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DEC 23 1983

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ASSIGNMENT AND CONVEYANCE BY OWNER
OF OWNER'S INTEREST IN LAND SALE CONTRACT

DATE: December 14, 1983

PARTIES:

Charles R. Rogers

1005 Prescott St.

Klamath Falls, Oregon 97601

ASSIGNORS
(Sellers)

Michael Rogers

1887 Van Ness

Klamath Falls, Oregon 97601

ASSIGNEES
(Buyers)

Until a change is requested, all tax statements
are to be sent to: Department of Veterans' Affairs
1225 Ferry Street S.E.
Salem, Oregon 97310

Assignors are the owners of the buyer's interest in a Land Sale Contract dated
September 23, 1983, between the State of Oregon (by and through the
Director of Veterans' Affairs) as seller, and Charles R. Rogers

as buyers, which was recorded on September 30, 1983, Vol./Reel M83,
Reception No. _____ Book _____ Page 16861, Official Records of
Klamath County, Oregon. The property which is the subject of the
Contract is described as follows:

Lot 1, Block 12, ELDORADO ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath
State of Oregon.

Assignors desire to assign and convey their interest in the Contract and the Property
to Assignees and Assignees desire to acquire such interests. This assignment is made on
the terms and conditions set forth below.

THIS INSTRUMENT DOES NOT GUARANTEE THAT ANY PARTICULAR USE MAY BE MADE OF THE
PROPERTY DESCRIBED IN THIS INSTRUMENT. A BUYER SHOULD CHECK WITH THE APPROPRIATE
CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

ck
12.00

AGREEMENT:

1. Assignment and Conveyance. Assignors hereby assign their interest in the Contract and convey their interest in the Property to Assignees.

2. Agreements. Assignors agree as follows:

- 2.1 They are the owners of the buyer's interest in the Contract;
- 2.2 They are not in default under the terms of the Contract;
- 2.3 The buyer's interest in the Contract is free of all liens and encumbrances; and
- 2.4 The unpaid balance of the purchase price due under the Contract is \$ 41,625.58 and interest thereunder is paid to _____.

3. Assignees' Assumption. Assignees hereby assume the obligations of the buyer under the Contract and agree to perform all the covenants thereof. The interest rate on this contract will be 9.0 %. It is understood that the Director of Veterans' Affairs (the original contract seller) may change the interest rate on the Contract by Administrative Rule.

4. Attorney Fees. If action is taken to enforce any term of this Assignment and Conveyance, the prevailing party shall recover from the losing party reasonable attorney fees incurred in such action as set by the trial court. If there is an appeal, the losing party shall pay the prevailing party's incurred attorney fees as set by the appellate courts.

6. Consent. This assignment is conditioned upon the written consent of the Director of Veterans' Affairs.

ASSIGNORS:

Charles R. Rogers

Charles R. Rogers

ASSIGNEES:

Michael Rogers

Michael Rogers

STATE OF OREGON

County of Klamath

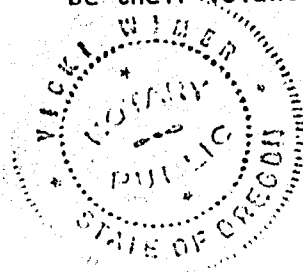
ss

Personally appeared the within named Charles R. Rogers & Michael

Rogers

and acknowledged the foregoing instrument to

be their voluntary act and deed. Before me:



Vicki Wimer

Notary Public for Oregon

My commission expires: 3-10-87

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STATE OF OREGON }
County of _____ } ss

Personally appeared the within named _____
_____ and acknowledged the foregoing instrument to
be their voluntary act and deed. Before me:

Notary Public for Oregon

My commission expires: _____

CONSENT

The Director of Veterans' Affairs hereby consents to the above assignment of the
owner's interest in the Contract.

Dated: _____, 1983.
December 14

DIRECTOR OF VETERANS' AFFAIRS

By Curt R. Schlap

Manager, Accounts Services
Title

RETURN AFTER RECORDING TO:
Department of Veterans' Affairs
General Services Bldg.
Salem, Oregon 97310

STATE OF OREGON,)
County of Klamath)
Filed for record at request of

on this 29th day of Dec. A.D. 19 83
at 10:29 o'clock A M, and duly
recorded in Vol. M83 of Deeds
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EVELYN BIEHN, County Clerk

By Bar Smith, Deputy

Fee 12.00