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SEP 12 1991

1991 SEP 13 11:31

IN THE CIRCUIT COURT OF THE STATE OF OREGON
FOR THE COUNTY OF KLAMATH

WALTER E. CURTIS and
ANNETTA CURTIS, husband
and wife,
Plaintiffs,

vs.

KIRK K. WATSON and
SHIRLEY E. WATSON, husband
and wife,
Defendants.

CASE NO. 9100496 CV

FINAL DECREE OF STRICT
FORECLOSURE OF LAND SALE
CONTRACT

It appearing to the Court that on August 9, 1991, the Court made and entered herein its Interlocutory Decree requiring the Defendants to pay to Plaintiffs, through the Clerk of the Court, certain sums of money within 30 days from the date of the Interlocutory Decree, or otherwise be foreclosed of all their interest in the real property described therein and to the money previously paid by Defendants on the purchase price of the property; and

It further appearing to the Court that the Defendants have failed to pay such money and that the time for doing so has expired, and that Plaintiffs are now entitled to a Final Decree of Strict Foreclosure, and the Court being fully advised in the premises,

NOW, THEREFORE, IT IS HEREBY ORDERED AND DECREED as follows:

1. That the Defendants are hereby forever strictly foreclosed of all interest in the following real property:

Melvin D. Ferguson
Attorney At Law
635 Main Street
Klamath Falls, Oregon 97601
(503) 866-1721

1 Lots 1 and 2 Merrill Sunshine Tracts, according to the
2 official plat thereof on file in the office of the County
3 Clerk of Klamath County, Oregon.

4 Subject to Right of Way, for transmission and
5 distribution of electricity and incidentals, as conveyed
6 to the California Oregon Power Company by instrument
7 recorded September 22, 1933, in Vol. 101, page 429, Deed
8 Records of Klamath County, Oregon. An easement created
9 by instrument, subject to the terms and provisions
10 thereof, dated February 6, 1979, recorded, February 8,
11 1979, in Vol. M79, page 3139, Microfilm records of
12 Klamath County, Oregon in favor of: City water system,
13 for Right of Way for a water disbursing system.

14 and that all interests of Defendants in the real property, both at
15 law and in equity, are hereby vested absolutely in Plaintiffs as
16 husband and wife;

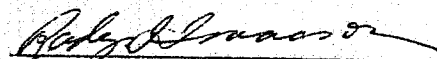
17 2. That all money previously paid by Defendants upon the
18 purchase price of the property belong to Plaintiffs, free of all
19 claims of the Defendants;

20 3. That this Decree shall stand as a cancellation of the
21 contract;

22 4. That Plaintiffs shall have judgment against Defendants for
23 \$1,272 attorneys fees, and Plaintiffs costs and disbursements of
24 \$313.74;

25 5. That the Sheriff of Klamath County, Oregon, place
26 Plaintiffs in immediate possession of the real property.

DATED this 13 day of September, 1991.


Circuit Court Judge

MONEY JUDGMENT

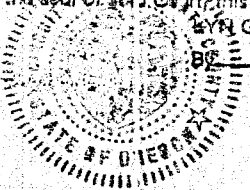
1. Judgment Creditor: Walter E. and Annetta Curtis, husband and wife
2. Creditors' Attorney: Melvin D. Ferguson
3. Judgment Debtor: Kirk K. and Shirley E. Watson, husband and wife
4. Debtors' Attorney: Michael Ratliff
5. Amount of Judgment: N/A
6. Interest to Date of Judgment: N/A
7. Post Judgment Interest: N/A
8. Costs and Disbursements: Pursuant to ORCP 68C: \$313.74
9. Attorneys Fees: Pursuant to ORCP 68C: \$1,272.00

STATE OF OREGON)

County of Klamath)

I, LYN G. HARDY, Clerk of the Circuit Court of the County of Klamath and the State of Oregon do hereby certify that the foregoing copy has been by me compared with the original, and that it is a transcript therefrom, and of the whole of such original as the same appears on file or of record in my office and in my care and custody.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed the seal of said Court, this 16 day of Sept A.D. 1991



LYN G. HARDY, Clerk of Court

Joyce Paulsen

Melvin D. Ferguson
Attorney At Law
635 Main Street

FINAL DECREE OF STRICT FORECLOSURE OF LAND SALE CONTRACT - PAGE 3

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Melvin D. Ferguson the 23rd day
of Sept. A.D., 19 91 at 4:15 o'clock P M., and duly recorded in Vol. M91
of Deeds on Page 19210

FEE \$38.00

Evelyn Biehn County Clerk

By Joyce Paulsen