

MEMORANDUM OF CONTRACT OF SALE

DATED: February 22, 2002

BETWEEN: James T. Helberg, Trustee of the James T. Helberg Trust ("Seller")
 3120 Elmquist Ct. UTD SEPT.8, 1995
 Martinez, CA 94553

AND: Wanda Webb ("Purchaser")
 PO Box 74
 Malin, OR 97630

Pursuant to a Contract of Sale dated February 22, 2002, 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 March ⁹ 15, 2002. The true and actual consideration for this conveyance is \$80,000.00.

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.

Until a change is requested, all tax statements shall be sent to the following address: Wanda Webb, PO Box 74, Malin, OR 97630

Property Tax Account No. 103925

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

SELLER:

James T. Helberg
 James T. Helberg, Trustee

PURCHASERS:

Wanda Webb
 Wanda Webb

State of Oregon, County of Klamath
 Recorded 02/25/2002 3:15 p. m.
 Vol M02, Pg 11316-12
 Linda Smith, County Clerk
 Fee \$ 31.00 # of Pgs 3

WARNING

Unless you provide us with evidence of the insurance coverage as required by our contract or loan agreement, we may purchase insurance at your expense to protect our interest. This insurance may, but need not, also protect your interest. If the collateral becomes damaged, the coverage we purchase may not pay any claim you make or any claim made against you. You may later cancel this coverage by providing evidence that you have obtained property coverage elsewhere.

You are responsible for the cost of any insurance purchased by us. The cost of this insurance may be added to your contractor loan balance. If the cost is added to your contract or loan balance, the interest rate on the underlying contract or loan will apply to this added amount. The effective date of coverage may be the date your prior coverage lapsed or the date you failed to provide proof of coverage.

The coverage we purchase may be considerably more expensive than insurance you can obtain on your own and may not satisfy any need for property damage coverage or any mandatory liability insurance requirements imposed by applicable law.

LEGAL DESCRIPTION

The E $\frac{1}{2}$ NW $\frac{1}{4}$ and the W $\frac{1}{2}$ NE $\frac{1}{4}$ of Section 21, Township 40 South, Range 11
East of the Willamette Meridian, Klamath County, Oregon.