

49231

ASSIGNMENT OF CONTRACT

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T/A 38-10495-S

KNOW ALL MEN BY THESE PRESENTS, That the undersigned, for the consideration hereinafter stated, has sold and assigned and hereby does grant, bargain, sell, assign and set over unto ANTHONY LAND AND LIVESTOCK, INC. a Nevada Corporation, its heirs, successors and assigns, all of the vendee's right, title and interest in and to that certain contract for the sale of real estate dated September 30, 1976 between WINIFRED L. EMMICH as Seller and SHAKMAR LAND AND INVESTMENT COMPANY, an Oregon Partnership, as Buyer, which contract is recorded in Klamath County Records Book M-76, Page 16150, 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 70,419.04 ^{NEW} ~~with interest paid thereon to the 15th day of May 1978~~ ^{15th day of} ~~the 15th day of~~ ^{March-}, 1978 ; 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. It is understood and agreed between the parties that the vendor's interest in the above-described contract was assigned by instrument dated September 26, 1977, Recorded September 26, 1977 in Book M-77, Page 18011 in Klamath County Records, to LEWIS AND NONA B. HAGELSTEIN.

The true and actual consideration paid for this transfer.

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HENDERSON
& MOLATORE
ATTORNEYS AT LAW
426 MAIN STREET
KLAMATH FALLS,
OREGON 97601
TELEPHONES
(503) 884-7731
884-2030

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1 stated in terms of dollars, is One Hundred Thousand and no/100
2 (\$100,000.00) Dollars. Said consideration has been paid as
3 follows:

4 1. Assignees hereby agree to assume and pay the unpaid
5 balance of ~~Seventy One Thousand One Hundred Ninety and 86/100~~
6 ~~70,419.04~~ ~~Seventy Thousand Four Hundred Nineteen and 04/100~~ ~~(\$71,190.80)~~ Dollars as the unpaid balance on the Emmich to
7 Sharmar Contract described above.

8 2. Upon the execution of this agreement, assignees
9 have caused to be assigned to assignor the beneficiary's
10 interest in that certain deed of trust dated the 5th day of
11 January, 1978, wherein Robert and Petra Schnurbusch, are Trustors,
12 California Pacific Title Insurance Company is Trustee and
13 Robert Anthony and Karyl Anthony are Beneficiaries, recorded
14 in file page #78-026635 on January 20, 1978 in the official
15 records of the San Diego, California Records, for the agreed-
16 upon-price of Twenty Five Thousand and no/100 (\$25,000) Dollars.

17 3. Upon the execution of this agreement, assignees
18 have paid assignors sum of ~~Thirteen Eight Hundred and 20/100~~
19 ~~4,580.96~~ ~~Four thousand five hundred eighty and 96/100~~ ~~(\$4,580.96)~~ in cash, the receipt of which is hereby acknowledged
20 by assignors.

21 IN WITNESS WHEREOF, the undersigned assignors has
22 hereunto set his hand, dated this 11th day of May, 1978.

23
24 Marshall E. Underwood
25 SHARMAR LAND AND INVESTMENT COMPANY,
26 An Oregon Partnership by:

27 Sharlene M. Underwood
28

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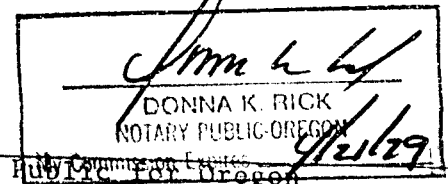
1
2
3
4 STATE OF OREGON)
5 County of Klamath) ss.

6
7 May 11, 19 78 .

8 PERSONALLY appeared the above named
9 Marshal E. Underwood and Sharlene M. Underwood

10
11 and acknowledged the foregoing instrument to be their
12 voluntary act and deed.

13 BEFORE ME:

14 
DONNA K. RICK
NOTARY PUBLIC-OREGON
My Commission Expires: 4/21/79

15 Notary Public for Oregon
16 My Commission Expires:

17
18 STATE OF OREGON; COUNTY OF KLAMATH; ss.

19 Filed for record at request of Transamerica Title Co.

20 on the 31st day of May A. D. 19 78 at 10:52 clock A. M., and

21 duly recorded in Vol. M78, of Deeds on Page 11530

22 Wm D. MILNE, County Clerk

23 By Bernice D. Silcock

24 Fee \$9.00

25
26
27
28
HENDERSON
& MOLATORE
ATTORNEYS AT LAW
426 MAIN STREET
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After Recording Return to
Transamerica - 1600 Main St.
K. Falls, OR 97601
ASSIGNMENT OF CONTRACT - Page 3.

Send Taylor to
Anthony and ... Inc.
432 Main
K. Falls, OR 97601