

TK 32694 32328

THIS CONTRACT, Made the FIRST day of JULY, 1977, between
KENNETH D. BOYER AND SHARON MICHELE BOYER, HUSBAND AND WIFE Formerly
SHARON MICHELE HOLLIWAY
of the County of DESCHUTES and State of OREGON, hereinafter called
the first party, and WILLIAM B. FAIRGRIEF
of the County
and State of CALIFORNIA hereinafter called the second party,

WITNESSETH, That in consideration of the stipulations herein contained and the payments to be made
as hereinafter specified, the first party hereby agrees to sell, and the second party agrees to purchase, the follow-
ing described real estate, situate in the County of KLAMATH, State of OREGON, to-wit:

A TRACT OF LAND SITUATED IN THE W¹/₄SE¹/₄ OF SECTION 27, T23S, R10 EWM,
KLAMATH COUNTY, OREGON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

CORNER
BEGINNING AT THE SOUTH QUARTER OF SAID SECTION TWENTY-SEVEN (27); THENCE
N 00°13' 02" W, 332.46 FEET; THENCE EAST 662.39 FEET; THENCE S 00°17'
12" E, 329.89 FEET; THENCE SOUTH 89°46' 39" W., 662.79 FEET TO THE POINT
OF BEGINNING, CONTAINING 5.04 ACRES, MORE OR LESS. (continued on back)

for the sum of EIGHT THOUSAND FIVE HUNDRED AND NO/100THS+++Dollars (\$8,500.00...)
on account of which ONE THOUSAND FIVE HUNDRED AND NO/100THS Dollars (\$1,500.00...)
is paid on the execution hereof (the receipt of which is hereby acknowledged by the first party), and the re-
mainder to be paid to the order of the first party with interest at the rate of 8 per cent per annum from
JULY 15, 1977, on the dates and in amounts as follows: BALANCE: 7,000.00

MONTHLY PAYMENTS OF NOT LESS THAN \$103.69 INCLUDING INTEREST AT 8% PER
ANNUM. FIRST PAYMENT DUE THE 15TH DAY OF AUGUST 1977 AND LIKE PAYMENT
DUE THE SAME DAY OF EACH MONTH THEREAFTER UNTIL BOTH INTEREST IS PAID
IN FULL. PURCHASER MAY PAY ANY OR ALL OF THE UNPAID BALANCE AT ANYTIME
WITHOUT PENALTY.

PURCHASER IS BUYING UPON HIS OWN INSPECTION AND NOT SOLELY UPON CLAIMS OF
SELLER OR AGENT.

THIS CONTRACT SHALL NOT BE SOLD OR ASSIGNED WITHOUT CONSENT OF SELLER AND
SELLER SHALL NOT WITHHOLD CONSENT UNREASONABLY.

CUTTING OF TREES NOT PERMITTED EXCEPT FOR BUILDING, LANDSCAPING, DEAD OR
DANGEROUS.

Rerecorded to add "formerly Sharon Michele Hollaway

The buyer (also called second party) warrants to and covenants with the seller that the real property described in this contract is
(A) primarily for buyer's personal, family, household or agricultural purposes.
Taxes for the current tax year shall be prorated between the parties hereto as of the date of this contract. The second party, in consideration
of the premises, hereby agrees to pay all taxes hereafter levied and all public and municipal liens and assessments hereafter lawfully imposed upon
said premises, all promptly and before the same or any part thereof become past due, that he will keep all buildings now or hereafter erected on
said premises insured in favor of the first party against loss or damage by fire (with extended coverage) in an amount not less than \$
in a company or companies satisfactory to first party, and will have all policies of insurance on said premises made payable to the first party as first
party's interest may appear and will deliver all policies of insurance on said premises to the first party as soon as insured. All improvements placed
thereon shall remain, and shall not be removed before final payment be made for said above described premises.

(Continued on reverse)

*IMPORTANT NOTICE: Delete, by lining out, whichever phrase and whichever warranty (A) or (B) is not applicable. If warranty (A) is applicable and if the seller is
a creditor, as such word is defined in the Truth-in-Lending Act and Regulation Z, the seller MUST comply with the Act and Regulation by making required disclosures;
for this purpose, use Stevens-Ness Form No. 1308 or similar unless the contract will become a first lien to finance the purchase of a dwelling in which event use
Stevens-Ness Form No. 1307 or similar.

KENNETH D. BOYER ET UX

P.O. BOX 681

LAPINE, OREGON 97739

SELLER'S NAME AND ADDRESS

WILLIAM B. FAIRGRIEF

1491 ORIOLE AVENUE APT. # 3

SAN LEANDRO, CALIFORNIA 94578

BUYER'S NAME AND ADDRESS

After recording return to:

CASCADE REALTY

P.O. BOX 416

LAPINE, OREGON 97739

NAME, ADDRESS, ZIP

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

WILLIAM B. FAIRGRIEF

1491 ORIOLE AVENUE APT. # 3

SAN LEANDRO, CALIFORNIA 94578

NAME, ADDRESS, ZIP

STATE OF OREGON,

County of _____

I certify that the within instru-
ment was received for record on the
day of _____, 19____

at _____ o'clock _____ M., and recorded
in book _____ on page _____ or as
file/reel number _____

Record of Deeds of said county.

Witness my hand and seal of
County affixed.

Recording Officer

By _____ Deputy

SPACE RESERVED
FOR
RECORDER'S USE

