

98 NO 16 P3:20  
**MEMORANDUM OF LAND SALE AGREEMENT**

**KNOW ALL MEN BY THESE PRESENTS**, that on October 26, 1998, **Klamath County**, a Political subdivision of the State of Oregon, as vendor and Wanda Potterton, as vendee(s) made and entered into a certain Land Sale Agreement wherein said vendor agree to sell to said vendee(s) and the latter agreed to purchase from said vendor the fee simple title in and to the following described real property in Klamath County, State of Oregon, to-wit:

Lot 11 of Nimrod River Park, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Together with a portion of Lot 27 of Nimrod River Park, more particularly described as follows:

Beginning at the most Southeasterly corner of Lot 11 of Nimrod River Park; thence South 0° 54' East across Lot 27 to a point on the Northerly bank of the Sprague River; thence in a Southwesterly direction along the Northerly bank of said River to a point, which point is the intersection of the Southerly prolongation of the Westerly sideline of said Lot 11 and the Northerly river bank; thence from said intersection North 0° 54' West to the Southwest corner of said Lot 11; thence South 86° 31' East along the Southerly lot line of said lot to the point of beginning.

**SUBJECT TO** Covenants, conditions, reservations, easements, restrictions, rights, rights of way and all matters appearing of record.

The true and actual consideration of the transfer, set forth in said Land Sale Agreement is \$3,500.00, all deferred payments bear interest at the rate of 10% per annum from the date of said Land Sale Agreement until paid.

In Witness Whereof the said vendor has executed this Memorandum November 13, 1998.

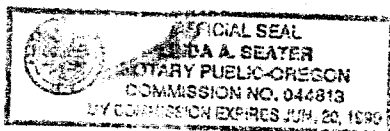
**THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE SIMPLE TITLE TO THE PROPERTY SHOULD CHECK WITH APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.**

Francis Roberts  
 Francis Roberts, Director of Public Works

(STATE OF OREGON, County of Klamath) ss. November 13, 1998.

Personally appeared the above named Director of Public Works and acknowledged the foregoing instrument to be his voluntary act and deed.

(SEAL)



Wanda A. Seater  
 Notary Public for Oregon

My Commission Expires: June 20, 1999

Klamath County  
 403 Pine Street, Suite 300  
 Klamath Falls, OR 97601  
**VENDOR NAME & ADDRESS**

Wanda Potterton  
 2425 Summers Lane #29  
 Klamath Falls, OR 97603  
**VENDEE(S) NAME & ADDRESS**

State of Oregon, County of Klamath, I certify that the within instrument was received for record on the 16th day of November, 1998, at 3:20 o'clock P.M., recorded in Book/reel/volume No. M98 on Page 41833 or as fee/file/instrument/microfilm/reception No. 69800.  
 Record of Deeds of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, County Clerk

Kathleen Ross  
 Name & Title

Fee \$30.00

**AFTER RECORDING RETURN TO:**

Wanda Potterton  
 2425 Summers Lane #29  
 Klamath Falls, OR 97603

Until a change is requested all tax statements shall be sent to the following address:

Wanda Potterton  
 2425 Summers Lane #29  
 Klamath Falls, OR 97603