

K-47521

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Memorandum Of Lease

This indenture, made this 1st day of November 1995 between J. Bruce Owens and Marie Owens (H&W) herein after called Lessors, and Bruvik, Inc. hereinafter called Lessee, witnesseth:

Lessor has agreed to let and hereby does let and demise to Lessee and Lessee has agreed to take and hereby does take from Lessor the following described real property: The first floor located at 520 Klamath Avenue, legally described as Lot 3, Block 76 Klamath Addition to the City of Klamath Falls, Klamath County, State of Oregon, for a term of five years, commencing November 1, 1995. Said lease also contains provisions regarding 1) An option to extend the initial term of the lease. 2) First Right of Refusal to lease additional space on the second floor, 3) First Right of Refusal to purchase the subject property, all subject to the terms and conditions more particularly set forth in a lease agreement between Lessor and Lessee bearing even date herewith.

In Witness whereof, the parties hereto have executed this instrument the day and year first hereinabove written.

J. Bruce Owens
Lessor

E. Marie Owens
Lessor

Bruce L. Durant
Lessee

Vicki J. Powley
Lessee

STATE OF OREGON,

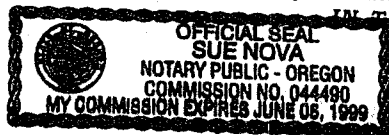
County of Klamath }

ss.

FORM NO. 23 — ACKNOWLEDGMENT
STEVENS-NESS LAW PUB. CO., PORTLAND, ORE.

BE IT REMEMBERED, That on this 2nd day of November, 1995, before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named J. Bruce Owens, E. Marie Owens, Vicki Powley, Bruce L. Durant

known to me to be the identical individuals... described in and who executed the within instrument and acknowledged to me that... they... executed the same freely and voluntarily.



IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above written.

Sue Nova

Notary Public for Oregon

My Commission expires June 8, 1999

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title Company the 3rd day of November A.D., 1995 at 10:55 o'clock A M., and duly recorded in Vol. M95 of Deeds on Page 30138

FEE \$30.00

Bernetha G. Letsch, County Clerk
By Annette Mueller