

2010-004506  
Klamath County, Oregon



04/13/2010 02:54:01 PM

Fee: \$52.00

AFTER RECORDING, RETURN TO:

First American Title  
404 main st., Suite 1  
Klamath Falls, OR 97601

SEND TAX STATEMENTS TO:

Curtis W. Alexander  
Angela M. Briones  
3965 Clinton Avenue  
Klamath Falls OR 97603

1<sup>st</sup>  
1553956

### MEMORANDUM OF CONTRACT OF SALE

DATED: April 9, 2010

BETWEEN: Andrew A. Patterson, Trustee of the BMRMG, LLC 401 K Plan ("Seller")  
and William M. Ganong, Trustee of the WMGPS Trust  
514 Walnut Avenue  
Klamath Falls OR 97601

AND: Curtis W. Alexander and Angela M. Briones ("Purchaser")  
3965 Clinton Avenue  
Klamath Falls OR 97603

Pursuant to a Contract of Sale dated April 9, 2010, Seller sold to Purchaser Seller's interest in that certain property in Klamath County, Oregon, described as Lot 4, Block 48, Klamath Falls Forest Estates, Highway 66 Unit, Plat No. 2, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

Klamath County Tax Lot No. R-3811-015BO-01000-000

If not earlier paid, all amounts owed under the Contract of Sale shall be due and payable on July 10, 2012.

The true and actual consideration for this conveyance is \$12,500.00.

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 THAT, IN FARM OR FOREST ZONES, MAY NOT AUTHORIZE CONSTRUCTION OR SITING OF A RESIDENCE AND THAT LIMIT LAWSUITS AGAINST FARMING OR FOREST PRACTICES, AS DEFINED IN ORS 30.930, IN ALL ZONES. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON

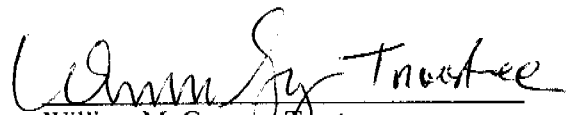
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TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO VERIFY THE EXISTENCE OF FIRE PROTECTION FOR STRUCTURES AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009.

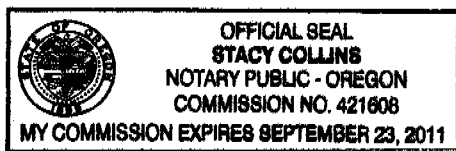
IN WITNESS WHEREOF, the parties have caused this Memorandum to be executed as of the day and year first above written.

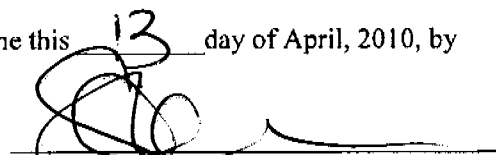
Seller:

  
William M. Ganorig, Trustee

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me this 13 day of April, 2010, by William M. Ganorig, Trustee of the WMGPS Trust.



  
Notary Public for Oregon  
My Commission Expires: 9-23-11

Purchaser:

Curtis W. Alexander


Angela M. Briones

State of Oregon, County of Klamath) ss.

This instrument was acknowledged before me this \_\_\_\_\_ day of April, 2010, by Curtis W. Alexander and Angela M. Briones.

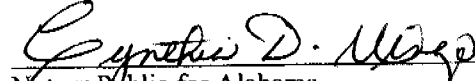
Notary Public for Oregon  
My Commission expires: \_\_\_\_\_

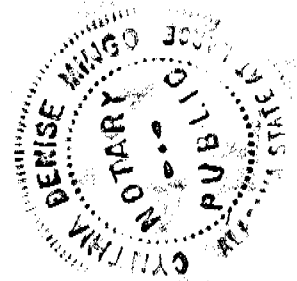
Seller:

  
Andrew A. Patterson, Trustee

State of Alabama, County of Baldwin ss.

This instrument was acknowledged before me this 12 day of April, 2010, by  
Andrew A. Patterson, Trustee of the BMRMG, LLC 401K Plan.

  
Notary Public for Alabama  
My Commission Expires: Apr. 12, 2011



TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009. 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 THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO VERIFY THE EXISTENCE OF FIRE PROTECTION FOR STRUCTURES AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009.

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

Seller:

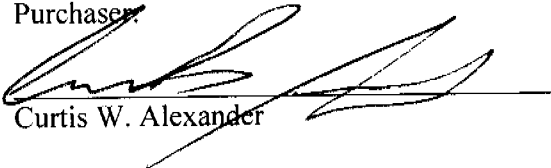
\_\_\_\_\_  
William M. Ganong, Trustee

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me this \_\_\_\_\_ day of April, 2010, by William M. Ganong, Trustee of the WMGPS Trust.

\_\_\_\_\_  
Notary Public for Oregon  
My Commission Expires: \_\_\_\_\_

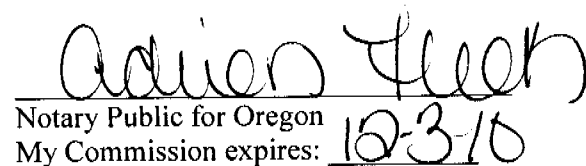
Purchaser:

  
Curtis W. Alexander

  
Angela M. Briones

State of Oregon, County of Klamath) ss.

This instrument was acknowledged before me this 9 day of April, 2010, by Curtis W. Alexander and Angela M. Briones.

  
Notary Public for Oregon  
My Commission expires: 12-3-10

