

59134

## MEMORANDUM OF LAND-SALE CONTRACT Page 26988

KNOW ALL MEN BY THESE PRESENTS, that on November 29, 1978,

HOY DILLARD JOHNSON

MICHAEL A. CHASE, a single person & JOSEPHA M. CHASE, a single person, as vendor(s) and as vendee(s) made and entered into a certain land-sale contract wherein said vendor(s) agreed to sell to said vendee(s) and the latter agreed to purchase from said vendor(s) the fee-simple title in and to the following described real property in Klamath County, State of Oregon, to-wit:

Per Exhibit "A" attached hereto and incorporated herein.

The true and actual consideration for the transfer, set forth in said contract, is \$23,700.00, payable \$1,000.00 down on the signing of said contract and the balance payable in ☒ monthly, ☐ quarterly, ☐ semi-annual, ☐ annual installments (indicate which) of not less than \$250.00 each; all deferred payments bear interest at the rate of 8% per annum from the date of said contract until paid.

In Witness Whereof the said vendor(s) has executed this memorandum November 29, 1978.

HOY DILLARD JOHNSON

NOTE: The foregoing memorandum "shall be recorded by the conveyer not later than 15 days after the 'land-sale contract' is executed and the parties are bound thereby." ORS 93.635.

STATE OF OREGON,

County of Klamath

November 29, 1978

Personally appeared the above named HOY DILLARD JOHNSON

and acknowledged the foregoing instrument to be his voluntary act and deed.

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: 3-22-81

HOY DILLARD JOHNSON

P.O. Box 1263

Klamath Falls, OR 97601

VENDOR'S NAME AND ADDRESS

MICHAEL A. CHASE &amp; JOSEPHA M. CHASE

1321 Worden Avenue

Klamath Falls, OR 97601

VENDEE'S NAME AND ADDRESS

After recording return to:

MICHAEL A. CHASE &amp; JOSEPHA M. CHASE

1321 Worden Avenue

Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

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

MICHAEL A. CHASE &amp; JOSEPHA M. CHASE

1321 Worden Avenue

Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

STATE OF OREGON, County of \_\_\_\_\_ ss.

Personally appeared \_\_\_\_\_, 19\_\_\_\_, and \_\_\_\_\_ who, being duly sworn, each for himself and not one for the other, did say that the former is the president and that the latter is the secretary of \_\_\_\_\_, a corporation,

and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

Before me:

Notary Public for Oregon

My commission expires:

(OFFICIAL SEAL)

STATE OF OREGON

County of \_\_\_\_\_ ss.

I certify that the within instrument 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.

By \_\_\_\_\_

Recording Officer

Deputy.

## EXHIBIT "A"

26989

A tract of land situated in the NW $\frac{1}{4}$ NW $\frac{1}{4}$  of Section 34, Township 38 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at the Southeast corner of the NW $\frac{1}{4}$ NW $\frac{1}{4}$  of said Section 34, as marked by an axle; thence North 00° 19' 00" West along the Easterly line of said NW $\frac{1}{4}$ NW $\frac{1}{4}$  316.26 feet; thence North 71° 07' 09" West 114.34 feet; thence South 43° 42' 06" West 152.70 feet to a 5/8 inch iron pin on the Westerly boundary of that tract of land described in Deed Volume 335 at page 109, Klamath County Deed Records; thence along said Westerly boundary South 00° 19' 00" East 84.16 feet to 3/4 inch iron pipe on the Northerly boundary of that tract of land described in Deed Volume 318 at page 71, Klamath County Deed Records; thence following the Northerly, Westerly and Southerly boundary of said Deed Volume 318 at page 71, South 89° 39' 00" West 100.00 feet, South 00° 19' 00" East 160.00 feet (to the Southerly line of said NW $\frac{1}{4}$ NW $\frac{1}{4}$ ), and North 89° 39' 00" East 314.10 feet to the point of beginning.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record ~~on request~~

this 30th day of November A. D. 1978 at 4:02 o'clock P.M., and

duly recorded in Vol. M-78, of Deeds on Page 26988

Fee \$6.00

Wm D. MILNE, County Clerk

By *Jacqueline J. Mettler*