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K-3 2539

Vol. ^m 79 Page 29167
NOTICE OF CONTRACT.

KNOW ALL MEN BY THESE PRESENTS, That on the 1st day of November, 1979, WILBUR C. HARNSBERGER, JR. and CAROLYN HARNSBERGER, husband and wife, as Sellers, and ROBERT L. GILLE, as Purchaser, did enter into a Contract of Sale and Purchase of property described on Exhibit A attached hereto for the sum of \$600,000, \$120,000 of which has been paid down, and the remainder, \$480,000 to be paid in annual installments as follows: The deferred balance shall bear interest at the rate of 8 percent per annum. The first payment shall be made on December 1, 1980, in the sum of \$48,900, plus interest on the deferred balance for thirty days from November 1, 1979, until December 1, 1979. Thereafter, on December 1 of each year commencing December 1, 1981, \$48,900 including interest on deferred balance, with a like payment on the same day of each year thereafter until the entire purchase price, both principal and interest, is paid in full. It is understood between the parties that Purchaser pay for a period of twenty years. Therefore, the final payment may be more or less, depending upon the time of payment or prepayment, as the case may be.

Dated this 18 day of Dec, 1979
Return to Klamath County Title Co.

3214
Mail Tax statements to:
3360 CrossRoads
Klamath Falls, OR 97601

Robert L. Gille
Wilbur C. Harnsberger, Jr.
Carolyn Harnsberger

STATE OF OREGON,

County of Klamath.

) ss.
)

Dec, 1979,
Personally appeared the above-named WILBUR C. HARNSBERGER, JR. and CAROLYN HARNSBERGER, husband and wife, and ~~ROBERT L. GILLE~~ and acknowledge the foregoing instrument to be their voluntary act and deed. ^{WLS}

Before me:

STATE OF OREGON)
County of Multnomah) ss

Notary Public for Oregon.

My Commission Expires: 8-5-83

On December 13, 1979, personally appeared the above named Robert L. Gille and acknowledged the foregoing instrument to be his voluntary act and deed.

Before me:

Alvin J. Farn
Notary Public for Oregon

My Commission expires: 3-29-81

NOTICE OF CONTRACT.

All the following described real property situate in Klamath County, Oregon: **29468**
TOWNSHIP 40 South, Range 9 East of the Willamette Meridian:

- Section 4: E $\frac{1}{2}$ SE $\frac{1}{4}$; Excepting therefrom that portion of the SE $\frac{1}{2}$ SE $\frac{1}{4}$ lying Westerly of the C-4-H Lateral, formerly E-5-3 Lateral; and further excepting a portion of property described as follows: Starting from the Section corner common to Sections 3, 4, 9, and 10 Township 40 South, Range 9 East of the Willamette Meridian, thence South 89°50'30" West 648.8 feet to the point of beginning, thence North 0°09'30" West 230.0 feet, thence South 89°50'30" West 247.3 feet, more or less, to a point on the East line of the Klamath Irrigation District right-of-way for the CH 4 lateral, thence along the East boundary of the Klamath Irrigation District lateral South 11°49' East 235.0 feet, thence North 89°50'30" East 200.0 feet, more or less to the point of beginning.
- Section 9: NE $\frac{1}{4}$ NE $\frac{1}{4}$, N $\frac{1}{2}$ N $\frac{1}{2}$ SE $\frac{1}{4}$ NE $\frac{1}{4}$; and all that portion of the S $\frac{1}{2}$ N $\frac{1}{2}$ SE $\frac{1}{4}$ NE $\frac{1}{4}$ and of the S $\frac{1}{2}$ SE $\frac{1}{4}$ NE $\frac{1}{4}$ lying East of the C-4-H Lateral of the United States Reclamation Service.
- Section 10: W $\frac{1}{2}$ NE $\frac{1}{4}$; and E $\frac{1}{2}$ W $\frac{1}{2}$; EXCEPTING therefrom: Beginning at the Southeast corner of the SW $\frac{1}{4}$ of said Section 10; thence West 1320 feet; thence North 570 feet; thence North 58°30' East 480 feet; thence East 260 feet; thence North 76°30' East 660 feet; thence South 980 feet to the point of beginning; AND FURTHER EXCEPTING that portion of the E $\frac{1}{2}$ SW $\frac{1}{4}$ of Section 10, Township 40 South, Range 9 East of the Willamette Meridian lying North of the South line of the Wilbur C. Harnsberger, Jr., tract as in Volume M-72 page 1423, and lying Easterly of the existing drain #20 running in a Northerly direction.
- W $\frac{1}{2}$ NW $\frac{1}{4}$, EXCEPTING therefrom all of that portion of SW $\frac{1}{2}$ NW $\frac{1}{4}$ lying Westerly of the C-4-H Lateral of the United States Reclamation Service; AND FURTHER EXCEPTING that portion of the NW $\frac{1}{2}$ NW $\frac{1}{4}$ described as follows: Beginning at a point in the NW $\frac{1}{2}$ NW $\frac{1}{4}$ of Section 10 Township 40 South, Range 9 E.W.M. at the intersection of the centerline of Drain 20 and the South boundary of Cross Road; thence following the South boundary of Cross Road East 665 feet more or less to a point; thence South parallel to the West line of Section 10, 365 feet more or less to an existing fence line; thence following said existing fence line in a southwesterly direction to a point on the centerline of Drain 20 that is Southerly along said drain 440 feet more or less from the point of beginning; thence Northerly along said drain 440 feet more or less to the point of beginning.

SUBJECT To Farm Land Use Taxation and to any additional taxes which may be levied by reason of the land being disqualified for any reason whatsoever, which said tax increase, if any, shall be the obligation of the Purchaser;

SUBJECT To reservations and restrictions of record, easements and rights of way of record and those apparent on the land; acreage and use limitations under the provisions of the United States Statutes and regulations issued thereunder, and to rules, regulations, liens, assessments, contracts, rights of way, easements, and any and all obligations created or imposed upon or affecting said premises by the Klamath Basin Improvement District; liens and assessments of Klamath Project and Klamath Irrigation District, and regulations, easements, contracts, water and irrigation rights in connection therewith.

EXHIBIT "A".

STATE OF OREGON; COUNTY OF KLAMATH; ss.

I hereby certify that the within instrument was received and filed for record on the 24th day of December A.D., 19 79 at 2:14 o'clock P M., and duly recorded in Vol M79 of Deeds on Page 29467.

FEE \$7.00

WM. D. MILNE, County Clerk

By Bernard H. H. H. H. Deputy