

DECLARATION OF FORFEITURE
Kathie B. Gurney, seller
and
Gary Turner Miller,
April Joy Miller, buyers
AFTER RECORDING RETURN TO:
Kathie B. Gurney
c/o Julie Jones, Attorney at Law
841 South Main Street
Myrtle Creek, OR 97457

State of Oregon, County of Klamath
Recorded 5/10/99 at 9:22 AM
at the referenced page, Vol. M99.
Linda Smith, County Clerk
Fee \$ 30-

Linda Smith

DECLARATION OF FORFEITURE

Reference is made to that certain contract for the sale of real estate made by Kathie B. Gurney as seller and Gary and April Turner, husband and wife, as buyers, dated October 14, 1996 and recorded November 5, 1996 in the records of Klamath County, Oregon, in Volume M96 at page 34965 covering the following described real property situated in Klamath County, Oregon, to wit:

LOT 11, IN BLOCK 10, TRACT NO. 1042, TWO RIVERS NORTH, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK, KLAMATH COUNTY, OREGON. TAX ACCOUNT NO. (KEY 162503)
MOBILE HOME SERIAL #A0525; 1963 AIRELINE 10X50 K5665

There is a default by the buyers of the real property the purchase of which is secured by this contract. The contract is hereby cancelled for the default and declared null and void. The seller declares that the buyers' rights are forfeited, the debt is extinguished and all sums previously paid are to be retained by the seller. The default for which this forfeiture is declared is the buyers failure to pay when due the following sums:

- (1) \$4,800.00 in late payments;
- (2) \$484.51 in property taxes;

By reason of the default, the seller has declared all sums owing on the obligation secured by said contract immediately due and payable, those sums being the following: \$24,354.35 plus interest thereon at the rate of 10 percent per annum, plus \$484.15 in property taxes plus interest thereon.

Notice was given to all persons entitled to receive notice under ORS 93.915 on February 26, 1999. The default was not cured within the time period allowed under ORS 93.915. Therefore, the contract is declared to have been forfeited.

Julie Jones
Julie Jones,
Attorney for seller,

STATE OF OREGON, County of Douglas)ss.

This instrument was acknowledged before me on May 5, 1999 by Julie Jones.



Carol A. Rudy
Notary Public for Oregon
My Commission expires: 7-28-2001