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Vol. M88

Page

1548



THIS INDENTURE WITNESSETH: That Jack P. Baggelaar, of the County of Washington, State of Washington, for and in consideration of the sum of Five Thousand and no/100ths Dollars (\$5,000.00), to him in hand paid, the receipt whereof is hereby acknowledged, he granted, bargained, sold and conveyed, and by these presents do grant bargain, sell and convey unto Brandsness, Brandsness & Davis, P.C.

of the County of Klamath, State of Oregon, the following described premises situated in Klamath County, State of Oregon, to-wit:

Lot 16, Block 11, Tract 1089, SIXTH ADDITION TO SUNSET VILLAGE, according to the official plat thereof on file in the office of the County Clerk of Klamath County, EXCEPTING THEREFROM the Northeasterly 5 feet thereof.

[Signature]
K. Baggelaar

A. BRANDSNESS, BRANDSNESS & DAVIS, P.C.

Witness my hand and seal of said County, this 25th day of February, 1988.

BEFORE ME, the undersigned authority, on this 25th day of February, 1988, personally appeared Jack P. Baggelaar, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and consideration therein expressed.

Given under my hand and seal of said County, this 25th day of February, 1988.

CLERK OF COUNTY

[Faint text, likely a notary seal or stamp]

Together with the tenements, hereditaments and appurtenances thereto belonging, or in anywise appertaining. To have and to hold the same with the appurtenances, unto the said Brandsness, Brandsness & Davis, P.C.

heirs and assigns forever.

THIS CONVEYANCE is intended as a Mortgage to secure the payment of the sum of Five Thousand and no/100ths Dollars (\$5,000.00) in accordance with the terms of that certain promissory note of which the following is a substantial copy:

\$5,000.00 Klamath Falls, OR January 19, 1988
Upon demand after date, I (or if more than one maker) we jointly and severally promise to pay to the order of Brandsness, Brandsness & Davis, P.C.
at 411 Pine St., Klamath Falls, OR 97601
Five Thousand and No/100ths (\$5,000.00) DOLLARS,
with interest thereon at the rate of 12% per annum from January 19, 1988 until paid; interest to be paid upon demand and if not so paid, all principal and interest, at the option of the holder of this note, to become immediately due and collectible. Any part hereof may be paid at any time. If this note is placed in the hands of an attorney for collection, 1/30th of the principal and agree to pay holder's reasonable attorney's fees and collection costs, even though no suit or action is filed hereon; if a suit or action is filed, the amount of such reasonable attorney's fees shall be fixed by the court or courts in which the suit or action, including any appeal therein, is tried, heard or decided.

/s/ Jack P. Baggelaar
Jack P. Baggelaar

The date of maturity of the debt secured by this mortgage is the date on which the last scheduled principal payment becomes due, to-wit: upon demand 19

