

MEMORANDUM OF SALE

THIS AGREEMENT made and entered into on March 31, 1994, by and between BURNELL J. HUBERT and MABEL E. HUBERT, husband and wife, hereinafter called Sellers, and ROY D. KEETON and TINA J. KEETON, husband and wife, hereinafter called Buyers:

W I T N E S S E T H:

Sellers do hereby sell to Buyers and Buyers agree to buy from Sellers all of the following described real and personal property situated in Klamath County, Oregon; to-wit:

The E1/2 of NW1/4; Government Lots 1, 2 and 3; the NE1/4 of SW1/4 of Section 19, Township 40 South, Range 14 East of the Willamette Meridian, Klamath County, Oregon; the E1/2 of NE1/4 of Section 24, Township 40 South, Range 13 East of the Willamette Meridian, Klamath County, Oregon.

Account No. 4013 00000 06700
Account No. 4014 01900 00300
Account No. 4014 01900 00700
Account No. 4014 01900 00500

at and for a price of \$365,000.00, payable as follows: \$100,000.00 at the time of the execution of this agreement, the receipt of which is hereby acknowledged; \$265,000.00 with interest at the rate of 7.5% per annum from January 1, 1994, payable in installments of not less than \$25,994.43 per year inclusive of interest, the first installment to be paid on 3rd day of January, 1995, and a further installment on the 3rd day of every January thereafter until January 3, 2009, when the full unpaid balance of principal and interest shall be due and payable.

WITNESS the hands of the parties the day and year first herein written.

Burnell J. Hubert
Burnell J. Hubert

Roy D. Keeton
Roy D. Keeton

Mabel E. Hubert
Mabel E. Hubert

Tina J. Keeton
Tina J. Keeton

STATE OF OREGON)
County of Klamath) ss

On March 31, 1994, personally appeared the above named Burnell J. Hubert and Mabel E. Hubert and acknowledged the foregoing instrument to be their voluntary act and deed. Before me:

Kristen L. Reed
Notary Public for Oregon
My Commission Expires: 11/16/95

STATE OF OREGON

SS

County of Klamath

On March 31, 1994, personally appeared the above named Roy D. Keaton and Tina J. Keaton and acknowledged the foregoing instrument to be their voluntary act and deed. Before me:

Kristi L. Reed
Notary Public for OREGON

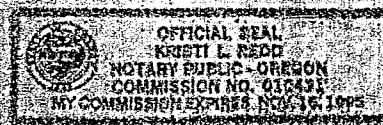
My Commission Expires: 11/16/95

After recording, return to:

Mountain Title Company #30822-KR
222 S. 1st St.
Klamath Falls, OR 97601

Until a change is requested,
mail tax statements to:

Roy D. & Tina J. Keaton
2110 S. 6th St.
Prineville, OR 97605



STATE OF OREGON; COUNTY OF KLAMATH

Filed for record at request of Mountain Title Co. the 1st day
of April A.D. 1994 at 1:35 o'clock P. M. and duly recorded in Vol. M94
of Deeds on Page 963B

FEE \$52.00

Barbara Babin, County Clerk

WILLIAM L. SISEMORE
Attorney at Law
540 Main Street
KLAMATH FALLS, OR
97601
503/862-7225
O.S.P. #0103

Memorandum of Sale - Page 2