

NL

11-09-94A11:20 RCVD

ASSIGNMENT OF CONTRACT

Vol. M94 Page 34566

90827

KNOW ALL MEN BY THESE PRESENTS, That the undersigned, hereinafter called the assignor, for the consideration hereinafter stated, has sold and assigned and hereby does grant, bargain, sell, assign and set over unto Emmet Joe Lahoda and Edna Mae Lahoda, Husband and Wife hereinafter called the assignee, and to assignee's heirs, successors and assigns, all of the vendor's right, title and interest in and to that certain contract for the sale of real estate dated November 7, 1994, between Emmet Joe Lahoda as seller and Shelby C. Wilsdon and Robert L. Sari, with rights of survivorship as buyer, which contract is recorded in the Deed* Miscellaneous* Records of Klamath County, Oregon, in book/reel/volume No. M94 at page 34561 and/or as fee/file/instrument/microfilm/reception No. (indicate which), reference to that recorded contract hereby being expressly made, together with all the right, title and interest of the assignor in and to all moneys due and to become due thereon. The assignor also hereby conveys to the assignee the property described in the contract and the legal title thereto which is held to secure performance of the vendee's obligation created thereby. The assignor hereby expressly covenants and warrants to the above-named assignee that the assignor is the owner of the vendor's interest in the real estate described in the contract of sale and that the unpaid principal balance of the purchase price thereof is not less than clear title with interest paid thereon to clear title, 1994.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ clear title.

Ⓢ However, the actual consideration consists of or includes other property or value given or promised which is ^{part of the} ~~the whole~~ consideration (indicate which). Ⓢ

In construing this assignment, where the context so requires, the singular includes the plural and all grammatical changes shall be made so that this assignment shall apply equally to corporations and to individuals.

IN WITNESS WHEREOF, the undersigned assignor has hereunto executed this assignment; if the undersigned is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

DATED: November 7, 1994

Emmet Joe Lahoda
Emmet Joe Lahoda

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.

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on November 7, 1994,

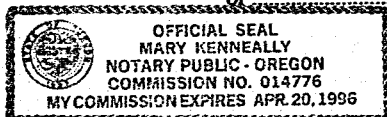
by Emmet Joe Lahoda

This instrument was acknowledged before me on November 7, 1994,

by _____

as _____

of _____



Mary Kenneally
Notary Public for Oregon
My commission expires 4/20/96

* Strike inapplicable word. NOTE—If not applicable, delete the sentence between the symbols Ⓢ. If the contract is not already of record, it should be recorded.

Emmet Joe Lahoda
7959 Pacific Lane
Klamath Falls, OR 97603
Grantor's Name and Address
Emmet Joe & Edna Mae Lahoda
7959 Pacific Lane
Klamath Falls, OR 97603
Grantee's Name and Address
After recording return to (Name, Address, Zip):
Emmet Joe Lahoda
7959 Pacific Lane
Klamath Falls, OR 97603
Until requested otherwise send all tax statements to (Name, Address, Zip):
Emmet Joe & Edna Mae Lahoda
7959 Pacific Lane
Klamath Falls, OR 97603

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,) ss.
County of _____

I certify that the within instrument was received for record on the _____ day of _____, 19____, at _____ o'clock _____ M., and recorded in book/reel/volume No. _____ on page _____ and/or as fee/file/instrument/microfilm/reception No. _____, Record of Deeds of said County.

Witness my hand and seal of County affixed.

NAME _____ TITLE _____
By _____, Deputy

EXHIBIT "A"
LEGAL DESCRIPTION

That portion of the N1/2 of the NE1/4 of Section 25, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point on the North line of said Section which is 170.9 feet East from the North quarter corner thereof; thence South 0 degrees 27' East a distance of 849.7 feet to a point on the Great Northern Railway right of way; thence in a Southeasterly direction along said right of way to point of intersection with line parallel to and 45 feet distant from the West line of this tract; thence North 0 degrees 27' West approximately 175 feet to the North line of property conveyed to John W. Matney et ux by Deed recorded on page 351 of Volume 306 of Deed Records of Klamath County, Oregon; thence North 89 degrees 30' East a distance of 255 feet; thence North 0 degrees 27' West a distance of 710.8 feet; thence South 89 degrees 30' West 300 feet, more or less, to the point of beginning.

EXCEPTING THEREFROM that portion of the N1/2 of the NE1/4 of Section 25, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Commencing at a point on the North line of said Section 25 said point being 170.9 feet East of the North 1/4 corner of said Section 25; thence South 00 degrees 27' East, 849.7 feet to a point on the Northeasterly right of way line of the Great Northern right of way; thence South 47 degrees 54' East along said right of way 61.07 feet; thence leaving said right of way line North 00 degrees 27' West, 180.68 feet to the North line of that property conveyed to John W. Matney et ux, by deed recorded on page 351 of volume 306 of the Klamath County Deed Records said point being the point of beginning for this description; thence North 89 degrees 33' East, 255 feet; thence North 00 degrees 27' West, 170.82 feet; thence South 89 degrees 33' West, 255 feet; thence South 00 degrees 27' East, 170.82 feet to the point of beginning.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co the 9th day
of Nov A.D., 19 94 at 11:20 o'clock A M. and duly recorded in Vol. M94
of Deeds on Page 34566

Evelyn Biehn County Clerk

By Pauline Anderson

FEE \$35.00