

83061

KNOW ALL MEN BY THESE PRESENTS, That on the 20<sup>th</sup> day of June, 1994, EVELYN L. HARTMAN, as Seller, and MICHAEL W. QUADROS and RIXEY A. QUADROS, husband and wife, as Purchasers, did enter into a Contract of Sale and Purchase of the real property in Klamath County, Oregon described in Exhibit "A," attached hereto. SAID REAL PROPERTY IS SUBJECT TO reservations and restrictions of record, easements and rights of way of record and those apparent on the land, contracts and/or liens for irrigation and/or drainage.

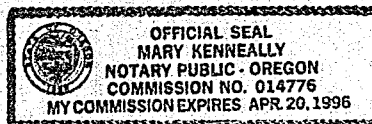
The purchase price is \$35,000 to be paid \$20,000 upon closing hereof and the balance of \$15,000 shall be paid in monthly payments of not less than \$143.35, the first payment due on July 15 1994, with a like payment on the same day of each month thereafter, payments to include interest at 8 percent per annum from the above date.

*Evelyn L. Hartman*

STATE OF OREGON ]

] ss.

County of Klamath ]



20<sup>th</sup> The foregoing instrument was acknowledged before me this day of June, 1994, by EVELYN L. HARTMAN.

*Mary Kenneally*  
Notary Public for Oregon  
My Commission expires: 4/20/96

~~STATE OF OREGON: COUNTY OF KLAMATH: ss.~~

~~Filed for record at request of \_\_\_\_\_ the \_\_\_\_\_ day  
of \_\_\_\_\_ A.D., 199\_\_\_\_ at \_\_\_\_\_ o'clock \_\_\_\_\_ M., and duly  
recorded in Vol. \_\_\_\_\_ of \_\_\_\_\_ on Page \_\_\_\_\_~~

~~FEE \$ \_\_\_\_\_~~

~~County Clerk~~

~~By \_\_\_\_\_~~

Return: MTC

RICHARD FAIRCLO  
ATTORNEY AT LAW  
280 MAIN STREET  
KLAMATH FALLS, OREGON 97601

**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

Tract 6, RIVERSIDE TRACTS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

ALSO, that portion of the SW1/4 of the SW1/4 of Section 11, Township 39 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon, lying North of the Bonanza-Langell Valley Road, EXCEPT that portion conveyed to Steve and May Josse by Warranty Deed recorded August 30, 1977 in Volume M77, page 15994, Microfilm Records of Klamath County, Oregon.

ALSO EXCEPTING THEREFROM A portion of the SW1/4 SW1/4 of Section 11, Township 39 South, Range 11 East of the Willamette Meridian, described as follows:

Beginning at a point on the South line of the Bonanza-Lorella County Road which is 742 feet East along said line from the West line of the SW1/4 SW1/4 of Section 11, Township 39 South, Range 11 East of the Willamette Meridian; thence continuing East along said line a distance of 448 feet; thence South 140 feet; thence West 448 feet, more or less, to a point due South of the point of beginning; thence North 140 feet, more or less, to the point of beginning.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title co the 20th day  
of June A.D., 19 94 at 3:27 o'clock P M., and duly recorded in Vol. M94,  
of Deeds on Page 19299.

FEE \$35.00

Evelyn Biehr County Clerk  
By Douglas M. Mullen