

OK 8873

MEMORANDUM OF LAND-SALE CONTRACT

KNOW ALL MEN BY THESE PRESENTS, that on \_\_\_\_\_, 19\_\_\_\_, \_\_\_\_\_ as vendor(s) and \_\_\_\_\_ 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 \_\_\_\_\_ County, State of Oregon, to-wit:

Klamath  
Lot 9 Sect. 3 Twp 35 N R 10 E 7.

The Vendor will sell the five acres of land and the buildings on it. In the event of the Vendor's death the land will automatically become the Vendor's.

The true and actual consideration for the transfer, set forth in said contract, is \$14,280., payable \$0.00 down on the signing of said contract and the balance payable in ☒ monthly, ☐ quarterly, ☐ semi-annual, ☐ annual installments (indicate which) of not less than \$100.00 each; all deferred payments bear interest at the rate of 0% per annum from the date of said contract until paid.

In Witness Whereof the said vendor(s) has executed this memorandum \_\_\_\_\_, 1989

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 conveyor not later than 15 days after the 'land-sale contract' is executed and the parties are bound thereby." ORS 93.635.

Waynette Nichols  
Waynette Nichols

STATE OF OREGON, \_\_\_\_\_ ss.  
County of Klamath  
May 8, 1989  
Personally appeared the above named  
Waynette Nichols

STATE OF OREGON, County of Klamath ss.  
05 JUN 89 1989  
Personally appeared W Hugh Nichols 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 acknowledged the foregoing instrument to be \_\_\_\_\_ voluntary act and deed.

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.

(OFFICIAL SEAL)  
DELLA M. HARRELL  
NOTARY PUBLIC - OREGON  
My Commission Expires 10-30-92

Before me:  
Mary Beth Scott  
Notary Public for Oregon  
My commission expires: 10-5-89

OFFICIAL SEAL

VENDOR'S NAME AND ADDRESS  
Waynette Nichols  
P.O. Box 252  
Chiloquin Oregon, 97624

VENDEE'S NAME AND ADDRESS  
Waynette Nichols  
P.O. Box 252  
Chiloquin Or. 97624

After recording return to:  
Waynette Nichols  
P.O. Box 252  
Chiloquin Or. 97624  
NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:  
Waynette Nichols  
P.O. Box 252  
Chiloquin Or. 97624  
NAME, ADDRESS, ZIP

STATE OF OREGON, \_\_\_\_\_ ss.  
County of Klamath  
I certify that the within instrument was received for record on the 11th day of Dec., 1989, at 11:52 o'clock AM., and recorded in book/reel/volume No. M89 on page 23840 or as fee/file/instrument/microfilm/reception No. 8873, Record of Deeds of said county.  
Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk  
NAME TITLE  
By Debbie M. Mullen Deputy

SPACE RESERVED FOR RECORDER'S USE

1462 Lancelot Dr. Lane Wt. 8460 Fee \$8.00  
8th