

JUDGMENT DOCKET

JUL 22 1985

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CIVILIN THE CIRCUIT COURT OF THE STATE OF OREGON
FOR THE COUNTY OF MULTNOMAHHARRY L. BONOME and DOLORES
M. BONOME,

Plaintiffs,

vs.

LEROY B. LEATHERS and LUCINDA
LEATHERS and CAROL KRIEGER,
INC., an Oregon corporation,
dba WRIGLEY PROPERTIES,

Defendants.

No. 85-02-01168

FINAL DECREE OF STRICT
FORECLOSURE OF REAL
ESTATE CONTRACT

ENTERED IN JOURNAL

JUL 19 1985

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Upon application of the plaintiffs and it appearing to the Court that on June 14, 1985, the Court made and entered herein its Interlocutory Decree entitled, Order of Default and Judgment, requiring the defendant, Carol Krieger, Inc., an Oregon corporation, dba Wrigley Properties to pay to plaintiffs, through the Clerk of the Court, certain sums of money within fifteen (15) days from the date of said Order of Default and Judgment, or otherwise forfeit and be foreclosed of all of their interest in the real property described therein and to the money heretofore paid by any defendants on the purchase price of said property; and

It further appearing to the Court that the defendant, Carol Krieger, Inc., an Oregon corporation, dba Wrigley Properties has failed to pay said money and that the time for so doing has now expired and that plaintiffs are now entitled to a final decree of strict foreclosure, and the Court being advised in the premises,

NOW, THEREFORE, IT IS HEREBY ORDERED, ADJUDGED AND DECREED:

Page 1-FINAL DECREE OF STRICT
FORECLOSURE OF REAL
ESTATE CONTRACT

DOUGLAS S. HESS
Attorney at Law
4040 Douglas Way
Lake Oswego, Oregon 97034
Telephone (503) 636-7772

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1. That the defendant, Carol Krieger, Inc., an Oregon corporation, dba Wrigley Properties, is hereby forever strictly foreclosed of all interest in the following real property:

A tract of land situated in the NW1/4SW1/4 of section 7, T38S, R9EWM, Klamath County, Oregon, being more particularly described as follows:

Beginning at the W1/4 corner of said section 7; thence S89°49'E 799.00 feet to the westerly right of way line of Highway 97 (Dalles-California Hwy); thence S11°36'E, along said right of way line 506.29 feet; thence S78°24'W 99.36 feet to the True Point of Beginning of this description; thence continuing S78°24'W 286.05 feet; thence S07°55'20"E 272.69 feet; thence S85°03'50"W 92.90 feet; thence S00°06'00"E 37.00 feet; thence S69°30'10"E 475.00 feet (S69°29'E 474.8 feet by recorded Survey No. 2148, as recorded in the office of the Klamath County Surveyor); thence N11°36'W 87.00 feet; thence N78°24'E 73.15 feet; thence N11°36'W 13.00 feet; thence N78°24'E 27.00 feet to the westerly right of way line of said Highway; thence N11°36'W, along said right of way line, 132.35 feet; thence S85°27'15"W 92.51 feet; thence N11°54'47"W 74.84 feet; thence N74°21'03"E 45.98 feet; thence N11°30'13"W 57.41 feet to the southerly edge of a concrete sidewalk; thence along the southerly and westerly edge of said sidewalk, S78°16'22"W 43.47 feet and N16°40'10"W 125.02 feet; thence N73°19'50"E 5.50 feet; thence N16°40'10"W 46.06 feet to the True Point of Beginning; containing 3.69 acres, more or less, with bearings based on said recorded Survey No. 2148, TOGETHER WITH AND SUBJECT TO, the easements, common walkway, and common driveways as shown on the attached Exhibit "A", also subject to all easements and rights of way of record or apparent.

That all interest, both at law and in equity, of defendant in the real property is hereby vested absolutely in the plaintiffs; and

2. That all monies heretofore paid by any of the defendants upon the purchase price of said property belong to the plaintiffs, free of all claims of the defendants; and

3. That this Decree shall stand as the cancellation of the Contract and any assignment thereof to defendant, Carol Krieger, Inc., an Oregon corporation, dba Wrigley Properties as described in

1 plaintiffs' Complaint; and

2 4. That the plaintiffs have judgment against the defendant,
3 Carol Krieger, Inc., an Oregon corporation, dba Wrigley Properties
4 for plaintiffs' costs herein incurred and taxed at \$146.50; and

5 5. That the Sheriff of Klamath County, Oregon, place plaintiffs
6 in the immediate possession of said real property.

7 DATED this 17th day of July, 1985.

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10 *Charles S. Pordichan*
11 CIRCUIT COURT JUDGE

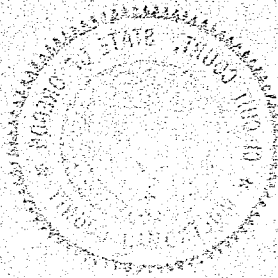
12 13536

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18 AFTER RECORDING RETURN TO:

19 DOUGLAS S. HESS
20 ATTORNEY AT LAW
21 4040 Douglas Way
22 P.O. Box 1708
23 Lake Oswego, OR 97034

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Page 3-FINAL DECREE OF STRICT
FORECLOSURE OF REAL
ESTATE CONTRACT

DOUGLAS S. HESS
Attorney at Law
4040 Douglas Way
Lake Oswego, Oregon 97034
Telephone (503) 635-2773



STATUTE OF OREGON COUNTY OF KLAMATH
Filed for recording in request of
A.D. 1985 at 2:48
on page 13536
P.M., and duly recorded in Vol. 13536
the 26th day of August
County Clerk
Evelyn Biehn
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13536

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plaintiffs; consisting; and
 that the plaintiffs have judgment against the defendant,
 Carol Krieger, Inc., an Oregon corporation, d/b/a Whigley Properties
 for plaintiff's costs herein incurred and taxed at \$148.50; and
 that the Sheriff of Klamath County, Oregon, place plaintiffs
 in the immediate possession of said real property.

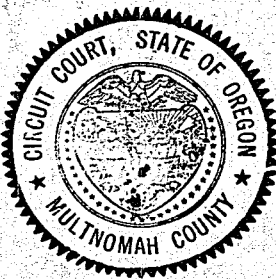
DATE this 17 day of July, 1985

[Signature]
 CIRCUIT COURT JUDGE

13537

RECORDING RETURN TO:

DOUGLAS C. BEEZ
 4040 DOWLING WAY
 BOX 1708
 Lake Oswego, OR 97034



STATE OF OREGON } ss.
 County of Multnomah }
 The foregoing copy has been compared and
 is certified by me as a full, true and correct
 copy of the original on file in my office and in
 my custody.
 In Testimony Whereof, I have hereunto set
 my hand and affixed the seal of the

AUG 06 1985
 Court on: _____
 CIRCUIT COURT
 Administrator
 By: *P. D. Miller*
 Deputy

CLERK OF CIRCUIT COURT
 CLERK OF CIRCUIT COURT
 CLERK OF CIRCUIT COURT

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____ the 26th day
 of August A.D., 19 85 at 2:48 o'clock P. M., and duly recorded in Vol. M85
 of Deeds on Page 13534

FEE \$17.00

Evelyn Biehn,
 By _____ County Clerk
[Signature]