



09/01/2006 03:34:06 PM

Fee: \$36.00

1st-893089

COVER SHEET
ORS: 205.234

This cover sheet has been prepared by the persons presenting the attached instrument for recording. Any errors in this cover sheet **DO NOT** affect the transaction(s) contained in the instrument itself.

After recording, return to:

First American Title
404 Main Street, Suite 1
Klamath Falls, OR 97601

Send Tax Statements to:

Same as on file.

The date of the instrument attached is 9-1-06.

1) NAMES(S) OF THE INSTRUMENT(S) required by ORS 205.234(a)
Memorandum of Contract of Sale

2) PARTY(IES)/GRANTOR, required by ORS 205.125(1)(b) and ORS 205.160:

Sessler Metals

3) PARTY(IES)/GRANTEE, required by ORS 205.125(1)(b) and ORS 205.160

Dilligaf Investments

4) TRUE and ACTUAL CONSIDERATION (if any), ORS 93.030

\$ 560,000.00

5) FULL OR PARTIAL SATISFACTION ORDER or WARRANT FILED IN THE COUNTY CLERK'S LIEN RECORDS, ORS 205.121(1)(c)

6) RE-RECORDED to correct: _____
Previously recorded as: _____

36-F

MEMORANDUM OF CONTRACT OF SALE

DATED: September 1, 2006

BETWEEN: Sessler Metals, Inc., an Oregon Corporation
Attention: Charles "Corky" Kujawski
6315 Climax Avenue
Klamath Falls, OR 97603 ("Seller")

And

Dilligaf Investments, LLC
An Oregon Limited Liability Company
P.O. Box 2869
White City, OR 97503 ("Purchaser")

Pursuant to a Contract of Sale dated September 1, 2006, Seller sold to Purchaser Seller's interest in that certain property in Klamath County, Oregon, more particularly described as follows:

A parcel of land situated in Section 3, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows: Parcel 2 of Land Partition 43-97, filed October 8, 1997 in Klamath County Oregon. TOGETHER WITH an Easement dated August 28, 1997, recorded September 10, 1997 in Volume M97 page 29569, Deed records of Klamath County, Oregon, and an Easement dated August 18, 1997, recorded September 11, 1997 in Volume M97 page 29720, Deed records of Klamath County, Oregon.

If not earlier paid, all amounts owed under the Contract of Sale shall be due and payable on October 1, 2016. The true and actual consideration for this conveyance is \$560,000.

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

Dilligaf Investments, LLC
P.O. Box 2869
White City, OR 97503

Property Tax Account No. 3909-34C-102

THE PROPERTY DESCRIBED IN THIS INSTRUMENT MAY NOT BE WITHIN A FIRE PROTECTION DISTRICT PROTECTING STRUCTURES. THE PROPERTY IS SUBJECT TO LAND USE LAWS AND REGULATIONS, WHICH, IN FARM OR FOREST ZONES, MAY NOT AUTHORIZE CONSTRUCTION OR SITING OF A

16. CONTRACT OF SALE and MEMORANDUM OF CONTRACT OF SALE

RESIDENCE AND WHICH LIMIT LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930 IN ALL ZONES. 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 EXISTENCE OF FIRE PROTECTION FOR STRUCTURES.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY UNDER ORS 197.352. 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 AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 197.352

IN WITNESS WHEREOF, the parties have caused this memorandum to be executed this 1st day of September 2006.

Seller:

Purchaser:

Sessler Metals, Inc.
By: Charles Kujawa
Its: Paul Kujawa

Dilligaf Investments, LLC
By: Ronald D. Dilligaf
Its: Managing Member

STATE OF Oregon
County of Klamath } ss.

This instrument was acknowledged before me on this 1 day of September, 2006,
by Charles Kujawski, Kari Quirke and
Donald J. McLaughlin



[Signature]
Notary Public for Oregon
My commission expires: 11/7/09