

92302

# ASSIGNMENT OF REAL ESTATE CONTRACT (BY VENDORS)

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KNOW ALL MEN BY THESE PRESENTS, that NORMAN MILLER ANDERSON and LAVINA A. ANDERSON,  
husband and wife,  
 hereinafter called "Assignors," for valuable consideration, do hereby assign, transfer and set over to WESTERN BANK,  
 an Oregon banking corporation, hereinafter called "Bank," its successors and assigns, all right, title and interest in and to  
 that certain agreement made and entered into on the 1st day of September, 1978 between  
NORMAN MILLER ANDERSON and LAVINA A. ANDERSON  
 and JELD-WEN, INC., and Oregon Corporation as sellers  
 in the principal sum of \$145,000.00 for the sale of and the purchase of certain real property situated in  
Klamath county, State of Oregon, particularly described as follows:

All of Section 11, EXCEPT the NE  $\frac{1}{4}$  and the NW  $\frac{1}{4}$  in Township 35 South, Range  
 12 East of the Willamette Meridian.

SUBJECT TO: Taxes for fiscal year commencing July 1, 1978, which are now a lien  
 but not yet payable: Rights of the public in and to any portion of said prevides

Assignors do hereby transfer unto Bank, its successors and assigns, all of their right and interest in and to the property  
 hereinabove described subject to said agreement. (legal description continued on reverse side)

Assignors do hereby covenant and agree that they are the owners of the property hereinabove described and that the same  
 is free and clear of all encumbrances, save and except said agreement for sale, and they do hereby further covenant and  
 agree that there is now due and owing on said contract the sum of \$ 67,226.40 with interest at the rate of  
8.00 per cent per annum from October 15, 1980

This assignment is intended as a mortgage, however, to secure unto Bank (i) the payment of a promissory note dated  
November 7, 1980 executed and delivered by Assignors to Bank; in the sum of \$ 20,000.00  
 payable as to principal and interest as therein provided; (ii) further advances to be evidenced by like note or notes, to be  
 made by Bank to Assignors at Bank's option; (iii) all other liabilities, whether primary or secondary, direct or indirect,  
 absolute or contingent, sole, joint or several, due or to become due, now existing or hereafter arising, of each of the  
 Assignors hereunder, including each of the undersigned Assignors and any other party or parties to Bank. Provided that  
 upon full payment of all obligations and liabilities of Assignors to Bank secured hereby, this assignment shall become null  
 and void, otherwise to remain in full force and effect.

As used herein the term "Assignors" includes the singular; and the plural includes the singular as the context requires.

Dated this 7th day of November, 1980

WESTERN BANK

BY: Norman Miller Anderson  
 Installment Loan Officer

Norman Miller Anderson  
 Norman Miller Anderson

Lavina A. Anderson  
 Lavina A. Anderson

\*and except that Mortgage & Assignment of Seller's Interest Under Land Sale Contract  
 to United States National Bank of Oregon dated September 25, 1978 in the principal  
 amount of \$5,000.00  
 State of OREGON

County of KLAMATH ) ss.

On this 7th day of November, 1980, personally came before me, a notary public in and for said  
 county and state, the within named Norman Miller Anderson and Lavina A. Anderson and Dana S. Rogers  
 to me personally known to the identical persons described in and who executed the foregoing assignment, and they  
 acknowledged to me that they executed the same freely from the uses and purposes therein named. Witness my hand and  
 seal the day and year in this certificate above written.

Return to:  
Western Bank  
P.O. Box 669  
Klamath Falls, OR 97601  
 (Notarial Seal)

Jana Burches  
 Notary Public for Oregon

My Commission Expires: 2-26-83

Continuation of description.

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lying within the limits of roads or highways; Reservations and restrictions as set forth in deed recorded April 6, 1959, in Deed Volume 311, page 286, Records of Klamath County, Oregon; Reservations and restrictions as set forth in deed recorded May 25, 1960, in Deed Volume 321, page 402, as modified by Decree filed November 12, 1969, in Circuit Court Journal M69, page 6695, Records of Klamath County, Oregon; Easements and rights of way of record and those apparent on the land, if any.

NOTE: The within-described premises are specially assessed as farm land, If the land becomes disqualified for the special assessment under the statute, an additional tax may be levied for the last five years or lesser number of years in which the land was subject to the special land use assessment.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of

10th day of November A. D. 1980 10:36

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Wm D. MILME, Clerk

By *Bernetha Shetch*

Fee \$ 700

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STATE