

50578

ASSIGNMENT OF CONTRACT

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10187

KNOW ALL MEN BY THESE PRESENTS, That the undersigned, for the consideration hereinafter stated,

has sold and assigned and hereby does grant, bargain, sell, assign and set over unto

SCOTT LEE RUNELS and MARGIE "B" RUNELS, husband and wife

his heirs, successors and assigns, all of the vendee's right, title and interest in and to that certain contract for the sale of real estate dated

December 15, 19 81, between KENNETH L. TUTTLE, dba Double K Ranch

as seller and RONALD N. HESSER and BEVERLY A. HESSER, husband and wife

as buyer, which contract is recorded in the Deed\* Miscellaneous\* Records of Klamath County, Oregon, in ~~book/reel~~ volume No. M81 at page 21723 thereof, or as fee/file/instrument/microfilm/reception No. \_\_\_\_\_ (indicate which), (reference to said recorded contract hereby being expressly made), together with all of the right, title and interest of the undersigned in and to the real estate described therein; the undersigned hereby expressly covenants with and warrants to the assignee above named that the undersigned is the owner of the vendee's interest in the real estate described in said contract of sale and that the unpaid balance of the purchase price thereof is not more than \$ 116,193.35 with interest paid thereon to April 23, 19 85; further, upon compliance by said assignee with the terms of said contract, the undersigned directs that conveyance of said real estate be made and delivered to the order of said assignee.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 287,207.91

~~HOWEVER, THE DEED/CERTIFICATE OF CONVEYANCE OF THIS REAL ESTATE PROPERTY IS VALID AND EFFECTIVE AS TO THE WHOLE~~

In construing this assignment, it is understood that if the context so requires, the singular shall be taken to mean and include the plural, the masculine shall include the feminine and the neuter and that generally all grammatical changes shall be made, assumed and implied to make the provisions hereof apply equally to one or more individuals and/or corporations.

IN WITNESS WHEREOF, the undersigned assignor has hereunto set his hand; if the undersigned is a corporation, it has caused its corporate name to be signed and its corporate seal to be affixed hereunto by its officers duly authorized thereunto by order of its board of directors.

DATED: June 28, 19 85

Ronald N. Hesser  
RONALD N. HESSER

Beverly A. Hesser  
BEVERLY A. HESSER

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.

STATE OF OREGON, )  
County of Klamath ) ss.

June 28, 19 85

Personally appeared the above named  
RONALD N. HESSER and BEVERLY A.  
HESSER

and acknowledged the foregoing instrument to be their voluntary act and deed.

(OFFICIAL SEAL)

Before me:

Kristi L. Redd

Notary Public for Oregon

My commission expires: 11/16/89

STATE OF OREGON, County of \_\_\_\_\_ ) ss.

Personally appeared \_\_\_\_\_ and \_\_\_\_\_

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 \_\_\_\_\_ secretary of \_\_\_\_\_

\_\_\_\_\_ a corporation, and that the seal affixed to the foregoing instrument is the corporate seal 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:

Notary Public for Oregon

My commission expires:

(OFFICIAL SEAL)

(If executed by a corporation, affix corporate seal)

\*Strike whichever word not applicable. NOTE—The sentence between the symbols @, if not applicable, should be deleted. See ORS 93.030. If the contract is not already of record, it should be recorded, preferably in the Deed Records.

Ronald N. Hesser & Beverly A. Hesser

1830 Park  
Klamath Falls, OR 97601  
GRANTOR'S NAME AND ADDRESS

Scott Lee Runels & Margie "B" Runels

Rt. 1 Box 82  
Santa Maria, CA 93454  
GRANTEE'S NAME AND ADDRESS

After recording return to:

SAME AS GRANTEE

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.

SAME AS GRANTEE

NAME, ADDRESS, ZIP

STATE OF OREGON, )  
County of Klamath ) ss.

I certify that the within instrument was received for record on the 2nd day of July, 1985, at 12:31 o'clock P.M., and recorded in book/reel/volume No. M85 on page 10187 or as fee/file/instrument/microfilm/reception No. 50578, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

NAME TITLE

By Phyllis Smith Deputy

Fee: \$5.00