

Klamath County  
305 Main Street, Rm 238  
Klamath Falls, OR 97601  
**VENDOR NAME & ADDRESS**

William E. Adams  
247 Gage Rd  
Klamath Falls, OR 97601

**VENDEE(S) NAME & ADDRESS**

William E. Adams  
247 Gage Rd  
Klamath Falls, OR 97601

**AFTER RECORDING RETURN TO:**

William E. Adams  
247 Gage Rd  
Klamath Falls, OR 97601

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

**2012-006757**

**Klamath County, Oregon**



06/21/2012 09:01:06 AM

Fee: \$42.00

**MEMORANDUM OF LAND SALE AGREEMENT**

**KNOW ALL MEN BY THESE PRESENTS**, that on June 14, 2012, **Klamath County**, a Political subdivision of the State of Oregon, as vendor and **William E. Adams**, as vendee(s) made and entered into a certain Land Sale Agreement wherein said vendor agreed 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:

A parcel of land in the NW $\frac{1}{4}$  NW $\frac{1}{4}$  of Section 6, Township 40 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows: Beginning at a point in the NW $\frac{1}{4}$  NW $\frac{1}{4}$  of Section 6, Township 40 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, which is S 32° 40' West (S 33° W according to the plat of Doten, Klamath County, Oregon), along the Southeasterly line of Brighton Avenue in said Plat of Doten, a distance of 240 feet and S 57° 20' E (S 57° E according to said plat of Doten), a distance of 210 feet from the intersection of the Southwesterly line of Park Street with the Southeasterly line of Brighton Avenue in said plat of Doten; thence N 32° 40' E, 180 feet; thence S 57° 20' E 30 feet; thence N 32° 40' E 60.0 feet, more or less to the Southwesterly line of Park Street in the plat of Doten; thence S 57° 20' E, 50 feet, more or less, to the

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

The true and actual consideration of the transfer, set forth in said Land Sale Agreement is \$15,000.00, 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 June 18, 2012.

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, and Sections 2 to 7, Chapter 8, Oregon Laws 2010. This instrument does 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 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 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 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, and Sections 2 to 7, Chapter 8, Oregon Laws 2010.

  
Michael R. Markus, Klamath County Surveyor

State of Oregon       )  
County of Klamath    )

This instrument was acknowledged before me on June 18, 2012, by Michael R. Markus, as Klamath County Surveyor, duly authorized and directed to sign this instrument in lieu of the Chairman of the Board of County Commissioners and Commissioner of Klamath County, Oregon, and the duly elected, qualified and acting Commissioners, respectively, of said County and State; and said Klamath County Surveyor acknowledged said instrument to be the free act and deed of said County.

(SEAL)



  
Notary Public for Oregon  
My Commission Expires: June 20, 2015

(LEGAL DESCRIPTION CONTINUED)

Southeasterly line of Ferry Street in said plat of Doten; thence N 32° 40' East, along said Southeasterly line of Ferry Street; a distance of 175.5 feet, more or less, to the North line of the NW<sup>1</sup>/<sub>4</sub> of the NW<sup>1</sup>/<sub>4</sub> of said Section 6; thence East along said North line of said NW<sup>1</sup>/<sub>4</sub> of the NW<sup>1</sup>/<sub>4</sub>, a distance of 37.0 feet, more or less, to an iron pin marking the NE corner of said NW quarter of the NW quarter; thence South along the East line of said NW<sup>1</sup>/<sub>4</sub> of NW<sup>1</sup>/<sub>4</sub>, a distance of 503.0 feet, more or less, to a point which is S 57° 20' East of the point of beginning; thence N 57° 20' W 385 feet, more or less, to the point of beginning.

Subject to covenants, conditions, restrictions, easements, reservations, rights, rights of way and all matters appearing of record.