With Manage	Monthly Payments	C 6582-M	m.	1 213 A
Not 50730	CONTRAC	T-REAL ESTATE VC	01. <u>78</u> Pa	ge_10733
THIS CONTRACT, Mad		lay of Jun		, 19 78 , between
Richard L. Giffin		iffin, husban		e, i
and Edward A. Roche	tte and Gerald	ine R. Rochet	, herein	after called the seller nd and wife
and Edward H. Roone	tte and octait			after called the buyer
WITNESSETH: That i	in consideration of the		•	
seller agrees to sell unto the bu				
scribed lands and premises situ				
The following descr				
That portion of Lot Falls, more particu				ne Lity of Kla
Beginning at the mo				said point al
being the intersect	ion of the Nor	theasterly li	ne of 6th	Street and th
Southeasterly line				
Northwesterly line				
beginning; thence S thence Northeasterl	outneasterly a	it right angle	s ov teet	to a point ;
east line of said L				
more or less to the	most Norther	y corner ther	eof; then	ce Southwester
along the Northwest				
beginning.	a the fallest			
Subject, however, t 1. Real Estate Con	tract. includi	no the terms	and provi	sions thereof.
Dated: March 14, 1	977 A M	lemorandum of	which was	Recorded: Ma
21, 1977 Vol	ume: M77, pag	e 4691, Micro	ofilm Reco	rds of Klamath
County, Oregon	Vendor: Rayn	iond F. Zarosi	nski and	Millie T.
for the sum of Twelve the	ousand five hu	ndred and no/	100 Dolla	rs (\$12,500.00
(hereinafter called the purchase	e price), on account of	which Two thou	sand five	hundred and n
Dollars (\$ 2,500.00) is pa				
seller); the buyer agrees to pay				
of the seller in monthly payme Dollars (\$ 160.90) each	ents of not less than	<u>One nunarea</u> s enavment with	ixty and	90/100
Dollars (\$) ea	cn, or more, pr	cpayment wren	ouc penar	v.y
and continuing until said purc all deferred balances of said p	chase price is fully pe purchase price shall be	ar interest at the rat	hase price may e of9 pe	be paid at any time r cent per annum from
and continuing until said purce all deferred balances of said purce guly, 1978 the minimum monthly paymen	chase price is fully pe urchase price shall be until paid, interes nts above required. Tax	nid. All of said purc ar interest at the rat at to be paidmo wes on said premises	hase price may e of9 pe onthly	be paid at any time r cent per annum from and * {in addition to } being included i
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a grait 13734 APAT -And it is understood and agreed between said parties that time is of the essence of this contract, and in case the buyer shall fail to make fue payments above required, or any of them, punctually within 20 days of the time limited therefor, or fail to keep any agreement herein contained, then the seller at the interest therein at an or of the seller at the seller premises up to the time of sour default, from the source of the land allocated by the land allocated, without any process of law, and take immediate possession thereof, together with all the improvements and approximate ap The true and actual consideration paid for this transfer, stated in terms of dollars, is \$12,500.00. Ctrowser, the actual constitutation cons is a corporation, it has caused its corporate name to be signed and its corporate seal affixed hereto by its officers duly authorized thereunto by order of its board of directors. Bichard J . Gittin Edward A. Rochette fane E. GIIII *Geraldine* 77 'n. Rochette NOT The sentence between the symbols (), if not applicable, should be deleted. See ORS 93.030].) 88. STATE OF OREGON STATE OF California County of County of SOLAND -26 Jone 107 Personally appeared the Personally appeared the above named ... hall Edward A. Rochette and Geraldine R. Rochette fane Ep and acknowledged the foregoing instru-....and acknowledged the foregoing instru-Trees ment to be ... voluntary action decid pept to ba their voluntary act and deed. OFFICIAL SEAL Belgiame MARIORIE C. JOHNSTON NOTARY PUBLIC (SPHERTAL Before mez (OFFICIAL <u>y</u>i mapre L) Notary Public for Oregon My commission expires: That's Air Force Acco, Colifornig 94535 My commission expires: The Source of the convergence of SEAL) 6,1980 e bound increby. ORS 93.990(3) Violation of ORS 93.635 is punishable, upon conviction, by a fine of not more than \$100. (DESCRIPTION CONTINUED) Zarosinski Richard L. Giffin and Jane E. Giffin, which Vendee: Buyers herein do not assume and agree to pay, and Sellers further covenant to and with Buyers that the said prior contract shall be paid in full to, or at the time this contract is fully paid and that said above described real property will be released from the lien of said contract upon payment of this contract. STATE OF OREGON; COUNTY OF KLAMATH; 55. I hereby certify that the within instrument was received and filed for record on the ____27th_day of A.D., 19_78 at 9:51 o'clock A_M., and duly recorded in Vol_MZ8_ June Deeds _____on Page <u>13733</u> WM. D. MILNE, County Clerk FEE \$6.00 By Dernetta Sthelsth Deputy known to me to be the identical individual S described in and they executed the same freely and volunterily. acknowledged to me that IN TESTIMONY WHEREOF, I have hereboto set my hand and allixed my official seal the day and year last above written. Notary Public for California ...iy Commis: ... expires