

65884

K-31806

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MEMORANDUM OF AGREEMENT

KNOW ALL MEN BY THESE PRESENTS, That the undersigned HARRY R. WAGGONER and NORMA E. WAGGONER, husband and wife, as sellers, and ERIC C. LEWIS and BEVERLY LEWIS, husband and wife, as buyers, have entered into an agreement of sale in writing under date of April 19, 1979, wherein sellers agreed to sell to buyers and buyers agreed to buy from sellers all that certain real property, situated in Klamath County, Oregon, described on Exhibit A attached hereto and by this reference made a part hereof.

The consideration recited in said contract of sale is the sum of \$12,278.00.

IN WITNESS WHEREOF, the parties hereto have caused this Memorandum of Agreement to be executed this 19 day of April, 1979.

Return to KITT  
Mail tax statement  
Eric C Lewis  
4800 Driftwood  
K. Falls

[Signature]  
Sellers  
[Signature]  
Buyers

STATE OF OREGON } ss. April 19, 1979  
County of KLAMATH }

Personally appeared the above-named HARRY R. WAGGONER and NORMA E. WAGGONER, husband and wife, known to me to be the identical persons described as sellers in the foregoing Memorandum of Agreement, and acknowledged said instrument to be their voluntary act and deed:  
Before me:

[Signature]  
NOTARY PUBLIC FOR OREGON  
My commission expires 8-5-79

A tract of land situated in the NW $\frac{1}{4}$  of Section 18, Township 39 South, Range 10 East of the Willamette Meridian, more particularly described as follows:

Beginning at the Northwest corner of said Section 18, thence S.  $00^{\circ}01'10''$  W. 2132.47 feet; thence S.  $89^{\circ}51'42''$  E. 1525.28 feet to the true point of beginning of this description: thence N.  $00^{\circ}00'22''$  E. 372.55 feet; thence S.  $89^{\circ}55'23''$  E. 509.62 feet; thence S.  $00^{\circ}00'23''$  W. 373.10 feet; thence N.  $89^{\circ}51'42''$  W. 509.62 feet to the true point of beginning, containing 4.36 acres more or less, with bearings based on recorded Survey No. 2026, as recorded in the Klamath County Surveyor's Office.

Together with the right of Ingress and Egress over the following described roads:

60-foot strips of land situated in the NW $\frac{1}{4}$  of Section 18, Township 39 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, being 30 feet on either side of, measured at right angles from the following described center lines:

Beginning at a point on the Easterly right of way line of State Highway 39, said point being S.  $00^{\circ}01'10''$  W. 2132.47 feet and S.  $89^{\circ}51'42''$  E. 25.31 feet from the Northwest corner of said Section 18; thence S.  $89^{\circ}51'42''$  E. 2548.10 feet to a point, N.  $89^{\circ}51'42''$  W. 30.00 feet from the East line of the NW $\frac{1}{4}$  of said Section 18.

ALSO beginning at the center  $\frac{1}{4}$  corner of said Section 18; thence N.  $00^{\circ}00'23''$  E. 1334.32 feet to the C-N  $\frac{1}{16}$  corner of said Section 18.

ALSO beginning at a point S.  $00^{\circ}01'10''$  W. 2192.47 feet and S.  $89^{\circ}51'42''$  E. 1323.84 feet from the Northwest corner of said Section 18; thence S.  $00^{\circ}02'04''$  E. 465.00 feet to the South line of the NW $\frac{1}{4}$  of said Section 18.

ALSO beginning at a point S.  $00^{\circ}01'10''$  W. 2132.47 feet and S.  $89^{\circ}51'42''$  E. 599.83 feet from the Northwest corner of said Section 18; thence N.  $00^{\circ}02'42''$  W. 409.32 feet; thence S.  $89^{\circ}59'04''$  E. 132.38 feet; thence on the arc of a curve to the right (radius = 250.00 feet, central angle =  $47^{\circ}03'50''$ ) 205.35 feet; thence S.  $42^{\circ}55'14''$  E. 81.00 feet; thence on the arc of a curve to the left (radius = 175.00 feet, central angle =  $71^{\circ}03'30''$ ) 217.11 feet; thence N.  $66^{\circ}01'16''$  E. 144.49 feet; thence on the arc of a curve to the left (radius = 370.00 feet, central angle =  $69^{\circ}18'42''$ ) 447.60 feet; thence N.  $03^{\circ}17'26''$  W. 157.53 feet to the North line of the NW $\frac{1}{4}$  of said Section 18.

# EXHIBIT A

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Klamath County Title Co.  
this 20th day of April A. D. 1979 at 2:10 o'clock P. M., or  
fully recorded in Vol. M79, of Deeds on Page 8902

Wm D. MILNE, County Clerk

By Bernard A. Helzlsouer

Fee \$6.00