CONTRACT—REAL ESTATE

THIS CONTRACT, MEDWARD A. AND	Tade thisTWELFT ROSE MARIE MED	H. day of	FEBRUARY	, 19.85 , between
and LARRY L. AND DA	i de la companya de	daju Maraka ile je ♥		hereinafter called the selle
and premises situated in	KLAMATH Agrees	e mutual covenan to purchase from County	ts and agreements the seller all of the State of	ereinafter called the buye
ACCORDING TO THE COUNTY CLERK OF K	ND THE SOUTH 20 OFFICIAL PLAT	FEET OF TR THERE OF ON OREGON	ACKS 25 OF Y	ALTA GARDENS, OFFICE OF THE
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Pollars (\$) is peller); the buyer agrees to pay the seller in monthly payments pollars (\$ 966.11) each	aid on the execution 1	(-t		
MARCH 10 1395 Intil pai nonthly payments above requires hereto as of the date of	ed. Taxes on said pre- this contract.	mises for the curr	and * } in add being ent tax year shall	dition to included in the minimum be prorated between the
The buyer warrants to and covenant (A.) primarily for buyer's personal continuous shall be entitled to posser is not in default under the terms of this personal desirable of the primarily and the personal desirable of the buyer has been been been been been been been bee	contract. The buyer agrees if	at at all times he will i	eep the premises and the	retain such possession so long as buildings, now or hereafter erected
buildings now or hereafter erected on an accompany or companies satisfactory to policies of insurance to be delivered to to procure and pay for each insurance. Intract and shall been interest at the rate	d premises against loss or dany the seller, with loss payable in the seller as soon as insured. It he seller may do so and any aloresaid withsers	thereof become past duage by fire (with extending to the seller and the lower shall to payment so made shall)	e; that at buyer's expense of coverage) in an amount on to the buyer as their re if to pay any such liens, c be added to and become a	he will insure and keep insured not less than \$ 85,000.00 spective interests may appear and osts, water rents, taxes, or charges that the debt secured by this
The seller agrees that at his expense in an amount equal to said purchal except the issual printed exceptions are so is fully paid and upon request and to the buyer, his heirs and assigns, free mitted or existing by, through or under a larger so accumed by the buyer and butlet angles so accumed by the buyer and butlet.	and within we price) marketable title in as I the building and other restrict you surrended of this agreeme and clear of encumbrances as celler, excepting, however, the se- mer excepting all liens and encu-	days from the date he all to said premises in the said premises in the said same and the said said the date hereof and all easements and restrict tribrances created by the	reof, he will turnish unto e seller on or subsequent t of record, it any. Seller a d and sufficient deed con- free and clear of all	buyer a title insurance policy in- o the date of this agreement, save so agrees that when said purchase veying said premises in tee simple mbrances since said date placed, cipal liens, water rents and public
APORITANT NOTICE: Delete, by lining out, w such word is defined to the truth-in-Leading Stevent-Ness Form Ne. 1308 or similar. If t	(Continuation of the continuation of the conti	arranty (A) or (B) is not a	pplicable. If warranty (A) is and Regulation by making r a dwelling use Stevens-Ness	applicable and if seller is a creditor, equired disclosures; for this purpose, Form No. 1307 or similar.
ENWARD A. AND ROSE 1735 KAND at. LANATH FALLS, ORE.	E MARIE MEDINA	Keren	STATE OF OR	NAME OF THE PARTY OF THE PROPERTY OF
SELLER S NAME AND	L. PECNSON		ment was recei	that the within instru- ved for record on the
Edward 9. M 209 Summers	edina lane	SPACE RESERVED FOR RECORDER'S USE	in book/reel/vol page ment/microfilm/	ockM., and recorded on on on or as tee/file/instru-
Lamalk Palls () NAME, ADDRESS a change is required all fair statements shall			Record of Deeds /Witness i County affixed.	of said county. my hand and seal of
			NAME	TITLE
NAME ADDIESS,	(P) 100 (168)	OTOKA	By	Deputy

. 2202

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 \$2.50.5 in the payments thereon as once due and payable, (3) to declare this contract, the payments thereon as once due and payable, (3) to withdraw said deed and orbid. (3) 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 them existing in favor of the buyer as against the seller at an interest created or the property of th

end aloresist, without any process of law, and take immediate possession thereof, together with an the improvements and apparentment and appar

IF ANY PAYMENT FALLING DUE HEREUNDER BE NOT PA

AFTER THE DUE DATE THEREOF,	OADER BE NOT PAID WITHIN (30) DAYS
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to case suit or action is instituted to foreclose this contract	enforce any provision hereol, the losing party in said suit or action agrees to pay suc to pay such such such such such such such such
judgment or fecree of such trial court, the losing attorney's feet to be all	lowed the prevailing party in said suit or potion
In constraint this contract is	to pay such sum as the appellate court shall adjudge reasonable as the appellate court shall adjudge reasonable as the prevailin buyer may be more than one person or a corporation; that it the context so require qualify to corporations and to individuals. Instances may require, not only the immediate parties breath but their cost and assisting as well.
the ungular pronoun shall be taken to mean and include the plural the made assumed the plural the made assumed the plural the p	buyer may be more than one person or a constant as the prevailing
This agreement shall bind and inure to the brooks hereof apply a	qually to corporations and to individual and that generally all grammatical charge
IN WITHECC THEFT PERSONAL REPRESENTATIVES, SUccessors in inter	est and assign to mall, not only the immediate parties becate it.
ficers duly authorized thereunto by order of its board o	executed this instrument in triplicate; it either of the under to be signed and its corporate seal affixed hereto by its of of directors
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THIS INSTRUMENT DOES NOT GUARANTEE THAT ANY	Fore marie medica
DESCRIPED IN THE TAXABLE TO OF THE PRIDEOTO	6 1 - 1 1 1 0 0 1
PLANNING DEPARTMENT TO VERIFY APPROVED USES.	Larry & Mondon
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NOTE—The sentence between the symbols (), if not applicable, should be deleted.	Sea ORS 93.030)
STATE OF OREGON,	그렇게 보면 가는 가는 아니라 아들은 살아보고 있다면 하는데 되었다. 그 그 그 그 그 그 그 그 그 그 그 그 그 그 그 그 그 그 그
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Personally appeared the above named Rese MARILE	and
Medina, Edward A. Medina, each	h for himself and not one for the other, did say that the former is the
THE THE SON THE LINE OF	provided that the former is the
A D apple and acknowledged the torage	president and that the latter is the
Voluntary act and de-	
	that the seal affixed to the toregoing instrument is the corporate seal corporation and that said instrument was signed and that
Before me:	sid corporation and that said instrument was signed and sealed in be-
SEAL) G.	acknowledged said instrument to be its voluntary act and deed. Before me:
F 12 me s M Court To not .	<u>보면 이 기가도 할 것 같</u> 아하다 하는 것이 되는 것 같아 살 <mark>다면서 하다</mark> .
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My commission expires 10-9-88 Notar My commission expires 10-9-88	ry Public for Oregon (SEAL)
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ORS IN CASA All instruments contracting	ry Public for Oregon Commission expires:
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Fee: \$ 9.00

by: Pan Amillo, Deputy