

MTC-9979-L

MEMORANDUM OF CONTRACT  
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BE IT REMEMBERED, that on the 16th day of April, 1981,  
WILLIAM S. HART and HARLEY J. HART, as SELLERS, did enter into a  
Contract with DAVID WALKER REED, MICHAEL MONTGOMERY REED, VIRGINIA  
MAE REED and LOYD WALKER REED, Trustees for the LOYD / REED TRUST,  
and DAVID WALKER REED, MICHAEL MONTGOMERY REED, VIRGINIA MAE REED  
and LOYD WALKER REED, Trustees for the VIRGINIA MAE REED TRUST, as  
BUYERS, conveying the following described real property from WILLIAM  
S. HART and HARLEY J. HART, as SELLERS, to DAVID WALKER REED, MICHAEL  
MONTGOMERY REED, VIRGINIA MAE REED and LOYD WALKER REED, Trustees  
for the LOYD / REED TRUST, and DAVID WALKER REED, MICHAEL MONTGOMERY  
REED, VIRGINIA MAE REED and LOYD WALKER REED, Trustees for the VIRGINIA  
MAE REED TRUST, as BUYERS, more particularly described as follows:

An undivided one-third interest to the Trustees of the  
LOYD / REED TRUST; and an undivided two-thirds interest  
to the Trustees of the VIRGINIA MAE REED TRUST in the  
following described real property:

(SEE ATTACHED EXHIBIT "A")

The true and actual consideration paid for this transfer,  
stated in terms of dollars, was \$225,000.00.

## SELLERS:

*William S. Hart by Mike Ratliff his attorney in fact.*

William S. Hart BY MIKE RATLIFF  
HIS ATTORNEY IN FACT

*Harley J. Hart*  
Harley J. Hart

WALKER  
BUYER: Loyd / Reed Trust

By *David Walker Reed, Trustee*  
David Walker Reed, Trustee

By *Michael Montgomery Reed, Trustee*  
Michael Montgomery Reed, Trustee

By *Virginia Mae Reed, Trustee*  
Virginia Mae Reed, Trustee

By *Loyd Walker Reed, Trustee*  
Loyd Walker Reed, Trustee

BUYER: Virginia Mae Reed Trust

By *David Walker Reed, Trustee*  
David Walker Reed, Trustee

By *Michael Montgomery Reed, Trustee*  
Michael Montgomery Reed, Trustee

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By Virginia Mae Reed, Trustee  
Virginia Mae Reed, Trustee

By Loyd Walker Reed, Trustee  
Loyd Walker Reed, Trustee

STATE OF OREGON     )  
                              ) ss.  
County of Klamath )

Personally appeared before me on this 16th day of April, 1981, the above named Mike Ratliff for William S. Hart his Attorney in Fact and acknowledged the foregoing instrument to be his voluntary act and deed.

Linda Stelle  
Notary Public for Oregon  
My Commission Expires: 7/13/81

STATE OF OREGON     )  
                              ) ss.  
County of Klamath )

Personally appeared before me on this 17th day of April, 1981, the above named HARLEY J. HART and acknowledged the foregoing instrument to be his voluntary act and deed.

Kristi L. Garrison  
Notary Public for Oregon  
My Commission Expires: 6/19/83

STATE OF OREGON     )  
                              ) ss.  
County of Klamath )

X Personally appeared before me on this 21st day of April, 1981, the above named DAVID WALKER REED, Trustee for the LOYD REED TRUST, and acknowledged the foregoing instrument to be his voluntary act and deed on behalf of said Trust.

Linda Stelle  
Notary Public for Oregon  
My Commission Expires: 7/13/81

STATE OF OREGON     )  
                              ) ss.  
County of Klamath )  
                              ) Multnomah

Personally appeared before me on this 20th day of April, 1981, the above named MICHAEL MONTGOMERY REED, Trustee for the LOYD REED TRUST, and acknowledged the foregoing instrument to be his voluntary act and deed on behalf of said Trust.

Joanne S. Plummer  
Notary Public for Oregon  
My Commission Expires: 10-22-82

STATE OF OREGON     )  
                              ) ss.  
County of Klamath )

Personally appeared before me on this 21st day of April, 1981, the above named VIRGINIA MAE REED, Trustee for the LOYD REED TRUST, and acknowledged the foregoing instrument to be his voluntary act and deed on behalf of said Trust.

Linda Stelle  
Notary Public for Oregon  
My Commission Expires: 7/13/81

7221

STATE OF OREGON     )  
                              ) ss.  
County of Klamath )

Personally appeared before me on this 21<sup>st</sup> day of April, 1981, the above named LOYD WALKER REED, Trustee for the LOYD REED TRUST, and acknowledged the foregoing instrument to be his voluntary act and deed on behalf of said Trust.

Linda Stelle  
Notary Public for Oregon  
My Commission Expires: 7/13/81

STATE OF OREGON     )  
                              ) ss.  
County of Klamath )

Personally appeared before me on this 21<sup>st</sup> day of April, 1981, the above named DAVID WALKER REED, Trustee for the VIRGINIA MAE REED TRUST, and acknowledged the foregoing instrument to be his voluntary act and deed on behalf of said Trust.

Linda Stelle  
Notary Public for Oregon  
My Commission Expires: 7/13/81

STATE OF OREGON     )  
                              ) ss.  
County of ~~Klamath~~ )  
                              Multnomah

Personally appeared before me on this 20th day of April, 1981, the above named MICHAEL MONTGOMERY REED, Trustee for the VIRGINIA MAE REED TRUST, and acknowledged the foregoing instrument to be his voluntary act and deed on behalf of said Trust.

Joanne S. Plummer  
Notary Public for Oregon  
My Commission Expires: 10-22-82

STATE OF OREGON     )  
                              ) ss.  
County of Klamath )

Personally appeared before me on this 21<sup>st</sup> day of April, 1981, the above named VIRGINIA MAE REED, Trustee for the VIRGINIA MAE REED TRUST, and acknowledged the foregoing instrument to be her voluntary act and deed on behalf of said Trust.

Linda Stelle  
Notary Public for Oregon  
My Commission Expires: 7/13/81

STATE OF OREGON     )  
                              ) ss.  
County of Klamath )

Personally appeared before me on this 21<sup>st</sup> day of April, 1981, the above named LOYD WALKER REED, Trustee for the VIRGINIA MAE REED TRUST, and acknowledged the foregoing instrument to be his voluntary act and deed on behalf of said Trust.

Linda Stelle  
Notary Public for Oregon  
My Commission Expires: 7/13/81

AFTER RECORDING RETURN TO:

7222

*MTC.*

UNTIL A CHANGE IS REQUESTED, ALL TAX STATEMENTS SHALL  
BE SENT TO THE FOLLOWING ADDRESS:

*9630 Hill Road  
Klamata Falls, Or  
97601*

EXHIBIT "A"

7223

PARCEL 1:

Lots 1 and 2 of Section 20, Township 40 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon.

SAVING AND EXCEPTING THEREFROM the following described tract:

Beginning at the Northwest corner of Lot 1, Section 20, Township 40 South, Range 10 East of the Willamette Meridian; thence Easterly along the Northerly line of said Lot 1, 325 feet to a point; thence Southerly parallel with the Westerly line of said Lot 1, 400 feet to a point; thence Westerly parallel with the Northerly line of said Lot 1, 325 feet to a point on the Westerly line of said Lot 1; thence Northerly along the Westerly line of said Lot 1, 400 feet to the point of beginning.

ALSO EXCEPTING THEREFROM that portion of Government Lot 2 of Section 20, Township 40 South, Range 10 East of the Willamette Meridian, lying Southerly of existing transmission line.

ALSO EXCEPTING THEREFROM the following:

A parcel of land situated in Government Lot 1, Section 20, Township 40 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at 5/8" rebar on the North line of Government Lot 1, from which a 5/8" rebar marking the Northwest corner of said Government Lot 1 bears South 89°45'24" West 325.00 feet; thence South 00°05'00" East 400.00 feet, parallel to the West line of Government Lot 1, to a 1/2" rebar; thence North 89°45'24" East 823.84 feet to a 1/2" rebar on the high right bank of Lost River; thence North 50°18'13" West 623.07 feet, along the surveyed meander line of the right bank of Lost River, to a 1/2 inch rebar on the North line of Government Lot 1; thence South 89°45'24" West 345.00 feet, along the North line of Government Lot 1, to the point of beginning.

PARCEL 2:

That portion of Government Lots 2 and 3 of Section 20, Township 40 South, Range 10 East of the Willamette Meridian, lying Southerly of existing transmission line, and a parcel of land being a portion of the North end of the SE 1/4 of Section 20, more particularly described as follows:

Beginning at the Northwest corner of the said SE 1/4 of Section 20; thence East 1333 feet to line between Sections 20 and 21; thence South 400 feet to drainage ditch of the U.S. Reclamation Service; thence following said ditch North 85°30' West 1337 feet; thence North 295 feet to the place of beginning, all in Township 40 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon.

SUBJECT TO: Farm Lease, dated November 14, 1979, wherein Harley J. Hart is Lessor, and WC Ranch is Lessee; Farm Lease, dated February 15, 1981, wherein Harley J. Hart is Lessor, and Sammie Walker is Lessee; and easements, restrictions, and rights-of-way of record and those apparent on the land.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

I hereby certify that the within instrument was received and filed for record on the

22nd day of April A.D., 1981 at 2:49 o'clock P.M., and duly recorded in

Vol M81, of Deeds on page 7219.

Fee \$ 17.50

EVELYN BIEHN

COUNTY CLERK

By Debra O'Gan deputy