

35434 97 APR -4 10:49

ASSIGNMENT OF CONTRACT Lease Option

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 Robert L. CARSON OR EMILY KARA, hereinafter called the assignee, and to assignee's heirs, successors and assigns, all of the vendee's right, title and interest in and to that certain contract for the sale of real estate dated November 22, 1974, between Robert L. CARSON and Lisa E. CARSON as seller and Fidelity Properties LLC as buyer, which contract is recorded in the Deed* Miscellaneous* Records of Klamath County, Oregon, in book/reel/volume No. M 95 at page 32450 thereof, and/or as fee/file/instrument/microfilm/reception No. _____ (indicate which), (reference to that recorded contract hereby being expressly made), together with all of the right, title and interest of the undersigned in and to the real estate described therein; the undersigned hereby expressly covenants with and warrants to the assignee above named that the undersigned is the owner of the vendee's interest in the real estate described in the contract of sale and that the unpaid balance of the purchase price thereof is not more than same as when with interest paid thereon to April 2, 1997 further, upon compliance by the assignee with the terms of the contract, the undersigned directs that conveyance of the real estate be made and delivered to the order of the assignee.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 4100

ⓐ 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, 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: 4/2, 1997

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.

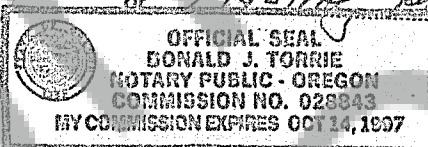
STATE OF OREGON, County of KLAMATH

This instrument was acknowledged before me on APRIL 2, 1997, by _____

This instrument was acknowledged before me on APRIL 2, 1997, by L. ANN LYNN

as Agent, Manager

of Fidelity Properties LLC



Donald J. Torrie
Notary Public for Oregon
My commission expires 10-14-97

* Strike the inapplicable word.

NOTE—If not applicable, delete the sentence between the symbols ⓐ. If the contract is not already of record, it should be recorded.

Robert and Lisa CARSON

Grantor's Name and Address

Emily KARA

Grantee's Name and Address

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

Emily Kara
21600 Pauna Lake Rd
5 Falls Oregon 97601

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

Same as above

SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON,
County of Klamath } ss.

I certify that the within instrument was received for record on the 4th day of April, 1997, at 10:49 o'clock A.M., and recorded in book/reel/volume No. M97 on page 9900 and/or as fee/file/instrument/microfilm/reception No. 35434, Record of Deeds of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co. Clerk

By Pauline M. Mullenbach Deputy

Fee \$30.00

2/30