

9950

MEMORANDUM OF SALE

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31.85

MTC 11014-K

KNOW ALL MEN BY THESE PRESENCE that Laura Marie Reed has ^{WIDP.} and Sharon C. Phillips, husband and wife agreed to sell and Douglas R. Phillips has agreed to buy from Laura Marie Reed the following described real property including the buildings and businesses known as Reedways Cafe and house, Reedways Motel, and Kassie Bar situated in Beatty, Klamath County, Oregon, more particularly described as follows:

A portion of Lot 29 in Section 14, Township 36 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon, described as follows:

Beginning at a point 30 feet North and 558 feet East of the Southwest corner of said Lot 29; then North 132 feet at right angles to the North line of the State Highway; thence East at right angles 330 feet; thence South at right angles 132 feet to the North line of the State Highway; thence West along the North line of said State Highway 330 feet to the place of beginning;

ALSO, beginning at a point 30 feet North and 344 feet East of the Southwest corner of Lot 29; thence North 132 feet; thence East at right angles 214 feet; thence South at right angles 132 feet to the North line of highway; thence West along the North line of Highway 214 feet to the point of beginning, in Section 14, Township 36 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

for the sum of \$85,000.00 as per written contract executed effective this date. This sale and contract is contingent upon the part of the buyer to obtain an O.L.C.C. Beer and Wine License upon the premises. If buyer should fail to obtain approval of a O.L.C.C. Beer and Wine License within sixty days of the date thereof, this memorandum and contract shall be null and void and have no legal effect.

WITNESS OUR HANDS AND SEALS THIS 16th day of February 1982.

Laura M Reed
Laura Marie Reed, Seller

Douglas R. Phillips / Sharon C. Phillips
Douglas R. Phillips, Purchaser

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GLENN D. RAMIREZ
ATTORNEY AT LAW
514 WALNUT STREET
P. O. BOX 368
KLAMATH FALLS, OREGON 97601
TELEPHONE (503) 884-9275

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ACKNOWLEDGEMENT

STATE OF OREGON)
County of Klamath) ss.

Personally appeared before me the above-named Laura Marie Reed and acknowledged the foregoing instrument to be her voluntary act and deed.

L. N. Ramirez
NOTARY PUBLIC FOR OREGON
My Commission Expires:

STATE OF OREGON)
County of Klamath) ss.

Personally appeared before me the above-named Douglas R. Phillips, Purchaser and acknowledged the foregoing instrument to be his voluntary act and deed.

and Sharon C. Phillips kly

Kristi L. Garrison
NOTARY PUBLIC FOR OREGON
My Commission Expires: 6/19/82

GLENN D. RAMIREZ
ATTORNEY AT LAW
814 WALNUT STREET
P.O. BOX 968
KLAMATH FALLS, OREGON 97601
TELEPHONE (503) 884-9275

Return to:
MTC

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record at request of _____
this 15 day of March A.D. 19 82 at 11:25 o'clock A.M., and
duly recorded in Vol. M 82, of Deeds on Page 3185

Fee \$8.00

By Evelyn Biehn
EVELYN BIEHN, County Clerk