:

Lot Six (6) Block Three (3) Antelope Meadows 1st Addition, Klamath County, Oregon.

Contract dated August 29, 1970, to SYDNEE ROTHAFEL, with unpaid principal balance of \$1,482.20, and accrued interest of \$16.32 for the purchase of:

Lot Three (3) Block Five (5) Antelope Meadows 2nd Addition, Klamath County, Oregon.

Contract dated August 29, 1970, to ROBYN C. ROTHAFEL (assumed by G. BURROS), with unpaid principal balance of \$1,298.65, and accrued interest of \$5.50 for the purchase of:

Lot Four (4) Block Five (5) Antelope Meadows 2nd Addition, Klamath County, Oregon.

Contract dated July 3, 1971, to GEORGE W. BAKER, ARLIE A. BAKER, MICHAEL A. FISHER and DEBRA L. BAKER, with unpaid principal balance of \$1,619.40, and accrued interest of \$4.59 for the purchase of:

Lot Two (2) Block Five (5), Antelope Meadows 2nd Addition, Klamath County, Oregon.

Contract dated August 24, 1974, to ROGER A. PERKINS and SHARON E. PERKINS, with unpaid principal balance of \$3,094.52, and accrued interest of \$13.00 for the purchase of:

Lot Seven (7) Block Five (5) Antelope Meadows 2nd Addition, Klamath County, Oregon.

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Contract dated April 23, 1973, to CLARENCE EARLS, JR. and MARY HELEN EARLS, with unpaid principal balance of \$1,938.54, and accrued interest of \$205.09 for the purchase of:

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Lot Three (3) Block Six (6) Tract No. 1076, Antelope Meadows, the 3rd Addition, Klamath County, Oregon.

Contract dated June 30, 1973, to EDWIN W. GILLETTE and ELLEN T. GILLETTE, with unpaid principal balance of \$1,159.89, and accrued interest of \$28.71 for the purchase of:

Lot Seven (7) Block Seven (7) Antelope Meadows No. 3, Plat 1076, Klamath County, Oregon.

Contract dated November 29, 1974, to STEPHEN H. SEED, with unpaid principal balance of \$5,893.41, and accrued interest of \$34.37 for the purchase of:

Beginning at the SW 1/4 corner of Sec. 16, T. 23 S., R. 10 E., W.M., Klamath County, Oregon; thence N. 341.16 feet to the SW corner of Lot 1, Block 8, Antelope Meadows No. 3, Klamath County, Oregon; thence E. 992.14 feet to the SE corner of Lot 7, Block 8 of said tract; thence S. 310.59 feet to the SW corner of Lot 11, Block 8 of said tract; thence W. 989.32 feet to the point of beginning.

Contract dated July 26, 1971, to TROY E. POTTER and BETTY J. POTTER, with unpaid principal balance of \$819.31, and accrued interest of \$7.74 for the purchase of:

Lot Three (3) Block Two (2), New Pine Acres, Klamath County, Oregon.

Contract dated July 26, 1971, to DAVID G. OLSEN and MARY A. OLSEN, with unpaid principal balance of \$788.79, and accrued interest of \$4.59 for the purchase of:

Lot Eight (8) Block One (1), New Pine Acres, Klamath County, Oregon.

Contract dated July 26, 1971, to AUBREY J. CORNISH and JULIA M. CORNISH, with unpaid principal balance of \$34.78, and accrued interest of \$-0- for the purchase of:

Lot Seven (7) Block One (1) New Pine Acres, Klamath County, Oregon.

Contract dated July 23, 1973, to LONNIE CARLTON THATCHER and THERESA SUSAN THATCHER, with unpaid principal balance of \$2,920.20, and accrued interest of \$4.90 for the purchase of:

Lots Four (4) and Five (5) Block One (1), New Pine Acres, Tract No. 1015, Klamath County, Oregon.

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Contract dated July 28, 1973, to DALE E. DOBSON and MILDRED E. DOBSON, with unpaid principal balance of \$3,629.68, and accrued interest of \$488.98 for the purchase of:

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Lots One (1) and Two (2) in Block Two (2), New Pine Acres, Klamath County, Oregon.

Contract dated August 24, 1973, to JAMES B. SCHELL and ADELINE C. SCHELL, with unpaid principal balance of \$1,015.88, and accrued interest of \$34.22 for the purchase of:

Lot Three (3) Block One (1), New Pine Acres, Klamath County, Oregon.

Contract dated April 8, 1974, to AUBREY J. CORNISH and JULIA M. CORNISH, with unpaid principal balance of \$1,025.53, and accrued interest of \$-0- for the purchase of:

Lot Six (6) Block One (1), New Pine Acres, Tract No. 1015, Klamath County, Oregon.

Contract dated April 8, 1974, to IWEN G. NEWTON and JACKIE R. NEWTON, with unpaid principal balance of \$1,501.12, and accrued interest of \$31.08 for the purchase of:

Lot Thirteen (13) Block One (1) New Pine Acres, Tract No. 1015, Klamath County, Oregon.

Contract dated September 15, 1974, to ROBERT L. KITCHEN and MAXINE E. KITCHEN, with unpaid principal balance of \$3,072.06, and accrued interest of \$3.57 for the purchase of:

Lots Four (4) and Five (5) Block Two (2), New Pine Acres, Klamath County, Oregon.

Contract dated May 13, 1972, to STANLEY L. SWANSON and CAROLYN L. SWANSON, with unpaid principal balance of \$3,269.94, and accrued interest of \$13.75 for the purchase of:

Beginning at an iron pin on the East line of said Section 16, said point being S 00°07'30" West a distance of 684.95 feet from the Northeast corner of the SE 1/4 NE 1/4 of said Section 16; thence West 685.29 feet to an iron pin; thence South a distance of 318.14 feet to an iron pin; thence East a distance of 684.60 feet to an iron pin on the East line of said Section 16; thence N 00°07'30" E along the East line of said Section 16 a distance of 318.14 feet to the point of beginning. Section 16, T23S, R10EWM, Klamath County, Oregon.

Contract dated November 2, 1972, to GEORGE M. CRAVEN and DOROTHY F. CRAVEN, with unpaid principal balance of \$1,700.00, and accrued interest of \$-0- for the purchase of:

Beginning at an iron pin on the South line of the SE 1/4 NE 1/4 of Sec. 16, T23S, said point being S 88°13'49" W a

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distance of 684.25 feet from the East 1/4 corner of said Sec. 16; thence S 88°13'49" W along the South line of the SE 1/4 NE 1/4 of said Sec. 16 a distance of 605.29 feet to an iron pin on the East line of Kurtz Road; thence N 00°13'32" E along the East line of Kurtz Road a distance of 369.52 feet to an iron pin; thence East a distance of 603.55 feet to an iron pin; thence South a distance of 350.82 feet to the point of beginning. Situated in the SE 1/4 NE 1/4 of Sec. 16, T23S, R10EWM, Klamath County, Oregon. Survey No. 1118 as recorded in the office of the Klamath County Surveyor.

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Contract dated July 29, 1972, to JACK H. MECUM, with unpaid principal balance of \$3,250.57, and accrued interest of \$154.89 for the purchase of:

Beginning at an iron pin on the East line of Kurtz Road, said point being S 88°13'49" W a distance of 1289.54 feet and N 00°13'32" E a distance of 369.52 feet from the East 1/4 corner of said Sec. 16; thence N 00°13'32" E along the East line of Kurtz Road a distance of 361.30 feet to an iron pin; thence East a distance of 602.13 feet to an iron pin; thence South a distance of 361.30 feet to an iron pin; thence West a distance of 603.55 feet to the point of beginning. Situated in the SE 1/4 NE 1/4 of Sec. 16, T23S, R10EWM, Klamath County, Oregon. Survey No. 1118 as recorded in the office of the Klamath County Surveyor.

Contract dated April 19, 1972, to HOWARD SEED and ELAINE SEED, with unpaid principal balance of \$1,117.98, and accrued interest of \$23.88 for the purchase of:

Beginning at an iron pin at the intersection of the East line of said Sec. 16 and South line of Reeve Road, said point being S 00°07'30" W 30.04 feet from the NE corner of the SE 1/4 NE 1/4 of said Sec. 16; thence S 00°07'30" W along the East line of said Sec. 16, 336.94 feet to an iron pin; thence West 685.98 feet to an iron pin; thence North 299.00 feet to an iron pin on the South line of Reeve Road; thence N 86°50'15" E along the South line of Reeve Road, 687.77 feet to the point of beginning. The SE 1/4 NE 1/4 of Sec. 16, T23S, R10EWM, Klamath County, Oregon.

Contract dated November 11, 1972, to HARVEY W. ALLEN and FRANCES A. ALLEN, with unpaid principal balance of \$1,159.69, and accrued interest of \$1.90 for the purchase of:

Beginning at an iron pin on the East line of said Sec. 16, said point being S 00°07'30" W a distance of 366.98 feet from the NE corner of the SE 1/4 NE 1/4 of said Sec. 16; thence West a distance of 685.98 feet to an iron pin; thence South a distance of 317.97 feet to an iron pin; thence East a distance of 685.29 feet to an iron pin on the East line of said Sec. 16; thence N 00°07'30" E along the East line of said Sec. 16 a distance of 317.97 feet

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to the point of beginning. Situated in the SE 1/4 NE 1/4 of Sec. 16, T23S, R10EWM, Klamath County, Oregon. Survey No. 1118 recorded in the office of the Klamath County Surveyor. Ingress and egress over and across the Easterly sixty (60) feet thereof.

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Contract dated September 1, 1968, to ROBERT A. DeFEYTER and DEBORAH E. DeFEYTER, with unpaid principal balance of \$5,195.73, and accrued interest of \$1,011.60 for the purchase of:

The N 1/2 of the SW 1/4 of the SW 1/4, Sec. 16, T. 23 S., R. 10 E., W.M., Klamath County, Oregon.

Contract dated September 30, 1970, to THOMAS D. DUNCAN and BETTY J. DUNCAN, with unpaid principal balance of \$1,875.73, and accrued interest of \$2.17 for the purchase of:

Lot Four (4) Block Four (4), Antelope Meadows 1st Addition, Klamath County, Oregon.

Contract dated April 30, 1974, to SIDNEY M. REED and SHIRLEY L. REED, (assumed by JACK BAKER), with unpaid principal balance of \$3,963.70, and accrued interest of \$23.11 for the purchase of:

Lot Seven (7), Block Three (3), Antelope Meadows 1st Addition, Klamath County, Oregon.

Contract dated June 10, 1973, to PEARLOU L. HOUSTON and BEATRICE HOUSTON, with unpaid principal balance of \$936.35, and accrued interest of \$-0- for the purchase of:

Lot Seven (7) Block Two (2), New Pine Acres, Klamath County, Oregon.

Contract dated July 1, 1973, to KENNETH B. RICKER and SANDRA K. RICKER, with unpaid principal balance of \$1,759.39, and accrued interest of \$-0- for the purchase of:

Lot Eighteen (18) in Block Six (6), Antelope Meadows No. 3, Plat 1076, Klamath County, Oregon.

Contract dated April 7, 1973, to HERSHEL B. KNOTTS and NANCY E. KNOTTS, with unpaid principal balance of \$1,323.71, and accrued interest of \$1.93 for the purchase of:

Lot One (1) Block Six (6), Tract No. 1076, Third Addition to Antelope Meadows, Klamath County, Oregon.

TO HAVE AND TO HOLD the same unto the said assignees, their successors and assigns, as aforesaid.

And I do hereby covenant to and with the above named assignees, their successors and assigns, that the sums hereinabove set forth, together with the accrued interest as set forth above, were owing on said contracts of sale as of April 30, 1976, and that I have good right to transfer the same.

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

C. W. Reeve
P. O. Box 238
LaPine, OR 97739

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IN WITNESS WHEREOF, I have hereunto set my hand this 27 day of Sept., 1976.

Clarence W. Reeve
Clarence W. Reeve

STATE OF OREGON)

County of Deschutes) ss.

On this 27 day of Sept., 1976, appeared CLARENCE W. REEVE, Personal Representative of the Estate of Leona May Reeve, deceased, who executed the within instrument and acknowledged the same to be his voluntary act and deed.

Before me:

Luick M. Steinbock
Notary Public for Oregon
My commission expires:

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of C W Reeve
this 28 day of Sept A. D. 1976 at 11:42 o'clock AM., and
duly recorded in Vol. M 76, of DEED on Page 15193
2100 Wm D. MILNE, County Clerk
By Wm D. Milne

Rel:
C W Reeve
PO Box 238
LaPine Or 97739

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PAGE 7. Bargain & Sale Deed &
Assignment of Contracts

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