

50971

MEMORANDUM OF LAND-SALE CONTRACT

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KNOW ALL MEN BY THESE PRESENTS, that on July 11, 1985,

Frank Geoffrey Marx and Portia Marx

Charles M. Deering and Louise J. Deering as vendor(s) and

made and entered into a certain land-sale contract wherein said vendor(s) agreed to sell to said vendee(s) and the latter agreed to purchase from said vendor(s) the fee-simple title in and to the following described real property in Klamath County, State of Oregon, to-wit:

SEE ATTACHED LEGAL DESCRIPTION

The true and actual consideration for the transfer, set forth in said contract, is \$5,000.00, payable \$4,900.00 down on the signing of said contract and the balance payable in ☐ monthly, ☐ quarterly, ☐ semi-annual, ☒ annual installments (indicate which) of not less than \$100.00 each; all deferred payments bear interest at the rate of 0% per annum from the date of said contract until paid.

In Witness Whereof the said vendor(s) has executed this memorandum July 11, 1985

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 foregoing memorandum shall be recorded by the conveyer not later than 15 days after the 'land-sale contract' is executed and the parties are bound thereby. ORS 93.635.

FRANK GEOFFREY MARX

PORTIA C. MARX

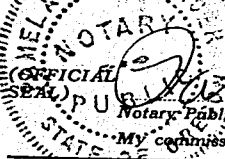
STATE OF OREGON,

County of Klamath

July 11, 1985

Personally appeared the above named Frank Geoffrey Marx and Portia C. Marx

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



Notary Public for Oregon

My commission expires: 8/16/88

FRANK GEOFFREY & PORTIA C. MARX

VENDOR'S NAME AND ADDRESS

CHARLES M. & LOUISE J. DEERING

VENDEE'S NAME AND ADDRESS

After recording return to:

CHARLES M. & LOUISE J. DEERING

6614 Cottage

Klamath Falls OR 97601

NAME, ADDRESS, ZIP

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

CHARLES M. & LOUISE J. DEERING

6614 Cottage

Klamath Falls OR 97601

NAME, ADDRESS, ZIP

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 _____

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)

STATE OF OREGON,

County of _____ ss.

I certify that the within instrument was received for record on the _____ day of _____, 19____, at _____ o'clock _____ M., and recorded in book/reel/volume No. _____ on page _____ or as fee/file/instrument/microfilm/reception No. _____, Record of Deeds of said county.

Witness my hand and seal of County affixed.

NAME

TITLE

By _____ Deputy

SPACE RESERVED
FOR
RECORDER'S USE

10794

A portion of Lot 28, Block 3, Tract 1120,
SECOND ADDITION TO EAST HILLS ESTATES, in the
County of Klamath, State of Oregon, more
particularly described as follows:

Beginning at a 1/2" iron pin on the West Line
of said Lot 28, from which the Northwest
Corner of said Lot 28 bears N00° 21' 05" W,
124.32 feet; thence S00° 21' 05" E on said
West Line, 100.00 feet to a 1/2" iron pin;
thence S89° 56' 53" E, 110.60 feet to a 1/2"
iron pin; thence N00° 21' 05" W, 100.00 feet
to a 1/2" iron pin; thence N89° 56' 53" W,
110.60 feet to the point of beginning
contained 0.25 acres more or less.

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record

this 11th day of July A. D. 1985 at 4:09 o'clock P. M., and
by recorded in Vol. M85, of Deeds on Page 10793

EVELYN BIEHN, County Clerk

By Bernetha J. Heloich

Fee \$9.00