

## WHEREAS

## DEPARTMENT OF VETERANS' AFFAIRS

holds a loan secured by property executed by ALSON FRANK NEDIK, JR., and ROXIE JO NEDIK husband and wife for the sum of  
Thirty-eight thousand and no/100----- Dollars (\$38,000.00-----),

evidenced by Note and Mortgage, Trust Deed, Security Agreement, or Assumption Agreement dated 1/17/79 and recorded Volume/Reel M-79 Page 1515

Mortgage Records for KLAMATH County, Oregon the following described premises included therein, to-wit:  
 (attach legal description)

Lot 46, Block 1, SECOND ADDITION TO KELENE GARDENS, in the County of Klamath, State of Oregon.

WHEREAS, said Borrowers are selling said property and Borrowers and Purchasers desire that Purchasers be permitted to assume and agree to pay said indebtedness and perform all the obligations under said Loan Contract, and said Department of Veterans' Affairs is willing to consent to said transfer of title and assumption of said indebtedness;

THEREFORE, in consideration of the mutual covenants and agreements herein contained IT IS HEREBY AGREED AS FOLLOWS:

1. The Department of Veterans' Affairs does hereby consent to the sale and conveyance of said premises by the aforesaid Borrowers to said Purchasers.
2. The Purchasers do hereby assume and agree to pay said indebtedness evidenced by said note and security instrument, and to perform all of the obligations provided, it being agreed

and understood that as of 4/26/83 said indebtedness is Forty-two thousand five hundred thirty-seven and 06/100----- Dollars (\$42,537.06-----) and that the interest rate is variable and shall be 6.2 % per annum; however, the

Director, during the term of the loan, may periodically adjust the interest rate if variable, to be paid by the transferee, and that monthly payments shall be made beginning the 1st day of May 1983 in the sum of: \$317.00----- which will increase, if this is a variable interest rate loan and if the Director periodically adjusts the variable interest rate, if there is an increase in property tax, or if there is an increase in the insurance premium, if applicable

Principal and interest: \$ 276.00

Tax (est. 1/2 of annual): \$ 41.00

Insurance: \$ 0

TOTAL MONTHLY PAYMENT: \$ 317.00

3. The Borrowers understand that their present liability under said loan shall be terminated by this Agreement and by the assumption by the Purchasers of said loan. It is expressly understood that this agreement is for the mutual benefit of Borrowers and Purchasers to consummate said sale of said property. This loan may be reamortized annually to assure amortization in accordance with the final due date on the security instrument, ORS 407.070(4), 407.030, 407.020.

This assumption by said Purchasers is joint and several and shall bind them, their heirs, personal representatives, successors, and assigns.

PURCHASERS Evan L. Scott  
Joan M. Scott  
 EVAN L. SCOTT  
 JOAN M. SCOTT

STATE OF OREGON } ss.  
Joan M. Scott

COUNTY OF Klamath

On this 26th day of April

19 83 personally appeared the above named Evan L. Scott

and Joan M. Scott

and acknowledge the foregoing instrument to be his (their) voluntary act and deed.

Before me: [Signature]

Notary Public for OREGON

My commission expires: 2/14/85

## DEPARTMENT OF VETERANS' AFFAIRS

BY: [Signature]

STATE OF OREGON

COUNTY OF KLAMATH } ss.

On this 19th day of April

19 83 personally appeared the above named

Leonard B. Hild

and acknowledge the foregoing instrument to be his (their) voluntary act and deed.

Before me: [Signature]

Notary Public for OREGON

My commission expires: 3-10-89

BORROWER Alson Frank Nedik Jr.  
Roxie Jo Nedik  
 ALSON FRANK NEDIK JR.  
 ROXIE JO NEDIK

STATE OF OREGON } ss.  
Roxie Jo Nedik

COUNTY OF Klamath

On this 26th day of April

19 83 personally appeared the above named Roxie Jo Nedik for

herself and as attorney in fact for Alson Frank Nedik, Jr.

and acknowledge the foregoing instrument to be his (their) voluntary act and deed.

Before me: [Signature]

Notary Public for OREGON

My commission expires: 2/14/85

I certify that the within was received and duly recorded by me in

Klamath County Records, Book of Mortgages, No. M83

Page 6377 on the 26th day of April, 1983

Evelyn Biehn County Clerk

By [Signature] Deputy.

Filed April 26, 1983 at o'clock 3:36 P M

County Klamath

By [Signature] Deputy.

After recording return to: DEPARTMENT OF VETERANS' AFFAIRS

Fee \$ 4.00

124 N. 4th Street  
 Klamath Falls, Or. 97601