

## MEMORANDUM OF LAND SALE CONTRACT

KNOW ALL MEN BY THESE PRESENTS, that the ESTATE OF RAYMOND MARTIN ROBERTSON, as Vendor, Seller and Secured Party, and MICHAEL B. JAGER and MARGARET H. JAGER, husband and wife, as Purchasers, Buyers and Debtors, have entered into a written Land Sale Contract and Conditional Sales Security Agreement dated May 4, 1984, wherein said parties have respectively agreed to sell and purchase the property in Klamath County, Oregon, more particularly described as follows:

The S $\frac{1}{2}$  of the NE $\frac{1}{4}$  and the N $\frac{1}{2}$  of the SE $\frac{1}{4}$  of Section 13, Township 38 South, Range 11 $\frac{1}{2}$  East of the Willamette Meridian, Klamath County, Oregon, EXCEPTING THEREFROM the following described property:

A parcel of land situate in the SW $\frac{1}{4}$  of the NE $\frac{1}{4}$  and the NW $\frac{1}{4}$  of the SE $\frac{1}{4}$  of Section 13, Township 38 South, Range 11 $\frac{1}{2}$  East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the SW corner of the said NW $\frac{1}{4}$  of the SE $\frac{1}{4}$  of the said Section 13, and running Northerly along the Westerly side of the said NW $\frac{1}{4}$  of the SE $\frac{1}{4}$  and the SW $\frac{1}{4}$  of the NE $\frac{1}{4}$  of the said Section 13, 1542.5 feet; thence Southeasterly to a point in the Southerly boundary of the said NW $\frac{1}{4}$  of the SE $\frac{1}{4}$  of the said Section 13, 499.2 feet Easterly from the said point of beginning; thence Westerly along the said Southerly boundary of the said NW $\frac{1}{4}$  of the SE $\frac{1}{4}$  of the said Section 13, 499.2 feet to the said point of beginning.

ALSO EXCEPTING THEREFROM that portion sold to Klamath County for road purposes recorded in Volume 82, page 582, Deed Records of Klamath County, Oregon.

ALSO EXCEPTING THEREFROM that portion sold to the State of Oregon, by and through its Department of Transportation, Highway Division;

SUBJECT TO the following statement required by law:  
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.

ALSO SUBJECT TO: Zoning ordinances, building and use restrictions, reservations in Federal Patents, beneficial utility easements of Record and those apparent upon the land and common to real estate in the area;

TOGETHER with the buildings, house, barns, shed and other fixtures located thereon, and, also, together with the personal property described on Exhibit "A", attached hereto and incorporated herein by this reference; and

SUBJECT TO THE "AS IS" condition of all of the above described property which the Purchasers acknowledge that they have inspected and accept in its current condition.



1 for the price and on the terms and conditions set forth in said Land Sale  
 2 Contract to which reference is hereby made for details.

3 The true and actual consideration to be paid for such transfer, which  
 4 includes personal property, is \$210,000.00.

5 WITNESS the hands of the parties:

6 FIRST INTERSTATE BANK OF OREGON, N.A.

7 Executor of the Estate of Raymond Martin Robertson, deceased,  
 8 By: D.W. Michael, Assistant Vice President

9 D.W. Michael  
 10 its Assistant Vice President and

11 By: Michael S. Macnab,  
 12 Michael S. Macnab

13 its Investment Officer  
 14 VENDOR

15 Michael B. Jager  
 16 Michael B. Jager

17 Margaret H. Jager  
 18 Margaret H. Jager  
 19 VENDEES

20 STATE OF OREGON )  
 21 Multnomah ) SS.  
 22 County of Klamath )

23 On this 3rd day of May, 1984, before me, a Notary Public in and for  
 24 said County and State, personally appeared D.W. Michael  
 25 and Michael S. Macnab, the Assistant Vice President  
 26 Investment Officer of First Interstate Bank of Oregon, N.A., Executor  
 27 of the Estate of Raymond Martin Robertson, deceased, known to me to be the  
 28 persons and organization described in the foregoing instrument, and acknowledged  
 29 that they executed the same in the capacity therein stated and for the purposes  
 30 therein contained.

31 IN WITNESS WHEREOF, I have hereunto set my hand and official seal.

32 (SEAL)

33 STATE OF OREGON )  
 34 ) SS.  
 35 County of Klamath )

36 On this 11 day of May, 1984, before me, a Notary Public in and for  
 37 said County and State, personally appeared the above-named Michael B. Jager and  
 38 Margaret H. Jager, husband and wife, and acknowledged the foregoing instrument  
 39 to be their voluntary act and deed.

40 (SEAL)

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42 Cynthia L. Hellbusch  
 43 CYNTHIA L. HELLBUSCH Notary Public for Oregon  
 44 My Commission Expires 7-24-85

45 Jerome F. Hammond  
 46 Jerome F. Hammond  
 47 NOTARY PUBLIC - OREGON  
 48 My Commission Expires 6-22-84

## EXHIBIT "A"

7865

Inventory List of Irrigation Equipment  
Robertson to Jäger

1. 1-U.S. Motor 30HP Turbine and electric panel; Serial # 675055.
2. 1-Marathon Electric 30HP pump & motor and electric panel; Serial # 1003074.
3. 1-Century Electric 25HP pump & motor and electric panel; Serial # 3E-GC
4. 1-32 joint 40' wheeline with Briggs-Stratten gas mover; Serial # C-637817.
5. 1-27 joint 40' wheeline with gas mover; Serial # C-637809.
6. 64 joints of 8" 30' mainline.
7. 32 joints of 6" 30' mainline.
8. 34 joints of 3" 40' handpack line.
9. 2-8" to 6" reducers.
10. 4-8" Elbows.
11. 3-8" T-values.
12. 2-4" values.
13. 2-4" 15ft hoses.
14. 1-8" end plug.
15. 1-6" end plug.

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

on this 11 day of May A.D. 19 84  
at 1:34 o'clock P. M. and duly  
recorded in Vol. M84 of Deeds  
Page 7863

EVELYN BIEHN, County Clerk

By [Signature] Deputy  
Fee 12.00

*Returned: MTC*

*9/27/11*  
*[Signature]*