그리는 하는 하는 분들이는 얼룩하고 말했다고 말하다는 하는데 하는데 되었다.	recorded in the deed records.) Vol. M80 Page 1273
Edward I.	day ofMay, 1979, between Shelton (husband) and helton (wife) hereinafter called the seller,
nd	eler Temple , hereinatter called the buyer,
WITNESSETH: That in consideration of eller agrees to sell unto the buyer and the buyer	the mutual covenants and agreements herein contained, the ragrees to purchase from the seller all of the following death
Lot(s)59B Klamath Falls Fores as recorded in Klama	t Estates Highway 66 Plat No.1
	(전) (1985년 - 1987년 - 1985년 - 1 1987년 - 1987년
#ee \$7:00	
hereinafter called the purchase price) on account) is paid on the execution hereof (the receipt of which
다 (a. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1.	emainder to be paid at the times and in amounts as follows,
the seller, the remaining p	of the premises, hereby agrees to pay principal of Three Thousand dollars nterest, payable at the rate of fifty er month by the twentieth, (20) of each 979.
TION Commission of secondary was presented of the Commission of the commission of th	r de la companya de La companya de la co
a proposal producer al el viole para el la companya de la companya de la companya de la companya de la company La companya de la co La companya de la co	
Il of said purchase price may be paid at any time; all deferred	balances shall to the minimum reg-
lar payments above required. Taxes on said premises for the cur-	rrent tax year shall be prorated between the parties hereto as of this date.
The buyer warrants to and covenants with the seller that \$\(\frac{\pi}{A}\) primarily for buyer's personal, lamily, household or \$\(\frac{\pi}{A}\) primarily for buyer's personal.	
The buyer shall be entitled to possession of said lands on a default under the terms of this contract. The buyer agrees the seed condition and repair and will not sulter or permit any w	May 22, 1979, and may retain such possession so long as he is not at all times he will keep the buildings on said premises, now or hereafter erected, waste or strip thereof; that he will keep said premises tree from mechanic's and all other long all costs and attorne's fees incurred by him in delending against any such liens;
liens and save the seller narmiess therefrom and remourse seller	vaste or strip thereof; that he will keep said pleinies that in defending against any such liens; lor all costs and attorney's lees incurred by him in defending against any such liens; as well as all water rents, public charges and municipal liens which hereafter lawfully same or any part thereof become past due; that at buyer's expense, he will insure and mises against loss or damage by lire (with extended coverage) in an amount not less
keep insured all buildings now or hereafter erected on said pres	
	Now the seller may do so and
	taxes, or charges or to procure and pay for such the seller may do so and the debt secured by this contract and shall bear without reach of contract.
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paymen, then the	And it is understood and agreed between said parties the vime is of the essence of this contract, and in case the buyer shall fail to make the is above required, or any of them, punctually within U) days of the time limited therefor, or fail to keep any agreement herein contained, is else in this option shall have the following rights: (1) to declare this contract null and yold, (2) to declare the whole unpaid principal bal-
ance of (4) to against acquired and with	seller at his option shall have the following rights: (I) to declare this contract null and void, (2) to declare the whole unpaid principal bal- said purchase price with the interest thereon at once due and payable, (2) to mithdraw said dead and other documents for the buyer as and for loreclose this contract by suit in equity, and in any of such cases, all rights and interest created or then existing in larvo of the buyer as the seller hereunder shall revert to and revers in said seller without any act of tre-entry, or any other act of said seller to be performed that any right of the buyer of return, reclamation or compensation for moneys paid on account of the purchase of said property, as absolutely,
contract said_sell of law, ~{\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\	the seller hereunder shall utterly cease and determine and the right to the possession of the premises above described and all other fights by the buyer hereunder-shall revert to and revest in said seller without any act of re-entry, or any other net of said seller to be performed to the purphase of the purphase of the property as absolutely, and perfectly as it this contract and such payments had never been made, and in case of such default, all payments therefore made on this are to be retained by and belong to said seller as the agreed and reasonable rent of said premises up to the time of such default. And the eq. in case of such default, shall have the right immediately, or at any time thereafter, to enter upon the land aloresaid, without any process and take immediate possession thereof, together with all the improvements and appurtenances thereon or thereto belonging. The buyer, further, agrees, that failure by the seller at any time to require performance by the buyer of any provision hereof shall in no way is right hereunder, to enforce the same, nor shall any waiver by said seller of any breach of any provision hereof be held to be a waiver of seeding breach, of any growision hereof be held to be a waiver of the provision itself.
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\	he true and actual consideration paid for this transfer, stated in terms of dollars, is \$.3000.00
requires, gramma spective	n case suit is instituted to toreclose this contract or to enforce any provision hereot, the buyer agrees to pay such sum as the trial court under easonable as a storney's fees to be allowed plaintiff in said in a papeal is taken from any judgment or decree of such trial ne buyer further, promises to pay such sum as the appellate court shall adjudge reasonable as plaintiffs attorney's lees on such appeal, in construing this contract, it is understood that the seller or the buyer may be more than an of the proper of the singular pronoun shall be taken to mean and include the plural, the masculine, the leminine and storp outer and that the greatly all tical changes shall be made, assumed and implied to make the provisions thereof apply equally to corporations and to individuals, his agreement shall bind and inure to the benefit of, as the circumstances may require, not only the immediate parties hereto but their re- heirs, executors, administrators, successors in interest and assigns as well. IN WITNESS WHEREOF, said parties have executed this instrument in triplicate; if either of the un-
dersig	officers duly authorized thereanto by order of its board of directors. Supply authorized thereanto by order of its board of directors. Supply Suppl
STATE O	entence between the symbols (), if not applicable, should be deleted. See ORS (93.030). FORECON CALIFORNIA) STATE OF OREGON, County of
Santa Service in Present Control (As)	OL LOSANGETES) SS. 19 JAM Personally appeared who, being duly sworn
SHEL.	nally appeared the above named EDWANDL. each for himself and not one for the other, did say that the former is the TON JUAN ITA SHELTON AM president and that the latter is the WHEELER TEMPLE.
ment to be	and acknowledged the foregoing instru- and that the seal affixed to the foregoing instrument is the corporation and that the seal affixed to the foregoing instrument is the corporation and that the seal affixed to the foregoing instrument is the corporation of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed. Before me:
	Notary Public for Cargon (Notary Public for Oregon My commission expires My commission expires:
N Soct	of Chapter 618, Oregon Laws 1975, provides: All instruments contracting to convey fee title to any real property, at a time more than 12 months from the date that the instrument is exemple are bound, shall be acknowledged, in the manner provided for acknowledgement of deeds, by the owner of the title being conveyed ments, or a memorandum thereof, shall be recorded by the conveyor not later than 15 days after the instrument is executed and the parties are by.
	by. Violation of subsection (1) of this section is a Class B misdemeanor." USIGN PERFORMANCE (DESCRIPTION CONTINUED)
SEAL ARSEN CALIFORN COUNTY DEC 7, 19	goggate (\$20.00) of Mons Set words for special of the set of the s
1980 AN A	ited for record at request of) Paul. Temple:
100. 100.5.	nis 22nd day of <u>January</u> A. D. 1980 at o'clock A.M., and duly recorded in Vol. M-80, of <u>Deeds</u> on Page 1273
	Throng Thomastic First F
	iot(s) <u>68Elock 16</u> Klamath Falls Forest Matates Mighway Go Flat 6.1 as recorded in Klamath County. Oregon
	ages to all one the bargerand the buser-wase, to parchase from the other or in the state of the buser and the buser-wase, to parchase from the other of the buser is family and property of the Klamath Commy, Sugar, Officer
	Faul Wheeler Temple
	distantent Yelding 28 nd. de May 7: Edward L. Shelton (hesbend) and Juanita Shelton (wife)
	Jees TSA9