

CK 86071

## MEMORANDUM OF LAND-SALE CONTRACT

Vol. 1788 Page 5392

KNOW ALL MEN BY THESE PRESENTS, that on April 2, 1988, James L. Howell as vendor(s) and Barry D. and Karol K. Hartford and Bonnie R. Perrin as vendee(s) 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:

The E½S½NE¼ Section 8, Township 25 South, Range 8 East of the Willamette Meridian, in the County of Klamath, State of Oregon

THERE SHALL BE NO PENALTY FOR PREPAYMENT ON THIS CONTRACT.

The true and actual consideration for the transfer, set forth in said contract, is \$6250.00, payable \$1000.00 down on the signing of said contract and the balance payable in ☐ monthly, ☐ quarterly, ☐ semi-annual, ☒ annual installments (indicate which) of not less than \$1000.00 each; all deferred payments bear interest at the rate of 10% per annum from the date of said contract until paid.

In Witness Whereof the said vendor(s) has executed this memorandum April 2, 1988

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 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 92.635.

STATE OF OREGON,

County of Lane, April 2, 1988

Personally appeared the above named

JAMES L. HOWELL

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

(OFFICIAL SEAL)

Notary Public for Oregon

My commission expires: July 6, 1990

James L. Howell  
81910 River Rd.  
Creswell, Oregon 97426

VENDOR'S NAME AND ADDRESS

Barry D. & Karol K. Hartford and  
Bonnie R. Perrin  
555 N Danebo #19 Eugene, Oregon 97402

VENDEE'S NAME AND ADDRESS

Barry D Hartford  
555 N. Danebo #19  
Eugene, OR 97402

address.

Barry D. & Karol K. Hartford  
555 N Danebo #19  
Eugene Oregon 97402

NAME, ADDRESS, ZIP

STATE OF OREGON, County of \_\_\_\_\_, 19\_\_\_\_ 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 Klamath ss.

I certify that the within instrument was received for record on the 11th day of April, 1988, at 12:55 o'clock P.M., and recorded in book/reel/volume No. M88 on page 5392 or as fee/file/instrument/microfilm/reception No. 86071, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

By Berntha A. Hetch Deputy

Fee \$5.00