FORM No. 640—CONTRACT—REAL ESTATE—Monthly Installments Payabis to Vendon Hu	bond and Wife) with Right of Survivarially (train-in-kinding Stries). Vol. M19 Page 7882
65%75	arch, 12
THIS CONTRACT, Made this (H&W michael B. Jager, (H&W	, hereinafter called the seller,
clark J. Karyana. , lack Oberdick, a single man	, hereinafter called the buyer,
WITNESSETH: That in consideration of the mutual seller agrees to sell unto the buyer and the buyer agrees to scribed lands and premises situated in Klamath	County
Lott 11 Block 7 Tract 1039 Youn for the sum of Four Thousand Seven Hundred Fifft (hereinafter called the purchase price) on account of which Dollars (\$.475,00) is hereby acknowledged by the seller), and the remainder to	a Woods Unit #2 Q Dollars Dollars (\$4,750.00) Four Hundred Seventy Five Dollars paid on the execution hereof (the receipt of which is be paid to the order of the seller at the times and in
	per month or more until both n flull. First payment due April 30, 1979 ch month thereafter.
and a like payment the source	
The buyer warrants to and covenants with the seller that the real pr	operty described in this contract is
(B) for an organization or (even in but all deferred balances of	said purchase price shall bear interest to be paid monthly and being included in
	nd and wite) own said described teal estate as tendered the henceforth shall ad in the unpaid purchase price of said described real estate henceforth to din the tiple to the death of one of the sellers, the tiple to the course in mediately shall vest solely
the minimum regular payments above required. Takes of the minimum regular payments above required. Takes the minimum regular payments above required the minimum regular payments and the minimum regular payments that of the sellers intend and declare that their interest in this contract and the survivor thin tenants with the right of survivorship and not that of tenants the sellers interest in this contract and in and to the then unpaid balance the sellers interest in this contract and in and to the time unpaid balance in the survivor of the sellers shall be, entitled to possession of said lands on	of said purchase price, principal and may retain such possession 1979 and may retain such possession 1979 and may retain such possession of the said premises, now or grees that at all times he will keep the buildings on soid premises, new or greet that at all times he will keep said premises, free from any waste or strip, thereof; that he will keep said premise free from alternative strip districtly alternative for all times are said alternative strip altern
whereous where the sum of the them unjust balance the sellers interest in this contract and in and to the them unjust balance the sellers interest in this contract and in and to the them unjust balance the survivor of the sellers. The busy said be, entitled to possession of said lands on Closs in the survivor of the sellers of this contract. The buyer and so long as he is not in default under the terms of this contract. The buyer as so long as he is not in default under the terms of this contract. The survey of the sellers harmless thereforn and on the resident in such lens, that he will pay all taxes hereafter level again mechanics and other liens that he will pay all taxes hereafter level again ing against any such lens, that he will pay all taxes hereafter level again ing against any such lens, that he will pay all taxes hereafter level again ing against any such lens, that he will pay all taxes hereafter level again ing against any such lens, that he will pay all taxes hereafter level again ing against any such lens, that he will pay all taxes hereafter level again the selection of the	ptly before the same or any loss or damage by fire (with extenses against loss or damage by fire (with extenses as their in-
terest may appear tents, taxes, or charges or to pootract and shall bear interest	the rate aloresaid without water, 1 nodgedd 50%
terest may appear and all energies or to procure and half bear interest costs, water rents, taxes, or charges or to procure and shall bear interest costs, water rents, taxes, or charges or to procure a become a part of the debt secured by this contract. Tesselves a fire the debt secured by this contract of the sellers after that a title insurance policy insuring (in, an am of the procure of the sellers of the date of this afterment, save and in the sellers on or subsequent to the date of this afterment, save on the sellers on or subsequent to the date of this after that when said out of the sellers on or subsequent to the date of this after the date hereof excepting, however, the said eat of encumbrances as of the buyer and further recepting all liens and etc.	d except the usual hard upon request and upon request and assigns, free and clear rechase price is fully paid and upon request and assigns, free and clear rechase price is tully paid and upon request. And upon request and assigns, free and clear rechase price is tully paid and upon request.
On the sellers on or sussection and sold agree that of the dead conveying sold and comments now of record, if any, Solders also agree that the said of agreement, they will deliver a good and sutilicient deed conveying sold agreement, they will deliver a good and sutilicient deed conveying sold agreement, they will deliver a good conveying sold agreement, they will deliver and further excepting all lies and end of the conveying sold conve	the time limited the color to deciare the whole and in any of such
Decome a part of the debt setulence. Taellers for buyer's breach of contract. Taellers for buyer's breach of contract. The sellers agree that at their expense and within ten days from it of the date of this agreement, save an open of the sellers on or subsequent to the date of this agreement, save an open of the sellers on or subsequent to the date of this agreement, save and the sellers on or subsequent to the date of this agreement, save and the sellers on or subsequent to the date of this agreement, save and the sellers of the date of the sall date of the said out of an enumbrances as of the date hereof excepting, however, the said of encumbrances as of the date hereof excepting, however, the said can agreement, they will deliver a dood and suttient executing all liens and excepting. And it is understood and affect between said parties that time is the sellers at their option shall have the following rights: (1) to declare. The sellers at their option shall have the following rights: (1) to declare the said purchase price with the interest thereon at more due and payable of the sellers at their option shall have the following rights: (1) to declare. On the said purchase price with the interest thereon at one due and payable to except the said price and the sellers of a said sellers to be performed to make the sellers and said and all other right to the possession of the purchase of said property, as absoluted the property as absoluted to make the sellers at any time to the sellers at the sellers at any time to the sellers at the sellers at any time to the sellers at the sellers at the sellers at any time to the sellers at the sell	of the essence of this contract to keep any agreement and principal balance the time limited therefor, or [2] to declare the whole unpaid principal balance this contract null and void, [2] to declare the whole unpaid principal balance this contract by suit in equity, and many of such the and/or [3] to loreclase this contract by suit in equity, and many of such raw against: the selfers hereunder shall revert to and revest in said selfers as acquired by the buyer hereunder shall revert to and revest in said selfers as described and in the super hereunder shall revert to and revert and such payments had never beneficially in the contract and such payments had never and stelly, fully and perfectly as it this contract and such payments had never and telly, fully and perfectly as it this contract and such payments had never and telly in the perfect and selfers, in case of such default, shall have the right immediately or at each selfers, in case of such default, shall have the right immediately or at order and take immediate possession, thereof together with all the improve-
Without any act of restant of the purchase of said business and the said on this story money paid on account of the purchase of said default all payments hererolete made on this story and in case of such default all payments are such default. And the read-made sent of said permanent of the said addressaid without any process any time story the said said the said said the said said the said said said the said said said the said said said said said said said said	entired at the interest of such detault, shall be such and take interediate possession thereof to detault and the interest of law and take interediate possession thereof the such and the such as the suc
On Haments and appure the agrees that failure by the property of the Tribe buyer turber agrees that failure by the same, nor shall any waiver of the property	terms of dollars, is 14 1/50 UU
In case suit or action is instituted to foreclose this contract or to unit may adjudge reasonable as actioneys less to be allowed plaint out may adjudge reasonable as actioneys to pay such suin as the of the frial court, the buyer further promises to pay such suin as the	terms of dollars. The whole the provisions hereof, the buyer agrees to pay such sum as the colores any of the provisions hereof, the buyer agrees to pay such sum as the colores any independent of decrein in a said suit or action and if an appeal is taken from any judgment or decrein in said suit or action and if an appeal is taken from any judgment of decrein in a said suit or action and if a reasonable as plaintiffs attorney's less on such appealate court shift adjudge reasonable as plaintiffs attorney a less on such more than one person; that if the context so requires, the singular promount more than one person; that if the context so requires, the singular promount that the leminine and the results, and that generally all grammatical changes to the leminine and the results, and that generally all grammatical changes to be a supplied to the demise.
In constraint this continuities the plural, the masterior appropriate the provisions hereof appropriate the provisions hereof appropriate the master assumed and implied to make the provisions have shall be made assumed and implied the shall be made assumed and implied the shall be made assumed to the shall be made as the s	ly equally to corporation and assigns of such survivil alther of the UII-
dersigned is a corporation, it has caused its corporate by its officers duk authorized thereunto by order of Buyers:	its board of directors. Michael By Gager
Aary Oherdick	Clair Kenyage
Projects by hing out, whichever parcie and whichever vegranty (A) or	[8] Is not opplicable. If war used for discussive ends the host applicable should be defended to the host applicable should be designed to the host applicab
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