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MTC 11545-L

14576

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NOTICE OF CONTRACT.

KNOW ALL MEN BY THESE PRESENTS, That on the 13th day  
 of August, 1982, LARRY J. MEADOWS and MARILYN D.  
MEADOWS, husband and wife As Sellers,  
 and MICHAEL A. FIMBRES and BEVERLY FIMBRES, husband and wife,  
 As Purchasers,

did enter into a Contract of Sale and Purchase of, real property described on Exhibit "A" attached hereto, for the sum of \$60,000.00, payable \$5,000.00 down on execution of Contract, and the remainder of \$54,000.00 payable in monthly installments of \$529.26 including interest at the rate of 11 percent per annum on the deferred balance; together with 1/12th of the insurance premium for each year and 1/12th of the annual taxes levied on a yearly basis. The first of such installments shall be paid on September 15, 1982, with a like payment on or before the 15th day of each month thereafter until the entire purchase price, both principal and interest, has been paid, said balance being amortized over a 25 year period. On August 15, 1985, the payments shall be determined by amortizing (equal payments including interest) the then principal balance over 22 years at 12%, the monthly payments beginning September 15, 1985, together with 1/12th of insurance premiums for each year and 1/12th of the annual taxes levied on a yearly basis.

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 1982.

Larry J Meadows  
Marilyn D Meadows  
Michael A. Fimbres  
Beverly Fimbres

STATE OF OREGON, County of Klamath ) ss.  
8-13, 1982,

Personally appeared the above-named LARRY J. MEADOWS and MARILYN D. MEADOWS, husband and wife, and MICHAEL A. FIMBRES and BEVERLY FIMBRES, husband and wife, and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

Jude Steller  
 Notary Public for Oregon  
 My Commission Expires: 7/13/85

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## "EXHIBIT A"

"All of Lot 52 of FAIR ACRES SUBDIVISION NUMBER ONE, in the County of Klamath, State of Oregon, SAVING AND EXCEPTING THEREFROM the following described parcel as set out in Deed from Melvin Floyd Brewster et ux., to Hiram S. Brewster, as grantee: Said deed dated June 13, 1945 and recorded September 4, 1945 in Book 179 at page 438 of Deed Records of Klamath County, Oregon, to-wit: A strip of land 14 feet, 2 inches off the North side of Lot 52 and a strip of land 45 feet, 10 inches off the South side of Lot 53, both of said strips extended by parallel lines from the East side line of Kane Street to the Northwest line of the Enterprise Irrigation District Canal and all of said lands being and lying in Fair Acres Subdivision Number One."

SUBJECT TO contracts and/or liens of record and contracts and/or liens for irrigation and/or drainage, reservations, easements, restrictions and rights of way of record and those apparent on the land.

Return to  
MTC  
407 Main

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record . . . Mountain Title Co.  
this 13th day of August A.D. 19 82 at 11:51 clock A.M., and  
duly recorded in Vol. NS2, of Deeds on Page 10529.

EV LYN BIEHN, County Clerk

By Bernetha A. Detach

Fee \$8.00