After recording return to: William M. Ganong. Attorney at Law, 514 Walnut Avenue, Klamath Falls, OR 97601

Until a change is requested, all tax statements shall be sent to the following address: William Putnam, P.O. Box 940, Klamath Falls, Oregon 97601.

MEMORANDUM OF CONTRACT OF SALE AND ASSIGNMENT OF CONTRACT OF SALE

DATED:

February 23, 1998

BETWEEN:

Diane D. Balcom, 1803 Kimberly Drive,

Klamath Falls, OR 97603

("Seller")

AND:

William S. Putnam and Mary Putnam, Husband and Wife P. O. Box 940, Klamath Falls, OR 97601 ("Purchaser")

Pursuant to a Contract of Sale dated this same date, Seller sold to Purchaser Seller's interest in that certain property in Klamath County, Oregon, more particularly described in the attached Exhibit A. If not earlier paid, all amounts owed under the Contract of Sale shall be due and payable on February 23, 2008. The true and actual consideration for this conveyance is \$150,000.00.

Seller does hereby assign to Purchaser the Vendee's interest in that certain Contract of Sale made by and between Linda M. Heiderer, Personal Representative of the Estate of John A. Heiderer, deceased, Seller, and Byron F. Balcom and Diane D, Balcom, husband and wife, Buyer, dated November 23, 1987 and recorded November 23, 1987 in Vol. M-87 at page 21218 of the Deed records of the Clerk of Klamath County, Oregon and which concerns the real property described on Exhibit A attached hereto.

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 ANY INTEREST IN OR TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES.

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MEMORANDUM OF CONTRACT

Page 1

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

Selver:

Purchaser:

William S. Putna

Mary Futnam

STATE OF OREGON, County of Klamath)ss.

1998 This instrument was acknowledged before me on February 26, by Diane D. Balcom, William S. Putnam and Mary Putnam.

OFFICIAL SEAL
MARIE I. GANONG
NOTARY PUBLIC - OREGON
COMMISSION NO. 046551
MY COMMISSION EXPRES AUG. 13, 1999

Signature of notarial officer
My commission expires: 8 13 99

A parcel of land situated in Government Lots 6 and 7, Section 33, Township 38 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, being the Southerly portion of that tract of land conveyed to Juckeland Motors, Inc., by Weyerhaeuser Company and described in Deed Volume M-65 at Page 110, Klamath County Deed Records as shown on record of Survey No. 1072, as recorded in the office of the Klamath County Surveyor, said parcel being more particularly described as follows:

Beginning at a 5/8 inch iron pin on the Southwest corner of the above tract of land as described in said Deed Volume M-65 at Page 110, said point also being the Southeast corner of that tract conveyed by Weyerhaeuser Company to Crater Lake Machinery Company by Deed dated August 17, 1950; thence Southeasterly along the arc of a curve to the left to its intersection with the Northerly right of way line of the O.C. & E. Railway (the long chord of the last course bears South 45 degrees 20 minutes 03 seconds East a distance of 119.70 feet by said record of Survey No. 1072 and bears South 47 degrees 13 minutes 30 seconds East a distance of 122.18 feet by deed record); thence South 51 degrees 04 minutes East along said right of way line 170.46 feet; thence North 43 degrees 38 minutes East 180.00 feet; thence North 55 degrees 22 minutes West 287.42 feet to a point on the Westerly line of said tract of land as conveyed to Juckeland Motors, Inc.; thence South 34 degrees 48 minutes West 146.33 feet to the point of beginning, with bearings based on said recorded Survey No. 1072.

CODE 1 MAP 3809-33CB TL 2600

STATE OF OREGON: COUNTY OF KLAMATH

Filed for record at request o	•		the	26th day
of <u>February</u>			P. M., and duly recorded in '	
			n Page <u>6388</u> Bernetha G. Letsch, Co Kattun Kass	ounty Clerk
FEE \$40.00		By	Mattun Kees	그렇게 됩니다. 스크 함께 다음이 있다.