

38-20255-2-D

78043

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ASSIGNMENT OF CONTRACT

KNOW ALL MEN BY THESE PRESENTS, that the undersigned, for the consideration hereinafter stated, has sold and assigned and hereby does grant, bargain, sell, assign and set over unto HARRY A. CROSBY and HELEN P. CROSBY, husband and wife, their 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 May 28, 1976, between JERRY A. HALVERSEN and WILLIAM ROSSWORN as Sellers, and KERRY T. MATTHEWS and MARY JO MATTHEWS, Husband and Wife, as Buyers, which contract is recorded in the Deed Records of Klamath County, Oregon, in Book M 76 at Page 10629 thereof, together with all of the right, title and interest of the undersigned in and to the real estate described therein; the undersigned hereby expressly covenant with and warrants to the assignees above named that the undersigned are the owners 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 \$8,873.31 with interest paid thereon to December 19 79; further, upon compliance by said assignees with the terms of said contract, the undersigned directs that conveyance of said real estate be made and delivered to the order of said Assignees.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$16,500.00. Payments on said \$16,500.00 shall be made as follows:

\$ 7,626.69 to be paid upon execution hereof, balance of \$ 8,873.31 to be paid as follows:

On December 28, 1979 Assignees shall pay the amount of \$102.00 with a like payment on the 28 day of each month thereafter. Said payments shall be applied to interest first and then to principal; interest to accrue from December 11, 1979, at the rate of 8 1/2% per annum; the entire amount due, both principal and interest shall be paid on or before May 30, 1981. It is understood between the parties that said monthly payments and balloon payments shall be made to collection escrow # at Klamath Falls Downtown Branch, Western Bank, as set up and modified pursuant to closing hereof.

IN WITNESS WHEREOF, the undersigned have hereunto set their hands this 11 day of December, 1979.

Kerry T. Matthews
Kerry T. Matthews

Mary Jo Matthews
Mary Jo Matthews

28622

STATE OF OREGON]
] ss.
County of Klamath]

December 11, 1979

Personally appeared the above named KERRY T. MATTHEWS and MARY JO MATTHEWS, Husband and Wife, and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

[Signature] Notary Public for Oregon
DONNA K. RICK My Comm. expires: _____
NOTARY PUBLIC-OREGON
My Commission Expires 7/21/83

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of Transamerica Title Co.

this 12th day of December A. D. 1979 at 3:56 clock P M., and

fully recorded in Vol. M79, of Deeds on Page 28621

Wm D. MILNE, County Clerk

By Bernice H. Helwich

Fee \$7.00

return to:
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Assignment of Contract
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PROCTOR, PUCKETT & FAIRCLO
ATTORNEYS AT LAW
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KLAMATH FALLS, OREGON 97601