

ON

25008

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MEMORANDUM OF LAND-SALE CONTRACT

KNOW ALL MEN BY THESE PRESENTS, that on November 15, 1990, Thomas D. and Dorothy R. Sunday, husband and wife as vendor(s) and Frank D. and Diane Rollins, husband and wife **, 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: see ## below

** Frank D. Rollins and Diane Rollins, trustees, or their successors in trust, under the Rollins Loving Trust dated July 18, 1990, and any amendment thereto. - - As investment property - -

Lots 13 & 14, not including the north 300 feet in Block 7, Tract 1083-Cedar Trails subdivision, plat on file with Klamath Co. Clerk, Klamath Co. OR The true and actual consideration for the transfer, set forth in said contract, is \$ 14,000.00, payable \$4500.00 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 10.0% per annum from the date of said contract until paid. One payment of \$1000. due Jan. 15, 1991.

In Witness Whereof the said vendor(s) has executed this memorandum on January 4, 1991.

If the vendor is a corporation it has caused its name to be signed and its seal affixed by an officer or other person duly authorized to do so by order of its board of directors. The entire balance is due and payable upon the sale of this property.

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 93.635.

(If the signer of the above is a corporation, use the form of acknowledgment opposite and affix corporate seal.)

STATE OF OREGON,

County of Josephine } ss.

This instrument was acknowledged before me on January 4, 1991, by

Thomas D. Sunday and

Dorothy R. Sunday

Marilyn Calkins
Notary Public for Oregon

(SEAL)

MARILYN CALKINS
My commission expires:
NOTARY PUBLIC - OREGON

My Commission Expires September 24th, 1992

STATE OF OREGON,

County of Klamath } ss.

This instrument was acknowledged before me on January 17, 1991, by Frank D. Rollins and Diane Rollins

xx

dx

Kristi L. Feld
Notary Public for Oregon

My commission expires: 11/16/91

(SEAL)

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 22nd day of Jan., 1991, at 9:22 o'clock A.M., and recorded in book/reel/volume No. M91 on page 1288 or as fee/file/instrument/microfilm/reception No. 25008, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk

NAME

TITLE

By *Rauline Mullendore* Deputy

Fee \$28.00

VENDOR'S NAME AND ADDRESS

VENDEE'S NAME AND ADDRESS

After recording return to:

Mountain Title Company

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.

Frank & Diane Rollins

2934 Front Street

Klamath Falls, OR 97601

NAME, ADDRESS, ZIP