

5480

FORM No. 602 - ASSIGNMENT OF REAL ESTATE CONTRACT BY DEED

Vol. m96 Page 18015

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ASSIGNMENT OF CONTRACT

Vol. m96 Page 12699

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 Gordon G. Decker and Sherry A. Decker

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 March 23, 1996, between

Evergreen Mountain Properties, LLC as seller and Darwin D. Johnson and Patricia M. Chandler

as buyer, which contract is recorded in the Deed* Miscellaneous* Records of Klamath County, Oregon, in book/reel/volume No. M96 at page 8650 and/or as fee/file/instrument/microfilm/reception No. 15568 (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 \$ with interest paid thereon to 19.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 5,300.00

However, the actual consideration consists of or includes other property or value given or promised which is 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: April 23, 1996

Evergreen Mountain Properties, LLC

By:

Robert W. Skellham (Agent)

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 AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on 19,

by

This instrument was acknowledged before me on April 23, 1996,

by

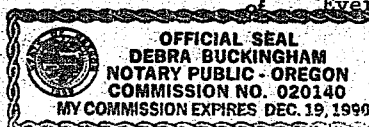
Robert W. Skellham

as

Agent

of

Evergreen Mountain Properties, LLC



My commission expires 12-19-96

Notary Public for Oregon

NOTE - RE-RECORDED TO SHOW VOLUME AND PAGE.

* 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.

Evergreen Mtn. Properties, LLC

P.O. Box 5241

Klamath Falls, OR 97601

Grantor's Name and Address

Decker, Gordon G. & Sherry A.

P.O. Box 249

Delta Junction, AK 99737

Grantee's Name and Address

After recording return to (Name, Address, Zip):

Klamath County Title Company

422 Main Street

Klamath Falls, OR 97601

Until requested otherwise send all tax statements to (Name, Address, Zip):

Johnson, D.D. & Chandler, P.M.

P.O. Box 50

Nice, CA 95464



Fee \$30.00

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 3rd day of May, 1996, at 11:10 o'clock A.M., and recorded in book/reel/volume No. M96 on page 12699 and/or as fee/file/instrument/microfilm/reception No. 17429, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Bernetha G Letsch, County Clerk

NAME

TITLE

By Deputy

INDEXED

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title the 17th day of June A.D. 1996 at 3:46 o'clock P.M., and duly recorded in Vol. M96 of Deeds on Page 18015.

Bernetha G. Letsch, County Clerk

FEE \$5.00

By

96 JUN 17 P 3:46

AI:10

96 MAY -3

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