

72839

Filed for Record at Request of

THIS SPACE RESERVED FOR RECORDER'S USE

REVENUE STAMPS

Vol. 1187 Page 5143

let.  
TO Western United Life Assurance Co.  
P.O. Box 2162  
Spokane, WA 99210  
32438 OSTERBERG pld

K-39386

## Deed and Seller's Assignment of Real Estate Contract

THE GRANTOR Arley L. Ogan and Margaret W. Ogan, husband and wife  
for value received convey and warrants to  
Metropolitan Mortgage & Securities Co., Inc. d/b/a Metropolitan Financial  
Services, Inc., a corporation the grantee  
the following described real estate, situated in the County of Klamath  
State of OREGON, including any interest therein which grantor may hereafter acquire:

For legal description, see Exhibit "A" attached hereto and made a part of by this reference.

The true and actual consideration paid for this transfer, stated in terms of dollars, is  
\$ 30,609.00. However, the actual consideration consists of or includes other property  
or value given or promised which is (part of)(the whole) consideration.

"This instrument will not allow use of the property described in this instrument in violation  
of applicable land use laws and regulations, before signing or accepting this instrument,  
the person acquiring fee title to the property should check with the appropriate city or  
county planning department to verify uses."

and does hereby assign, transfer and set over to the grantee that certain real estate contract dated the 20th day of August, 1980,  
between Arley L. Ogan and Margaret W. Ogan, husband and wife as seller and  
Wilbur C. Osterberg and Sharon C. Osterberg, husband and wife as purchaser,  
for the sale and purchase of the above described real estate. The grantee assumes no obligations on the real estate contract other than to  
hold title in trust and give a deed upon payment of contract price. The grantor hereby covenants that there is now unpaid on the principal of  
said contract the sum of \$34,609.54 approximately.

Dated this 6th day of March, 1987.

Arley L. Ogan (Seal)  
Margaret W. Ogan (Seal)

STATE OF OREGON )  
County of Umatilla ) ss.

On this day personally appeared before me Arley L. Ogan and Margaret W. Ogan  
to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that  
they signed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.  
GIVEN under my hand and official seal this 10th day of March, 1987.

Julie A. Howell  
JULIE A. HOWELL  
NOTARY PUBLIC-OREGON  
My Commission Expires 1-22-88  
Notary Public in and for the State of WASHINGTON  
residing at Rt 1 Box 1657A Hermiston, OR 97838

EXHIBIT "A"

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Beginning at the Northwest corner of Block 6, Original Townsite of Chemult; thence at right angles to the Northwest corner of Block 6 and running in a Westerly direction, a distance of 150 feet; thence at right angles and running in a Southerly direction, a distance of 150 feet; thence at right angles and running in an Easterly direction a distance of 150 feet; thence at right angles and running in a Northerly direction a distance of 150 feet, more or less, to the point of beginning, being a part and portion of the NW $\frac{1}{4}$ SW $\frac{1}{4}$  of Section 21, Township 27 South, Range 8 East of the Willamette Meridian, and adjoining said Block 6 of Original Townsite of Chemult on the West.

ALSO Lots 4, 5 and 6 in Block 6 of Chemult, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

ALSO a parcel of land situated in the NW $\frac{1}{4}$ SW $\frac{1}{4}$  of Section 21, Township 27 South, Range 8 East of the Willamette Meridian, more particularly described as follows: Beginning at a point which is South 70°40'00" West 150 feet from the Southwest corner of Lot 4, Block 6, Chemult; thence continuing South 70°40'00" West to the West line of said Section 21; thence North along the West line of said Section 21 to its intersection with Westerly prolongation of the Northline of Lot 6, Block 6, Chemult; thence North 70°40'00" East along said prolongation 150 feet; thence South 19°20'00" East 150 feet to the place of beginning; all in Klamath County, Oregon.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title Company the 30th day  
of March A.D., 19 87 at 11:22 o'clock A M., and duly recorded in Vol. M87  
of Deeds on Page 5143  
FEE \$14.00  
By Evelyn Biehn, County Clerk  
[Signature]