

2015-013607

Klamath County, Oregon



00180004201500136070030030

12/18/2015 03:08:54 PM

Fee: \$52.00

## RECORDING COVER SHEET

THIS COVER SHEET HAS BEEN PREPARED BY THE PERSON  
PRESENTING THE ATTACHED INSTRUMENT FOR  
RECORDING. ANY ERRORS IN THIS COVER SHEET  
DO NOT AFFECT THE TRANSACTION(S) CONTAINED  
IN THE INSTRUMENT ITSELF.

Returned at Counter

### AFTER RECORDING RETURN TO:

Brandsness, Brandsness & Rudd, P.C.  
411 Pine Street  
Klamath Falls, or 97601

### MAIL TAX STATEMENTS:

Ronald W. Harrison  
c/o Kristin Tyson  
911 N. Eldorado Avenue  
Klamath Falls, OR 97601

### Document to be Recorded:

Memorandum of Option Agreement  
and Agreement of Purchase and Sale

### Owner:

Brian Bicknell  
PO Box 152  
438 N. Garfield  
Merrill, OR 97633

### Optionee:

Ronald W. Harrison  
c/o Kristin M. Tyson  
911 N. Eldorado Avenue  
Klamath Falls, OR 97601

### Real Property Conveyed

#### In Instrument:

See attached Exhibit A

### Consideration:

\$155,000.00

After recording return to:

Brandsness, Brandsness & Rudd, P.C.  
411 Pine Street  
Klamath Falls, OR 97601

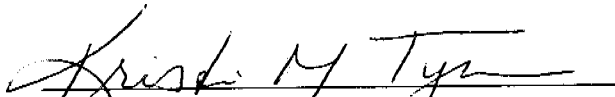
**MEMORANDUM OF OPTION AGREEMENT  
AND AGREEMENT OF PURCHASE AND SALE**


Brian K. Bicknell ("Owner"), and Ronald W. Harrison ("Optionee"), have entered into an Option Agreement and Agreement of Purchase and Sale dated December 17, 2015 (the "Option Agreement"), wherein Owner has granted to Optionee the sole and exclusive option to purchase the property described in Exhibit A. The term of the option will expire on December 31, 2025.

This Memorandum is being executed and recorded in the Official Records of Klamath County, Oregon, to give notice of the provisions of the Option Agreement and will not be deemed or construed to define, limit, or modify the Option Agreement in any manner.  
Executed as of December 17, 2015.

**OWNER:**

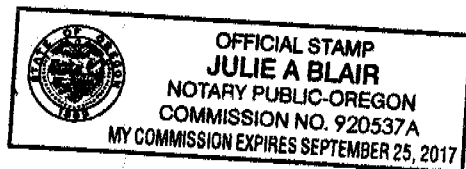
**OPTIONEE:**


  
Ronald W. Harrison  
By: Kristin M. Tyson, as Attorney-in-Fact  
by Power of Attorney recorded at 2015-010650,  
in the Real Property Records for Klamath  
County, Oregon

  
Brian K. Bicknell

STATE OF OREGON, County of Klamath) ss.

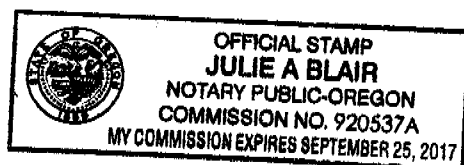
This instrument was acknowledged before me on this 17<sup>th</sup> day of December 2015, by Kristin M. Tyson, attorney in fact for Ronald W. Harrisonn.

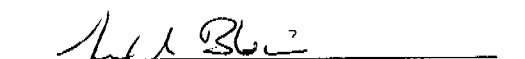


  
Notary Public for Oregon  
My commission expires: 9/25/2017

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on December 17<sup>th</sup> 2015 by Brian K. Bicknell.



  
Notary Public for Oregon  
My commission expires: 9/25/2017

**Exhibit A**

Lot 1 and the North ½ of Lot 2, Block 2, The Terraces, also that portion of vacated Shasta View Street, which inured thereto, according to the official plat thereof on file in the Office of the County Clerk, Klamath County, Oregon.