

T.A 38-17109-4-T

59557

Vol. <sup>m</sup> 78 Page 27715

ASSIGNMENT OF VENDEE'S INTEREST IN LAND SALE CONTRACT

KNOW ALL MEN BY THESE PRESENTS, That RUSSELL M. SHAW, hereinafter called Assignor, for the consideration hereinafter stated, has sold and assigned and hereby does <sup>grant</sup> ~~grant~~, bargain, sell, assign and set over unto WILLIAM E. RAY, hereinafter referred to as Assignee, his 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 April 26, 1974, between Lyle A. Haas and Lois M. Haas, husband and wife, as sellers, and Charles A. Nelson and Eleanor L. Nelson, husband and wife, and Charles A. Nelson, Sr. and Marjorie L. Nelson, husband and wife, as buyers, which contract is recorded in the Deed Records of Klamath County, Oregon, in Book M-75 at page 5436 thereof, together with all of the right, title and interest of the Assignor in and to the real estate described therein. That all of said buyers' right, title and interest in said land sale contract and in that certain parcel of property referred to therein was sold, transferred, set over and assigned to the Assignor, Russell M. Shaw, by contract dated March 11, 1976, and recorded in the Deed Records of Klamath County, Oregon, in Book M-76 at page 4836, wherein Charles A. Nelson and Eleanor L. Nelson, husband and wife, and Charles A. Nelson, Sr. and Marjorie L. Nelson, husband and wife, signed as assignors therein, and Russell M. Shaw, Assignor herein, signed as assignee.

That Assignor herein hereby expressly covenants with and warrants to the Assignee above named that the Assignor 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 \$ 21,540.95 with interest paid thereon to December 21, 1977, 1978, as determined by the records of First Federal Savings and Loan Association, Klamath Falls, Oregon, Account No. 3778. That further, upon compliance by said assignee with the terms of said contract, the Assignor directs that conveyance of said real estate be made and

delivered to the order of said Assignee.

The true and actual consideration paid for this transfer is the sum of TWO THOUSAND FIVE HUNDRED AND NO/100 (\$2,500.00) DOLLARS, and twenty-eight (28) head of heavy pregnant cows valued at FOURTEEN THOUSAND AND NO/100 (\$14,000.00) DOLLARS, and other good and valuable consideration.

That Assignor is hereby selling, transferring and assigning to Assignee all of his right, title and interest therein to the following described property situate in the County of Klamath, State of Oregon, described as follows:

Government Lots 17, 18, 23 and 24 in Section 5,  
Township 36 South, Range 7 East of the Willamette  
Meridian, Klamath County, Oregon.

That it is agreed for the consideration above recited by and between Assignor and Assignee that Assignee assumes and agrees to pay the balance of said contract as determined by the records of First Federal Savings and Loan Association, Klamath Falls, Oregon, Account No. 3778, and to in all ways save Assignor harmless from any obligation thereon; Assignee further agrees to pay the 1978-79 real property taxes and other assessments on said property and to pay one-half of the attorney's fees, escrow fees, assignment fees, and recording costs connected herewith.

In construing this assignment, it is understood that if the context so requires, the singular shall be taken to mean and include the plural, the masculine shall include the feminine and the neuter and that generally all grammatical changes shall be made, assumed and implied to make the provisions hereof apply equally to one or more individuals and/or corporations.

IN WITNESS WHEREOF the parties hereto have set their hands and seals this 8th day of ~~November~~ <sup>December</sup>, 1978.

R.M.S. / W.E. Ray J.M.R.

Karen M. Ray  
KAREN M. RAY, Assignee

Russell M. Shaw  
RUSSELL M. SHAW, Assignor

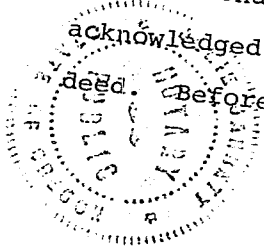
William E. Ray  
WILLIAM E. RAY, Assignee

27717

STATE OF OREGON )  
County of Klamath ) ss.

December 8, 1978

Personally appeared the above named RUSSELL M. SHAW and  
acknowledged the foregoing instrument to be his voluntary act and  
deed. Before me:

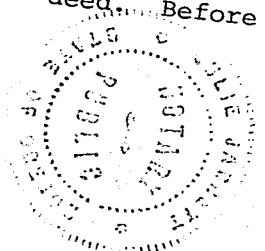


Julie J. Smith  
Notary Public for Oregon  
My Commission Expires: 2/14/81

STATE OF OREGON )  
County of Klamath ) ss.

December 8, 1978

Personally appeared the above named WILLIAM E. RAY and Karen M. Ray and  
acknowledged the foregoing instrument to be their voluntary act and  
deed. Before me:



Julie J. Smith  
Notary Public for Oregon  
My Commission Expires: 2/14/81

After recording return to:  
Transamerica Title Insurance Co.  
600 Main Street  
Klamath Falls, OR 97601  
Attent: Julie

SEND TAX STATEMENTS TO:  
Mr. and Mrs. William Ray  
Box 100, Star Route  
Chiloquin, OR 97624

STATE OF OREGON; COUNTY OF KLAMATH; ss.  
Filed for record at request of Transamerica Title Co.  
this 8th day of December A. D. 1978 at 3:58 o'clock P.M., and  
 duly recorded in Vol. M78, of Deeds on Page 27715  
By Wm D. MILNE, County Clerk  
Bernetha J. Lebeck

Fee \$9.00

3 and Last - ASSIGNMENT OF VENDEE'S INTEREST IN LAND SALE CONTRACT