

**MEMORANDUM OF LAND SALE AGREEMENT**

KNOW ALL MEN BY THESE PRESENTS, that on May 13, 2004, Klamath County, a Political subdivision of the State of Oregon, as vendor and Paul A. Sabesky, 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 38, Block 18, and that portion of Lot 86, Block 18, Oregon Pines, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, and more particularly described as follows:

Beginning at the Northeast corner of Lot 38, said point being the true point of beginning; thence North 81 degrees 26' 43" West 302.40 feet, thence in a Northerly direction 480 feet, more or less to the Southeast corner of Lot 62; thence South 56 degrees 53' 50" East 240.67 feet to the Southeast corner of Lot 63; thence in an Easterly direction 600 feet more or less to the Northwest corner of Lot 22; thence in a Southwesterly direction 670 feet, more or less to the Northeast corner of Lot 38, said point being the true 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 \$4,000.00, 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 May 19, 2004.


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.

  
Michael R. Markus, Klamath County Surveyor

(STATE OF OREGON, County of Klamath) ss. May 19, 2004

Personally appeared the above named Klamath County Surveyor and acknowledged the foregoing instrument to be his voluntary act and deed.



  
Notary Public for Oregon  
My Commission Expires: Jun. 20, 2007

Klamath County  
305 Main Street, Rm 238  
Klamath Falls, OR 97601

**VENDOR NAME & ADDRESS**

Paul A. Sabesky  
20437 Brian Way, Ste C  
Tehachapi, CA 93561

**VENDEE(S) NAME & ADDRESS**

Paul A. Sabesky  
20437 Brian Way, Ste C  
Tehachapi, CA 93561

State of Oregon, County of Klamath  
Recorded 05/21/2004 9:10 A m  
Vol M04 Pg 32021  
Linda Smith, County Clerk  
Fee \$ 21.00 # of Pgs 1

**AFTER RECORDING RETURN TO:**

Paul A. Sabesky  
20437 Brian Way, Ste C  
Tehachapi, CA 93561

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

Paul A. Sabesky  
20437 Brian Way, Ste C  
Tehachapi, CA 93561