

NA 65275

Vol. 1777 Page 384779

MEMORANDUM OF LAND SALE CONTRACT

KNOW ALL MEN BY THESE PRESENTS, that on September 30th, 1998, 19____, JOB's Western, Inc., an Oregon Corporation, as vendor(s), and Robert + Patricia Mitchell, as vendee(s), made and entered into a certain land sale contract, wherein the vendor(s) agreed to sell to the vendee(s) and the latter agreed to purchase from the vendor(s) the fee simple title in and to the following described real property in Klamath County, State of Oregon, to-wit:

Lot 9, Block 44, First addition to Klamath Forest Estates, according to the official plat thereof on file in the office of the County clerk of Klamath County, Oregon.

SUBJECT TO: covenants, conditions, Reservations, easements, restrictions, rights, rights of way and all matters appearing of record.

The true and actual consideration for the transfer, set forth in the contract, is \$ 6,000.00, payable \$ 1,200.00 down on the signing of the contract and the balance payable in ☒ monthly, ☐ quarterly, ☐ semi-annual, ☐ annual installments (indicate which) of not less than \$ 100.00 each. All deferred payments shall bear interest at the rate of 12 % per annum from the date of the contract until paid.

In Witness Whereof the vendor(s) has executed this memorandum on _____, 19____. If the vendor is a corporation, it has caused its name to be signed and its seal, if any, attized by an officer or other person duly authorized to do so by order of its board of directors.

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 30.050.

NOTE: The foregoing memorandum "shall be recorded by the conveyer not later than 15 days after the instrument is executed and the parties are bound thereby." ORS 93.635.

STATE OF OREGON, County of Klamath ss.
This instrument was acknowledged before me on _____, 19____, by Robert Lee Mitchell and Patricia A. Mitchell, Secretary of JOB's Western, Inc.
This instrument was acknowledged before me on _____, 19____, by _____, ss.
as _____
of _____



Leona R. Madlars
Notary Public for Oregon
My commission expires Aug. 19, 2002

JOB's Western, Inc.
293 Arrowood St.
Medford, OR 97501
Vendor's Name and Address
Robert + Patricia Mitchell
General Delivery
Sprague River, OR 97635
Vendor's Name and Address
If recording return to Name, Address, Zip:
JOB's Western, Inc.
293 Arrowood St.
Medford, OR 97501
If recording otherwise send all fee statements to Name, Address, Zip:
Robert + Patricia Mitchell
293 Arrowood St.
Sprague River, OR 97635

SPACE RESERVED FOR RECORDER'S USE

STATE OF OREGON, } ss.
County of _____
I certify that the within instrument was received for record on the _____ day of _____, 19____, at _____ o'clock _____ M., and recorded in book/reel/volume No. _____ on page _____ and/or as fee/file/instrument/microfilm/reception No. _____.
Record of Deeds of said County.
Witness my hand and seal of County affixed.
By _____, TITLE _____
By _____, Deputy

38477-A

STATE OF OREGON,

COUNTY OF Jackson) ss.

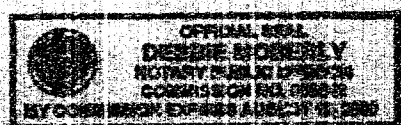
BE IT REMEMBERED, That on this 6th day of October, 1998

before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named

Jobs Western Inc, Greg A Dewey

known to me to be the identical individual described in and who executed the within instrument and acknowledged to me that he executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above written

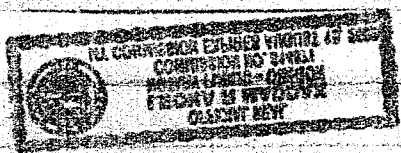


Debbie Moberly
Notary Public for Oregon

My Commission expires Aug 12, 2000

See attached memorandum of Land Sale Contract
Dtd Oct 17, 1998

Jobs Western Inc
2000, 9/21/98



STATE OF OREGON; COUNTY OF Klamath : ss.

Filed for record at request of Jobs Western Inc. the 21st day of October A.D., 19 98 at 10:25 o'clock A. M., and duly recorded in Vol. M98 of Deeds on Page 38477

FEE \$35.00
4.75 c.c.

By Bernetha G. Letsch, County Clerk
Kathleen Ross