

OL 28809 ASSIGNMENT OF CONTRACT Vol. M96 Page 36851

KNOW ALL MEN BY THESE PRESENTS, That the undersigned, for the consideration hereinafter stated, has sold and assigned and hereby does grant, bargain, sell, assign and set over unto Ramona Lynn Baker

her ~~his~~ 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 June 18, 1990, between

William E. Baker as seller and Leland W. Swindler

as buyer, which contract is recorded in the Deed* Miscellaneous* Records of Klamath County, Oregon, in book/reel/volume No. M90 at page 12319 or as fee/file/instrument/microfilm/reception No. (indicate which) (reference to said recorded contract hereby being expressly made) together with all the right, title and interest of the undersigned in and to all moneys due and to become due thereon; the undersigned hereby expressly covenants and warrants to the assignee above named that the undersigned is the owner of the vendor's interest in the real estate described in said contract of sale and that the unpaid principal balance of the purchase price thereof is not less than \$ 8,887.81 with interest paid thereon to October 15, 1996.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ Agreement Marital Settlement. However, the actual consideration consists of or includes other property or value given or promised which is part of the consideration (indicate which) the whole.

In construing this assignment, it is understood that if the context so requires, the singular shall be taken to mean and include the plural, the masculine shall include the feminine and the neuter and that generally all grammatical changes shall be made, assumed and implied to make the provisions hereof apply equally to one or more individuals and/or corporations.

IN WITNESS WHEREOF, the undersigned assignor has hereunto set his hand; if the undersigned is a corporation, it has caused its corporate seal to be affixed hereunto by its officers duly authorized thereunto by order of its board of directors.

DATED: October 28, 1996 William E. Baker William E. Baker

(If executed by a corporation, affix corporate seal.)

STATE OF OREGON, County of Klamath } ss. October 28, 1996. Personally appeared the above named William E. Baker

STATE OF OREGON, County of Klamath } ss. October 28, 1996. Personally appeared _____ and _____ who, being duly sworn, each for himself and not one for the other, did say that the former is the president and that the latter is the secretary of _____, a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

and acknowledged the foregoing instrument to be his voluntary act and deed.

Before me: H. Gail Larmann

Before me: _____

Notary Public for Oregon OFFICIAL COMMISSION EXPIRES: 2-22-98 H. GAIL LARMAN NOTARY PUBLIC-OREGON COMMISSION NO. 632247

Notary Public for Oregon My commission expires: _____



William E. Baker 3615 Pine Grove Road Klamath Falls, OR 97603 GRANTOR'S NAME AND ADDRESS

Ramona L. Baker 11011 Creswell Ranch Road Klamath Falls, OR 97601 GRANTEE'S NAME AND ADDRESS

After recording return to: Ramona L. Baker 11011 Creswell Ranch Road Klamath Falls, OR 97601 NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address: Leland Swindler 1756 Etna Street Klamath Falls, OR 97603 NAME, ADDRESS, ZIP

SPACE RESERVED FOR RECORDER'S USE

Fee: \$30.00

STATE OF OREGON, County of Klamath } ss.

I certify that the within instrument was received for record on the 22nd day of November, 1996, at 1:36 o'clock P.M., and recorded in book/reel/volume No. M96 on page 36851 or as fee/file/instrument/microfilm/reception No. 28809, Record of Deeds of said county. Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co. Clerk NAME TITLE By Hettie Ross Deputy

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