

WTC 9/22/11 W

2011-010108

Klamath County, Oregon

Seller:

Dorothy R. Cody & April Dawn Cody
3709 Kirsten Street
Eugene, Oregon 97404



00106993201100101080030034

09/06/2011 03:21:45 PM

Fee: \$47.00

Purchaser:

Robert J. Collins & Cynthia S. Collins *ds*
~~3714 Emerald Street~~ *1562 Wiard St*
Klamath Falls, Oregon ~~97601~~ *97603*

After recording return to:

AmeriTitle
PO Box 5017
Klamath Falls, OR 97601

MEMORANDUM OF LAND SALE CONTRACT

BY AN INSTRUMENT IN WRITING, dated the 29th day of August, 2011, DOROTHY R. CODY and APRIL DAWN CODY, not as tenants in common, but with rights of survivorship, as Seller, and ROBERT J. COLLINS and CYNTHIA S. COLLINS, husband and wife, as Purchaser, made and entered into a land sale contract wherein and whereby Seller agreed to sell, and Purchaser agreed to purchase the following-described real property:

Lot 9 in LEWIS TRACTS, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

AND

South 6 feet of Lot 10 in LEWIS TRACTS, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

The terms and conditions of the sale are fully set forth in the contract, and reference thereto is made.

The true and actual consideration for such sale is \$75,000.00. Until further notice all tax statements shall be sent to: Robert J. Collins & Cynthia S. Collins, 1562 Wiard St,
Klamath Falls, Oregon 97603. *ds*

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 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

47m

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.

SELLER:

Dorothy R. Cody

April Dawn Cody

PURCHASER:

Robert J. Collins

Cynthia S. Collins

STATE OF OREGON, County of Lane) ss.

On the ____ day of August, 2011, personally appeared before me the above-named DOROTHY R. CODY, who declared the foregoing instrument to be her voluntary act and deed.

Notary Public for Oregon

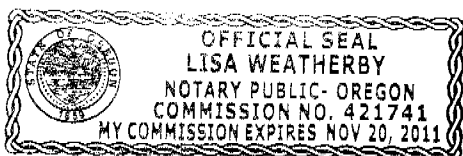
STATE OF OREGON, County of Lane) ss.

On the ____ day of August, 2011, personally appeared before me the above-named APRIL DAWN CODY, who declared the foregoing instrument to be her voluntary act and deed.

Notary Public for Oregon

STATE OF OREGON, County of Klamath) ss.

On the 29 day of August, 2011, personally appeared before me the above-named ROBERT J. COLLINS and CYNTHIA S. COLLINS, husband and wife, who declared the foregoing instrument to their voluntary act and deed.



Notary Public for Oregon

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.

SELLER:

PURCHASER:

Dorothy R. Cody
Dorothy R. Cody

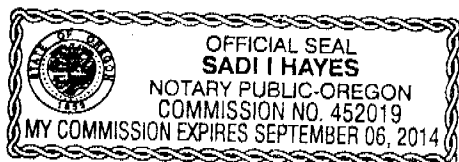
Robert J. Collins

April Dawn Cody
April Dawn Cody

Cynthia S. Collins

STATE OF OREGON, County of Lane) ss.

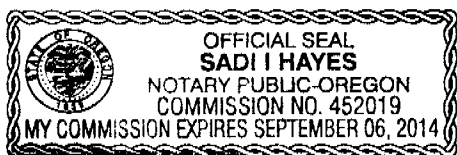
On the 2nd day of September, 2011, personally appeared before me the above-named DOROTHY R. CODY, who declared the foregoing instrument to be her voluntary act and deed.



Sadi Hayes
Notary Public for Oregon

STATE OF OREGON, County of Lane) ss.

On the 2nd day of September, 2011, personally appeared before me the above-named APRIL DAWN CODY, who declared the foregoing instrument to be her voluntary act and deed.



Sadi Hayes
Notary Public for Oregon

STATE OF OREGON, County of Klamath) ss.

On the ____ day of August, 2011, personally appeared before me the above-named ROBERT J. COLLINS and CYNTHIA S. COLLINS, husband and wife, who declared the foregoing instrument to their voluntary act and deed.

Notary Public for Oregon