OA OA OA	376±0	Vol.M.&4.Page	9769
THIS CONTRACT, Made this PAUL B. LONG AND JOAN L 8401 Old Stage Road, #6 and ROD ROLLINS AND DALE BO	CONTRACT—REAL ESTATE		
8401 Old Stage Road, #6	· LONG		. 19 betwee
PAUL B. LONG AND JOAN L 8401 Old Stage Road, #6 and ROD ROLLINS AND DALE BO 1800 Crater Lake Ave., H	WERS	, OR 97502 hereinste	
WITNESSETH: That is comis	737, Medford, OR	9750/i	r called the selle
MITNESSETH: That in consideration agrees to sell unto the buyer and the buyer ag and premises situated in Klamath	of the mutual covenants rees to purchase from th	and agreements herein con the seller all of the fall	called the buyer tained, the selle
and premises situated in	racts Troot	State of Oregon	g described land , to-wit
#3606-1023-2500	Tract A,	Rocky Point	
#5606-1023-2600			
for the sum of One Thousand Five Hun	dred		
Dollars (gl. 000, 00 purchase price) on account	of military	Tousand Dollars (\$1,	500.00
the seller in th	id - Teceipt of	Which is hereby and	
Dollars (\$ 45.00) each	Forty-five Dolla	it: \$500.00 acknowle	dged by the the order of
Dollars (\$.45.00 each, payable on the 10th			-
and continuing and day of each month hereafte	* had	***************************************	
ferred balances of said purchase price is fully pa ferred balances of said purchase price shall bear inte- until paid, interest to be paid. monthly payments above required. Taxon	id. All of said purchase	price may be paid at any	, 19.84
monthly payments above required. Taxes on said a	== O	per cent per annum from	mie; all de-
parties hereto as of the data axes on said pre	emises for the	being included in th	e minimum
The buyer warrants to and covenants with the seller that the res	8 process	shall be prorated)	between the
The bayer warrants to and covenants with the seller that the retained of the primarily lor buyer's personal, tamily, household or agriculty to buyer's personal, tamily, household or agriculty to buyer shall be entitled to possession of said lands on the terms of this contract. The buyer agrees the soil in default under the terms of this contract. The buyer agrees to there in and save the seller harmless therefrom and reimbures seller it be imposed upon said premises, all promptly before the same or any part all buildings now or herealter exceed on said premises against loss or dam all policies of insurance to be delivered to the seller as soon as payable the procure and pay for such contract and pay for such contract and pay for such contract and pay for such surface to the seller, with loss payable the contract and pay for such contract and pay for such surface, the seller as soon as mored. It	ural purposes, is-low-business or commercial cur-	act is	
thereon in good condition and repair and will not suffer or permit any other liens and save the seller harmess therefore suffer or permit any that he will now a suffer or permit any	hat at all times he will keep the	9, and may retain such	·
be imposed upon said premises, all promptly before the same or any part all buildings now or beauty	or all costs and attorney's lees in as all water rents, public charge	premises and the buildings, now or hill keep said premises free from const neutred by him in defending	sion so long as erealter erected ruction and all
all buildings now or herealter erected on said premises against loss or day all buildings now or herealter erected on said premises against loss or day all policies of nourance to be delivered to the seller, with loss payable high policies of nourance to be delivered to the seller as soon as insured. It is not not to procure and pay for such insurance, tealler may do so and any contract and shall bear interest at the rate alorsaid, without waiver, he suring (in an amount equal to said purchase and within the seller agrees that at his expense and within the suring (in an amount equal to said purchase price) marketable title in an arrote is fully paid and upon the seller agrees and within the suring (in an amount equal to said purchase price) marketable title in an arrote is fully paid and upon the prefer to the suring the buyer, his price or request and upon strength and other restrict that the seller had been the sure or request and upon strength.	age by fire (with extended cover-	and municipal liens which hereafter thuyer's expense, he will insure and	any such liens; lawfully may d keep insured
contract and shall bear interest at the rate aforesaid, without waiver, how	Yow if the buyer shall fail to pay payment so made shall be added	buyer as their respective interests many such liens, costs, water	NA appear and
suring (in an amount equal to said purchase and within mad except the usual printed exceptions and the busileting printed exceptions and the busileting and the surface is fully paid and some successions and the busileting and the surface is surface and surface a	days from the date hereof, he	seller for buyer's breach of contract.	ecured by this
sharper and shall bear interest at the rate aloresaid, without waiver, how the rate aloresaid, without waiver, how the rate aloresaid, without waiver, how the rate aloresaid without waiver, how the sund property of the sund printed exceptions and the building and other restriction is fully said and upon request end upon the burst of the sund printed exceptions and the building and other restriction to the burst of the sund upon request end upon the burst of this agreement of this agreement of the sund saigns, free and clear of encumbrances as a charges so assumed by the buyer and further excepting all liens and encu (Continuous and the such ward is defined in the full such ward is defined in the full such ward is defined in the full ruther exception and whithever was stevens-Ness form No. 1308 much in tending Act and Required whithever was stevens-Ness form No. 1308 much in tending Act and Required whithever was stevens-Ness form No. 1308 much such ward in the full ruther exception and whithever was stevens-Ness form No. 1308 much such such such such such such such s	tions and easements now of record it, he will deliver a good and said	or subsequent to the date of this and it lany. Seller also agrees that we had	nce policy in- freement, save
the buyer and further excepting all liens and encu	ud easements and restrictions and mbrances created by the buyer	clear of all encumbrances since said the taxes, municipal liens, water	in tee simple date placed,
MPORTANT NOTICE: Delete, by lining out, whichever phrase and whichever we see stevens-Ness Form No. 1308 or similar. If the contract becomes a first-lier to Paul B. and Joan Long 8401 Old Stage Road	red on reverse)	tus assigns.	is and public
or similar, if the contract L, the seller to	MUST comply with the Act and Regulations the purchase of a dwelling	f warranty (A) is applicable and if seller	is a creditor,
Paul B. and Joan Long 8401 Old Stage Road, #64; Central Point, OR 97502	Cm	ose Stevens-Ness Form No. 1307 or sim	this purpose, ifar.
Central Point, OR 97502	\$174	TE OF OREGON,	1
HOO POlling	Co	unty of	ss.
1800 Crater Lake Ave., 757			
BUYER'S NAME		day of	on the
SOU POIL	in boo	ok/reel/volument, and re	corded
Rou Rollins and Dale lowers	RECORDER'S US. Page	www.	on
1200 Crater Like Ave., /37 Medford, OR 97504	ment/	microfilm/reception Nod of Deeds	mstru-
change is requested all fax statements should		Witness my band	1.3
	Count	y affixed.	eal of
1800 Crater Lake Avenue, #37			-
Medford, Orogon 97504 #37		ME	
	/ By		\sim 11 1

. Deputy

9770 And it is understood and agreed between said parties that time is of the essence of this contract, and in case the buyer shall fail to make the payments above required, or any of them, punctually within 20 days of the time limited therefor, or fail to keep any agreement herein contained, then the seller at his option shall have the following rights: (1) to declare this contract null and void, (2) to declare the whole unpaid principal balance of said purchase price with equity, and in any of such cases, all rights and interest created or the existing in lavar of the buyer as against the (1) to foreclose this contract by ruit in seller without any act of re-entry, or any other act of said seller and of the rights acquired by the buyer the ender shall sterily case and described and all other rights acquired by the buyer the ender shall revert to and revest in said case of such default all payments theretofore made on this contract are to be retained by and belong to said seller as the agreed of the time of such default. And the said seller, in case of such default, shall have the right immediately, to such a solution of the payments had never been made; and the land aforesaid, without any process of law, and take immediate possession thereof, together with all the improvements and appurtenances thereon or thereto right hereunder to enforce the same, nor shall any waiver by said seller of any provision hereof be held to be a waiver of any succeeding breach of any such provision, or as a waiver of the provision itself.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 1,500.00. However, the sixtle and consideration construing this contract, it is understood that the sellet or the buyer may be more than one person or a corporation; that if the context is the include the plural, the masculine, the ferminane and the neuter, and that generally all grammatical changes consideration and implied to make the provisions hereof apply equally to corporations and to individuals.

This agreement shall bind and inner to the benefit of, as the circumstances may require, not only the immediate parties hereto but their respective and maintances, personal representatives, successors in interest and assigns as well.

IN WITNESS WHEREOF. Said parties have executed this instrument approach to the context of t IN WITNESS WHEREOF, said parties have executed this instrument WXEXINGERS; if either of the undersigned is a corporation, it has caused its corporate name to be signed and its corporate seal affixed hereto by its officers duly authorized thereunto by order of its board of directors. 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. NOTE—The sentence between the symbols (1), if not applicable, should be deleted. See ORS 93.030). STATE OF OREGON, County of JACKSOJ Personally appeared Personally appeared the above named John L LONG + RODNEY ROLLINS who, being duly sworn, each for himself and not one for the other, did say that the former is the president and that the latter is the and acknowledged the foregoing instrusecretary of ment to bevoluntary act and deed. and that the seal attixed to the toregoing instrument is the corporation, of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

Before me: (OFFICIAL SEAL) Notary Public for Oregon 5-1-48 Notary Public for Oregon (SEAL) My commission expires: ORS 93.635 (1) All instruments contracting to convey fee title to any real property, at a time more than 12 months from the date that the instrument executed and the parties are bound, shall be acknowledged, in the manner provided for acknowledgement of deeds, by the conveyor of the title to be conveyor, instruments, or a memorandum thereof, shall be recorded by the conveyor not later than 15 days after the instrument is executed and the parties of the conveyor of the conve (DESCRIPTION CONTINUED) STATE OF OREGON)ss. County of Multnomah June 4, , 1984 , personally appeared the above named Paul B. Long and acknowledged the foregoing instrument to be his voluntary act and deed. Before me: Judy R. Schmidt (SEAL) Notary Public for Oregon

(PUPOED Commission Expires:

L-58BF Rev. 3/76

7-17-87

		PODLE AD AD ACKNOWLED
STATE OF OREGON,		FORM NO. 23 — ACKNOWLED 31 STEVENS.NESS LAW PUB CO., PUBLICATION
County of Jackson ss.	, Ee ()	6.1
BE IT REMEMBERED, That on this before me, the undersigned, a Notary Public in and the named	or said County and State	personally appeared the within
		1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1
known to me to be the identical individual des		
		ereunto set my hand and affixed
	my official seal the da	y and year last above written.
	Carlelia A	Welset
	Notary I	Public for Oregon.
	My Commission expir	Public for Oregon. es 4-23-88
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그런 그는 그 집에는 걸리는 꽃빛깔살을 보다고		
STATE OF OREGON: COUNTY OF KLAMATH:ss		-33 613-3 6
I hereby certify that the within instr record on the 11 day of June	A.D., 19 84 at	
and duly recorded in Vol. M 84 , of		on page 9769
	everyn bit	HN, COUNTY CLERK
Fee: \$ Fee 12.00		.Deputy
7. C.A	by:	, Deputy