

39631

35360

MTC 1396-8361

Loan #9887043023-595

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AC: 04644771

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CORRECTED MEMORANDUM OF LEASE

DATED: March 19, 1997

BETWEEN: Richard and Kathy Takacs ("Lessor")

AND: WRMS, a limited partnership ("Lessee")

Pursuant to a Lease dated March 7, 1986, Lessor leased to Lessee Lessor's interest in that certain property in Klamath County, Oregon, more particularly described in the attached Exhibit "A" for a term of 30 years.

This document is recorded to correct the name of the Lessee and the legal description in Memorandum of Lease recorded March 12, 1986, Vol. M 96, Pg 6576.

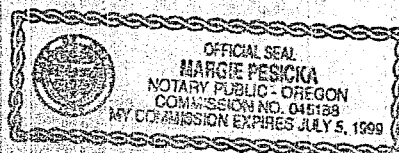
IN WITNESS WHEREOF, the parties have caused this memorandum to be executed as of the date and year first above written.

Richard B. Takacs
Lessor

Mike Thornton
Lessee

Kathy Takacs
Lessor

State of Oregon
County of Umatilla



Subscribed and sworn to before me on March 21, 1997 by Mike Thornton, as partner of WRMS, a Limited Partnership.

Margie Pesicka
Notary Public

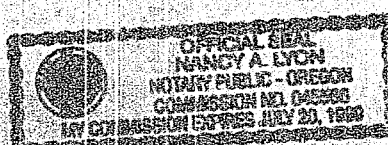
State of Oregon
County of Klamath

Subscribed and sworn to before me on March 19, 1997 by Richard Takacs and Kathy Takacs.

Nancy A. Lyon
Notary Public

AFTER RECORDING
MAIL TO:

Richard and Kathy Takacs
P. O. Box 944
Merrill, OR 97633



1000

19937
11048

EXHIBIT "A"

A tract of land situated in the W 1/2 of Government Lot 14, Section 15, Township 41 South, Range 11 East of the Willamette Meridian, in the County of Klamath, State of Oregon, more particularly described as follows:

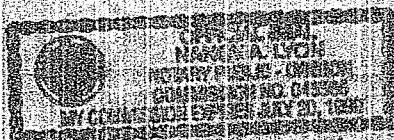
Beginning at a point on the East line of said W 1/2 of Government Lot 14, from which the Southwest 1/16 corner of said Section 15 bears South 75 degrees, 14' 11" West 684.44 feet; thence North 89 degrees 08' 12" West 252 feet; thence North 00 degrees 01' 55" East 346.00 feet; thence South 89 degrees 08' 12" East 252.00 feet to a point on the East line of said W 1/2 of Government Lot 14; thence South 00 degrees 01' 55" West 346.00 feet to the point of beginning. CONTAINING 2.00 ACRES.

CODE 16 MAP 4111-1500 TL 1360

TOGETHER WITH THE RIGHT OF ACCESS TO THE PARCEL UPON A 30.00 FOOT NON-EXCLUSIVE PRIVATE ACCESS RUNNING FROM STATE LINE ROAD ALONG THE EASTERLY BOUNDARY OF SAID W 1/2 OF GOVERNMENT LOT 14 TO THE PARCEL DESCRIBED HEREIN WITH ACCESS SHALL BE MAINTAINED BY THE LESSEE.

Kelly O'Leary
Kelly O'Leary

See attached new boundary description on true line letterhead
6-11-97 *S R*



by Nancy A. Lyon
exp 7/20/97

STATE OF OREGON - COUNTY OF KLAMATH

Filed for record at request of Title 5 Escrow the 14th day of April 1997 at 3:54 o'clock PM, and duly recorded in Vol. M97 on Page 11047

FEE \$15.00

INDEXED

by *Bernetha G. Letsch* County Clerk
Kathleen Kras

EXHIBIT A

A TRACT OF LAND SITUATED IN THE W1/2 OF GOVERNMENT LOT 14 OF SECTION 15, T41S, R11E24, KLAIMATH COUNTY, OREGON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE EAST LINE OF SAID W1/2 OF GOVERNMENT LOT 14, FROM WHICH THE SW1/16 CORNER OF SAID SECTION 15 BEARS S 59°14'11"W 685.44 FEET; THENCE N89°08'12"W 294.32 FEET; THENCE N01°01'45"E 296.00 FEET; THENCE S89°08'12"E 294.32 FEET TO A POINT ON THE EAST LINE OF SAID W1/2 OF GOVERNMENT LOT 14; THENCE S01°00'55"W 296.00 FEET TO THE POINT OF BEGINNING, CONTAINING 2.00 ACRES.

TOGETHER WITH THE RIGHT OF ACCESS TO THE PARCEL UPON A 30.00 FOOT NON-EXCLUSIVE PRIVATE ACCESS RUNNING FROM STATE LINE ROAD ALONG THE EASTERLY BOUNDARY OF THE PROPERTY TO THE SOUTH RUNNING FROM THE STATE LINE ROAD TO THE PARCEL DESCRIBED HEREIN.

Dennis A. Ensor
DENNIS A. ENSOR O.L.S. 2442



EXPIRES 11-1-97

19039

PARCEL 1
11 ACRES

S07°08'12"E 294.32

PROPOSED BUILDING

PARCEL 2
2 ACRES

N09°08'12"W 294.32

120 30 132

EXISTING OVERHEAD UTILITIES

NAPA AUTO PARTS

EXISTING POLICE BARR

OREGON
GOV. LOT 20
EXISTING HOUSE

U.S.R. DRAIN

PROPOSED 30' WIDE
NON-EXCLUSIVE ACCESS EASEMENT

WITCHCOCK, VIRGINIA M. TRUSTEE
% WITCHCOCK, VIRGINIA M. LOVING TRUST

STATE LINE ROAD

CALIFORNIA

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 19th day
of June A.D. 19 97 at 3:49 o'clock P. M., and duly recorded in Vol. M97
of Deeds on Page 19036

FEE \$20.00 Re-record By Bernetha G. Leitch, County Clerk
Kathleen Ross