POEM No. 706-CONTRACT-REAL ESTATE-Monthly Payments (Individual as Corporate) (Truth-In-Londing Sector). 0-3327-43-39		
THIS CONTRACT. Made this 20 day of March 1992 between		
Michael B. Japer and Marcaret H. Japer, as insteas of the Japer ramity trust agreement oaten october 15,		
1991 and Clark J. Kenyon, a mannied man Wayburn W Kenyon and Nancy L. Kenyon, husband and wife		
, hereinalter called the buyer,		
WITNESSETH: That in consideration of the mutual covenants and agreements herein contained, the		
seller agrees to sell unto the buyer and the buyer agrees to purchase from the seller all of the following de- scribed lands and premises situated in		
"YOU HAVE THE OPTION TO VOID YOUR CONTRACT OR AGREEMENT BY NOTICE TO THE SELLER IF YOU		
DID NOT RECEIVE A PROPERTY REPORT PREPARED PURSUANT TO THE RULES AND REGULATIONS OF THE		
OFFICE OF INTERSTATE LAND SALES REGISTRATION, U. S. DEPARTMENT OF HOUSING AND URBAN DEV-		
ELOPMENT, IN ADVANCE OF, OR AT THE TIME OF YOUR SIGNING THE CONTRACT OR AGREEMENT. IF YOU RECEIVED THE PROPERTY REPORT LESS THAN 48 HOURS PRIOR TO SIGNING THE CONTRACT OR		
AGREEMENT YOU HAVE THE RIGHT TO REVOKE THE CONTRACT OR AGREEMENT BY NOTICE TO THE SELLER		
UNTIL MIDNIGHT OF THE THIRD BUSINESS DAY FOLLOWING THE CONSUMATION OF THE TRANSACTION.		
A BUSINESS DAY IS ANY CALENDAR DAY EXCEPT SUNDAY, OR THE FOLLOWING BUSINESS HOLIDAYS:		
NEW YEAR'S DAY, WASHINGTON'S BIRTHDAY, MEMORIAL DAY, INDEPENDENCE DAY, LABOR DAY,		
VETERAN'S DAY, COLUMBUS DAY, THANKSGIVING, AND CHRISIMAS."		
IT IS MANDATORY THAT THE PURCHASER BE A MEMBER OF THE LITTLE DESCHUTES RIVER WOODS OWNERS		
ASSOCIATION AND IS SUBJECT TO MAINTENANCE OF BOTH THE ACCESS ROAD AND THOSE ROADS WITHIN		
SUBDIVISION TRACTS 1069, 1122 & 1123 AS SPELLED OUT IN THE ARTICLES OF ASSOCIATION RECORDED		
IN KLAMATH COUNTY ON MARCH 12, 1973, INSTRUMENT # 74116, VOLUME M73, PAGE # 2591.		
LOT 8 in BLOCK 2 in TRACT 1069.		
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for the sum of Four Thousand Seven Hundred and no/00 Dollars (\$4,700.00)		
(hereinafter called the purchase price), on account of which .Four Hundred and no/00		
Dollars (\$ 400.00) is paid on the execution hereof (the receipt of which is hereby acknowledged by the		
infeller); the buyer agrees to pay the remainder of said purchase price (to-wit: \$ 4,300.00) to the order		
of the seller in monthly payments of not less than Forty Nine and no/00 Dollars (\$.49.00) each,		
payable on the 1st day of each month hereafter beginning with the month of May 1992,		
mand continuing until said purchase price is fully paid. All of said purchase price may be paid at any time;		
all deferred balances of said purchase price shall bear interest at the rate of		
April.1,.1992until paid, interest to be paid monthly and * {being included in		
withe minimum monthly payments above required. Taxes on said premises for the current tax year shall be pro-		
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STATE OF OREGON: COUNTY OF KLAMATH: SS.	the <u>23rd</u> day
Filed for record at request of Klamath County Ti of April A.D., 19 92 at 3:52 o'clo	ckM., and duly recorded in Vol,
of April A.D., 19 92 at Deeds	on Page 8/89 Lyn Blehn County Clerk
	By Douline Multinalare
FEE \$35.00	

RETURN: KCTC