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MEMORANDUM OF LAND SALE CONTRACT

KNOW ALL MEN BY THESE PRESENTS, that on February 3, 1989, PATRICIA DINGLER and PATRICIA A. BERGSTROM, as vendor(s) and BRENDAN CAPITAL CORP., as vendee(s) made and entered into a certain land sale contract (and Addendum of February 13, 1989) 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 real property described in the attached Exhibit "A", in Klamath County, State of Oregon.

The true and actual consideration for the transfer, set forth in said contract, is \$50,000, payable \$5,000 on February 3, 1989, and the balance of \$45,000 on or before August 1, 1989. All deferred payments bear interest at the rate of ten percent (10%) per annum from the date of said contract until paid.

IN WITNESS WHEREOF, the said Vendor(s) has executed this memorandum on August 3rd 1989. If the vendor is a corporation it has caused its name to be signed and its seal affixed by an officer duly authorized thereto by order of its board of directors.

THIS INSTRUMENT WILL NOT ALLOW USE OF 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.

Patricia Dingler
Patricia A. Bergstrom

STATE OF OREGON,)
County of Klamath)

STATE OF OREGON,)
County of Klamath)

This instrument was acknowledged before me on August 3, 19, by Patricia Dingler and Patricia A. Bergstrom

This instrument was acknowledged before me on 19, by as of

D. N. Belcher
Notary Public for Oregon
My Commission expires 12-19-92

Notary Public for Oregon
My Commission expires:

Patricia Dingler, et al
5511 Havencrest Court
Klamath Falls, OR 97603
Vendor's Name and Address
Brendan Capital Corp.
815 Washburn Way
Klamath Falls, OR 97603
Vendee's Name and Address
After recording return to:
Richard N. Belcher
815 Washburn Way
Klamath Falls, OR 97603

Mail Tax Statements to:
Brendan Capital Corp.
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 day of 19, at o'clock m., and recorded in book/reel/volume No. on page as fee/file/instrument/microfilm/reception No. Record of Deeds of said county.
Witness my hand and seal of County affixed.

Name Title
By Deputy

18678
14329

EXHIBIT "A"
K-41214

PARCEL ONE: Tract 4 of 400 Subdivision, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon, saving and excepting that portion deeded to the United States of America by deed recorded in Volume 105, page 607, Deed Records of Klamath County, Oregon.

PARCEL TWO: That certain portion of Lot 5 of 400 Subdivision, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon, described as follows:
Beginning at the Southeast corner of Lot 4 in Subdivision 400 (according to the duly recorded plat thereof) thence South along the East line of Lot 5 of said Subdivision a distance of 143 feet; thence West a distance of 825 feet, ^{more or less} ~~925 feet by deed~~ to the Northeast boundary of the Southern Pacific Railroad Company right of way; thence Northwesterly along the Southern Pacific Railroad Company right of way a distance of 148 feet, more or less to a point being the Northwest corner of Lot 5 of said Subdivision; thence East along the North line of said Lot 5 a distance of 935 feet to the place of beginning, saving and excepting that portion recorded in Volume 105 on page 607, records of Klamath County, Oregon.

NOTE: This memorandum is being re-recorded to amend legal description

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title Co. the 3rd day of Aug. A.D., 19 89 at 2:37 o'clock PM., and duly recorded in Vol. 14328 of Deeds on Page 18677
By Evelyn Biehn County Clerk

FEE \$13.00

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STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title Co. the 3rd day of Oct. A.D., 19 89 at 3:29 o'clock P M., and duly recorded in Vol. 18677 of Deeds on Page 18677
By Evelyn Biehn County Clerk

FEE \$10.00