

MEMORANDUM OF LAND-SALE CONTRACT

KNOW ALL MEN BY THESE PRESENTS, that on the 14th day of June, 1989, MARIE WHITLATCH, Administratrix of the Estate of Gerold Whitlatch, as Seller, and BRENDAN CAPITAL CORPORATION, as Buyer, made and entered into a certain Land Sale Contract wherein said Seller agreed to sell to said Buyer, and the latter agreed to purchase from the former, the fee simple title in and to the following described real property in Klamath County, State of Oregon, to-wit:

Parcel 1:

The SE $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 23, Township 39 South, Range 9 East of the Willamette Meridian.

Parcel 2:

Beginning at the Southwest corner of Section 24, Township 39 South, Range 9 East, Willamette Meridian; thence, East along the South line of said Section 24, 1582.80 feet to a point on the Southwesterly right of way of the Great Northern Railway Company, N. 48°13'28" W. along said right of way 1,767.06 feet to a point on the Southerly right of way of a drain ditch, S. 57°33'07" W. along said right of way of the drain ditch, 321.55 feet to a point on the West line of said Section 24, and S. 0°21'44" E. 1004.74 feet to the point of beginning.

Parcel 3:

The NE $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 26, Township 39 South, Range 9 East of the Willamette Meridian.

SAVING AND EXCEPTING those portions conveyed to the United States of America by Deed recorded July 10, 1916, in Volume 45, page 626, Deed records of Klamath County, Oregon.

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING AND ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING THE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

The true and actual consideration for the transfer, set forth in said contract, is TWO HUNDRED FORTY FIVE THOUSAND DOLLARS (\$245,000.00), payable \$ 24,500.00 cash on the signing of said contract, and the balance payable as set forth therein.


IN WITNESS WHEREOF, the said Buyer and Seller have executed this memorandum this 14th day of June, 1989.

BUYER:

BRENDAN CAPITAL CORPORATION

by: 

SELLER:


MARIE WHITLATCH, Administratrix
of Estate of Gerold Whitlatch

'89 JUL 12 AM 11 23

STATE OF OREGON/County of Klamath)ss:

PERSONALLY APPEARED BEFORE ME the above-named MARIE WHITLATCH, as Administratrix of the Estate of Gerold Whitlatch, deceased, and acknowledged the foregoing Memorandum of Land Sale Contract to be her voluntary act and deed.

DATED this 29th day of June, 1989.

Debra Buckingham
NOTARY PUBLIC FOR OREGON
My Commission Expires: 12-19-92

STATE OF OREGON,

County of Klamath

ss.

On this the 14th day of June, 1989 personally appeared
Richard N. Belcher
who, being duly sworn (or affirmed), did say that he is the attorney in fact for
Brendan Capital Corporation and
that he executed the foregoing instrument by authority of and in behalf of said principal; and he acknowledged said instrument to be the act and deed of said principal.

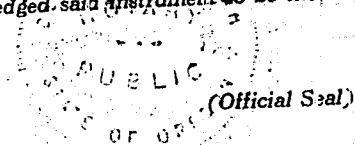
Before me:

Debra Buckingham

(Signature)

Escrow Officer Commission Expires 12-19-92

(Title of Officer)



GRANTORS NAME AND ADDRESS:

Marie Whitlatch
7527 Homedale Road
Klamath Falls, OR 97603

GRANTEES NAME AND ADDRESS:

Brendan Capital Corporation
c/o Richard Belcher
815 Washburn Way
Klamath Falls, OR 97603

AFTER RECORDING, RETURN TO:

Neal G. Buchanan
Attorney at Law
601 Main Street, Suite 215
Klamath Falls, OR 97601

Until a Change is Requested,
Tax Statements Should be Sent
To:

BRENDAN CAPITAL CORPORATION
c/o/ Richard Belcher
815 Washburn Way
Klamath Falls, OR 97603

STATE OF OREGON)

County of Klamath)

ss.

I certify that the within instrument was received for record on the 12th day of July, 1989, at 11:23 o'clock A.M., and recorded in Book M89 on Page 12725 or as File Reel Number 2506, Record of Deeds of said County.

WITNESS my hand and seal of County affixed.

Evelyn Biehn, County Clerk

Recording Officer

By: Dorinda M. Mendenhall
 Deputy