

03 JUN 26 PM 2:48

Aspen 57081

NA

MEMORANDUM OF LAND SALE CONTRACT Vol M03 Page 44006

KNOW ALL MEN BY THESE PRESENTS, that on June, 192003,
RONALD J. BLODGETT AND MARY JANE BLODGETT (as Sellers)
TERRY BENNETT AND VANESSA RUTH BENNETT (as Purchasers)
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:

That part of Lot 4, Block 44, NICHOLS ADDITION TO THE CITY OF
KLAMATH FALLS, according to the official plat thereof on file
in the office of the Clerk of Klamath County, Oregon.

See Attached for Legal Description

The true and actual consideration for the transfer, set forth in the contract, is \$45,000.00 payable \$4,000.00
down on the signing of the contract and the balance payable in ☒ monthly, ☐ quarterly, ☐ semi-annual, ☐ annual
installments (indicate which) of not less than \$ 440.59 each. All deferred payments shall bear interest at the
rate of 10 % per annum from the date of the contract until paid.

In Witness Whereof the vendor(s) has executed this memorandum on June 6, 192003
If the vendor is a corporation, it has caused its name to be signed and its seal, if any, affixed 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 30.930.

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.

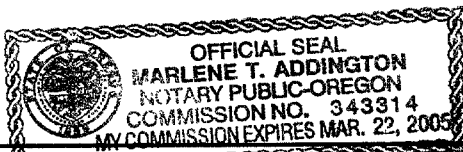
RONALD J. BLODGETT

MARY JANE BLODGETT

STATE OF OREGON, County of Klamath ss.

This instrument was acknowledged before me on June 6, 192003,
by RONALD J. BLODGETT

This instrument was acknowledged before me on June 6, 192003,
by MARY JANE BLODGETT
as _____
of _____



Marlene T. Addington
Notary Public for Oregon
My commission expires 3-22-2005

RONALD J. AND MARY JANE BLODGETT
5540 Leland Drive
Klamath Falls, OR 97603

Vendor's Name and Address
TERRY AND VANESSA RUTH BENNETT
630 N. 5th Street
Klamath Falls, OR 97601

Vendee's Name and Address
After recording return to (Name, Address, Zip):

Until requested otherwise send all tax statements to (Name, Address, Zip):

SPACE RESERVED
FOR
RECORDER'S USE

State of Oregon, County of Klamath
Recorded 06/26/2003 2:48 p m
Vol M03 Pg 44006-7
Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 2

264

Exhibit A

That part of Lot 4, Block 44, NICHOLS ADDITION TO THE CITY OF KLAMATH FALLS, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon, described as follows:

Beginning at the Southwesterly corner of Lot 4 in said Block 44; thence Southeasterly along the Southerly line of Lot 4, which line is also the Northerly line of 9th Street, a distance of 48.7 feet to the point of beginning; thence Northeasterly parallel to the Westerly line of Lot 4 a distance of 60 feet; thence Southeasterly parallel with the Southerly line of Lot 4 to the Westerly line of High Street; thence Southwesterly along the Westerly line of High Street, said line also being the Easterly boundary line of Lot 4, to the Southeasterly corner of Lot 4; thence Westerly along the South line of Lot 4 and the North line of 9th Street, 71.3 feet, more or less, to the place of beginning.