FORM No. 706-CONTRACT-REAL ESTATE-Monthly Providen	CONTRACT-REAL ESTATE	Vol. <u>-18</u>	_Page_	11130	
	25	May	, 1	978 , between	!
WOIFT RANCH, INC.		10 (1999) 	hereinafter (called the seller	,
and HARRY A. JONES			hereinafter o	called the buyer in contained, the	r, e
WITNESSETH: That in conside seller agrees to sell unto the buyer and scribed lands and premises situated in	eration of the mutual cov the buyer agrees to purc Klamath	chase from the sounty, State of	ements herei	the following de	;-
ot 30, Block 21, Tract No. 1113,	, OREGON SHORES - U.	IIII 4			
UBJECT, however, to the following	.ng:		ace, color	;, religion c Shores - Uni)r .t 2
national origin, as shown on the		and a second and a	tions if	anv. based	<u>0</u> 10
thereof,	$M = \frac{1}{2} P = \frac{1}{2} P$	Page: 22105		C	
Recorded : November 14, 1977 Amended : February 13, 1978	<mark>} Book: M-78 P</mark> ααραφά αργολία ΜΣΒ	Page: 2676		s s	3.
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tor the sum of Eight Thousand (hereinafter called the purchase price Pollars (\$ 750.00) is paid on seller); the buyer agrees to pay the r of the seller in monthly payments of Dollars (\$ 94.04) each,	of the execution hereof (the remainder of said purchas of not less than Ninety.	ne receipt of which se price (to-wit: Four and 04/	h is hereby a \$ 7750.00 100	to the c	order
Dollars (\$21.00 payable on the25th day of each and continuing until said purchase all deferred balances of said purcha May .25, 1978	ase price shall bear intere- until paid, interest to be bove required. Taxes on se	est at the rate of paidmonthly aid premises for	the current i	and * being inclution tax year shall be	DIN uded i e pro
			Direct is	XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX	XX XX
The buyer shall be entitled to be the second of this co he is not in default under the terms of this co erected, in good condition and repair and will and all other liens and save the seller harmles up hiens; that he will pay all taxes hereafter	ontract. The buyer agrees that at a not suffer or permit any wasfe of ss therefrom and reimburse seller it r levied against said property, as v rises, all promptly before the same	or strip thereol; that he for all costs and attorney well as all water rents, or any part thereol be	e will keep said y's fecs incurred b public charges a come past due; ti by fire (with ext	by him in defending ag nd municipal liens wh hat at buyer's expense tended coverage) in a	dainst a hich he e, he v in amou
not less than \$	policies of insurance to be delivered	to the seller as soon an insurance, the seller may	do so and any p	however, of any right	arising
their respective matter rents, takes, or charges such liens, costs, water rents, takes, or charges to and become a part of the debt secured by the seller for buyer's breach of contract. The seller agrees that at his expense a suring (in an amount equal to said purchase r said succept the usual printed exceptions and purchase price is fully shaid and upon r premises in fee simple unto the buyer, his hei premises in fee simple unto the buyer, his hei incé valid 'date' placed, permitted or arising b liens, water rents and public charges so assum UM IALLARS ALLARS ALLARS	and within <u>30</u> days in price) marketable title in and to as and the building and other restric equest and upon surrender al this of the days in the surrender al this of the days in the surrender of er	om the date hereol, he aid premises in the selle ctions and easements no combrances as of the d ind, however, the said	will furnish unto it on or subsequent we of record, if a sliver a good and late hereut and fri asements and rest abrance.	nt to the date of this ny. Seller also agrees i sufficient deed conv er and clear of all end initions and the fares, by the buyer or his a	agreen that v eying cumbra , muni ssigns.
premises in the simple unto the buyer, his net since shall date placed, permitted or arising b liens, water rents and public charges to assum IN INTARES ALVERON	by, through or under seller, except ted by the buyer and turther except (Continued on	ting all liene and encur reverse), has a state	oble. If Warman .	A) is applicable and if	the sell
d creditor, as such word is defined in the Truth- d creditor, as such word is defined in the Truth-	In-Lending Act and Regulation 2, the 08 or similar unless the contract will	become a first lien to fit	nante ine purchose		ch even
WOLFF RANCH, INC. Strent-Ness, Form No. 1307 or smiller. WOLFF RANCH, INC. ST. F. T. BOX 77-A CHILOQUIN, OR 976214 SELLER'S NAME AND ADD		an the second	STATE OF		e e e sig Le servere
CHITOQUIN, OR 97624)REG 5		I cert ment was r	received for rec	cord 1
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above required, or any of them, punctually option shall have the following rights: (1) the interest thereon at over due and payab	itween said parties that time is of the essence of this contract, and in case the buyer shall fail to make the v within 20 days of the time limited therefor, or fail to keep any agreement herein contained, then the w to declare this contract, null and youd, (2) to declare the whole unpaid principal balance of said purchase
equity, and in any of such cases, all righta termine and the right to the possession of it entire without any act of re-entry, or any of	and interest created or then esting in laws of the buyer as against the self enter the contract and interest created or then esting in laws of the buyer as against the selfer hereunder shall trety cea the premises above described and all other rights acquired by the buyer hereunder shall revert to and rev that set of which and the to be self-timed and without any side of the women of the buyer.
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and the second and second and second	
The true and actual consideration	paid for this transfer, stated in terms of dollars, is \$8500.00
In case suit of action is instituted	six the provided where the part of the six the providence of the loging part. In said suit or action agrees to foreclose this contract or to enforce any provision hereof, the loging part. In said suit or action agrees to mable as attorney's lees to be allowed the prevailing part in said suit or action and if an appeal in take
judgment or decree of such trial court, the party's attorney's fees on such appeal. In construing this contract, it is un	mable as attorney's tees to be allowed the prevailing party in said suit or action and it is take the losing party further promises to pay such sum as the appellate court shall adjudge reasonable as the inderstood that the seller or the buyer may be more than one person or a corporation; that if the context
the singular pronoun shall be taken to me shall be made, assumed and implied to m This agreement shall bind and inu	nderstood that the seller or the buyer may be more than one person or a corporation; that it the context san and include the plural, the masculine, the terminine and the neuter, and that generally all grammati nake the provisions hereot apply quality to corporations and to individuals. It to the benefit of, as the circumstances may require, not only the immediate parties hereto but their representatives, successors in interest and assigns as well.
duly authorized thereunto by c	its sorporate name to be signed and its corporate seal affixed hereto by its
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TOPPESAL CULLY	luntary act and dood. and that the seal allixed to the foregoing instrument is the corp of said corporation and that said instrument was signed and sea hall of said corporation by suthority of its bound of directors; a them acknowledged said instrument to be its voluntary act Before me.
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