

8517

ASSIGNMENT OF CONTRACT

KNOW ALL MEN BY THESE PRESENTS, that the undersigned, for the consideration hereinafter stated, has sold, assigned and hereby does grant, bargain and set over unto WALTER R. CULBERTSON and BARBARA M. CULBERTSON, or the survivor thereof, their heirs, successors and assigns all of assignor's right title and interest in and to that certain Contract of Sale dated August 2, 1977 wherein Homer A. Barnes and Hazel J. Barnes are the Sellers and Luther H. Dearborn is the Buyer covering the following described real property:

A parcel of property located in Lot 5, Block 12 of 4th Addition to Winema Gardens, Klamath County, Oregon. More particularly described as follows:

Beginning at a point on the West line of said Lot 5, said point being South, a distance of 70.40 feet from the Northwest corner of said Lot 5; thence North, along the West line of said Lot 5, a distance of 50.68 feet, to a point being South, a distance of 19.72 feet from the Northwest corner of said Lot 5; thence North $84^{\circ}53'42''$ East, a distance of 112.37 feet, to a point on the East line of said Lot 5, said point being South $05^{\circ}06'18''$ East, a distance 9.76 feet from the Northeast corner of said Lot 5; thence South $05^{\circ}06'18''$ East, along the East line of said Lot 5, a distance of 60.92 feet; thence West, along a line 70.40 feet when measured at right angles and parallel to the North line of said Lot 5, a distance of 117.37 feet, to the point of beginning,

which on October 12, 1978 Luther H. Dearborn assigned all of his right, title and interest in said contract to Freda Bernice Wilson, Paul E. Culbertson and Walter R. Culbertson, not as tenants in common, but with rights of survivorship; and Freda Bernice Wilson died on December 25, 1978, together with all the right, title and interest of the undersigned in and to the real estate described therein; the undersigned hereby expressly covenants and warrants to the Assignees above named that the undersigned is the owner of an undivided one half of the vendee's interest in the real estate described in said Contract of Sale and the unpaid balance of the purchase price is not more than \$27,631.67 with interest paid to December 30, 1981; further upon compliance by the said assignees with the terms of said contract, the undersigned directs

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that said 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 \$0.00. However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration.

IN WITNESS WHEREOF, the undersigned assignor has hereunto set his hand.

Dated this 20th day of January, 1982.

Paul E. Culbertson
PAUL E. CULBERTSON, Assignor

STATE OF OREGON)
County of Klamath) ss.

January 20, 1982.

Personally appeared the above named Paul E. Culbertson and acknowledged the foregoing instrument to be his voluntary act and deed.

D. L. Hoots
NOTARY PUBLIC FOR OREGON
My commission expires: 11-24-85

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record ~~XXXXXXXXXX~~
this 22 day of Jan. A.D. 19 82 at 8:37 clock A.M., and
duly recorded in Vol. M 82 of Deeds on Page 906

Fee \$8.00

Evelyn Biehn
EVELYN BIEHN, County Clerk
By Joyce McDivie

Return to:

D. L. HOOTS
ATTORNEY AT LAW
2261 So. 6th St. Suite 2
Klamath Falls, OR 97601