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38489

Vol. 1197 Page 20680  
Vol. 1197 Page 16536

K-50759  
MEMORANDUM OF LEASE

\*Re-recorded to correct the term of the lease.

Dated this 23 day of May, 1997.

Randy Nunes and Debbie Nunes as Lessor, and Cascade Automotive, Inc. as Lessee, do hereby acknowledge the execution of a Lease, dated May 10, 1996, for the lease of the following described real property and the building and improvements thereon and the personal property which is appurtenant to or used in the operation of the premises in the County of Klamath, State of Oregon:

Parcel 2 of Partition #68-92, located in Lots 1 and 2 in Block 2, Tract 1080-Washburn Park, according to the official plat thereof on file in the office of the County Clerk of Klamath Falls, Oregon.

This Memorandum is executed for recording in the Deed Records of Klamath County, Oregon.

The true and actual consideration for this transaction is the rent to be paid monthly as described in the Lease.

The term of this lease commences September 1, 1996 and ends ~~July 1, 2017~~ \*August 1, 2017.

This lease is subordinate to a certain Trust Deed recorded on May 30, 1997 in volume No. 1197 on page 16631 of the Mortgage Records of Klamath County, Oregon. and re-recorded on 7-2, 1997 in volume no. 1197 on page 20685.

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.

LESSOR:

Randy Nunes and Debbie Nunes

Randy Nunes  
Randy Nunes

Debbie Nunes  
Debbie Nunes

LESSEE:

Cascade Automotive, Inc.

BY: Debbie Nunes  
Debbie Nunes, President

BY: Randy Nunes  
Randy Nunes, Secretary

97 MAY 30 P3:29

97 JUL -2 P3:28

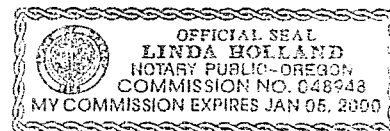
2076

STATE OF OREGON )  
 )ss.  
 COUNTY OF KLAMATH )

This instrument was acknowledged before me on May 23, 1997 by Debbie Nunes as President of Cascade Automotive, Inc. and Randy Nunes as Secretary of Cascade Automotive, Inc..

Linda Holland  
 (Notary Signature)

My appointment expires: 1-05-00

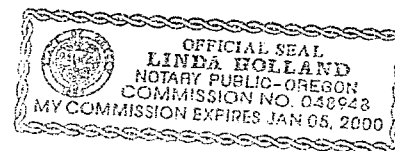


STATE OF OREGON )  
 )ss.  
 COUNTY OF KLAMATH )

This instrument was acknowledged before me on May 23, 1997 by Randy Nunes and Debbie Nunes.

Linda Holland  
 (Notary Signature)

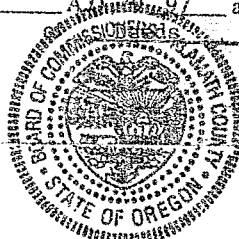
My appointment expires: 1-05-00



STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title the 30th day  
 of May A.D., 1997 at 3:29 o'clock P. M., and duly recorded in Vol. M97  
 on Page 16636

FEE \$35.00



By Bernetha G. Letsch, County Clerk

INDEXED

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title the 2nd day  
 of July A.D., 1997 at 3:28 o'clock P. M., and duly recorded in Vol. M97  
 of Deeds on Page 20690

FEE \$10.00 Re-record

By Bernetha G. Letsch, County Clerk