

After recording, return to:
Stephen L. Tabor, P.C.
PO Box 350
Sublimity, Oregon 97385

2016-008608
Klamath County, Oregon
08/15/2016 02:14:00 PM
Fee: \$57.00

Until a change is requested,
all tax statements shall be sent to:
Forest Greenfield
PO Box 4082
Sunriver, Oregon 97707

MEMORANDUM OF CONTRACT FOR THE SALE OF REAL PROPERTY

Gerald Fixsen, Cary Fixsen, and Troy Fixsen,
each as to an undivided one-third interest as tenants in common,
P.O. Box 616
Stayton, OR 97383
hereinafter called "Seller"

and

Forest Greenfield
PO Box 4082
Sunriver, Oregon 97707
hereinafter called "Purchaser"

This memorandum is prepared for recording purposes only in accordance with the provisions of
ORS 93.640(1).

Date of Contract: August 11, 2016

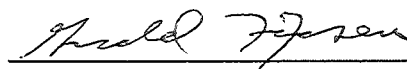
True and Actual
Consideration: \$19,900.00

Legal Description: Lot 5 in Block 4 of SUN FOREST ESTATES, according to the official plat thereof on file
in the office of the County Clerk of Klamath County, Oregon.

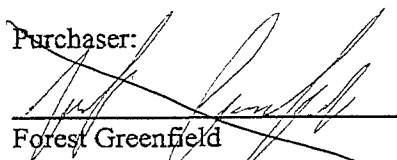
Nature of Interest
Created: Fulfillment deed from contract will convey fee simple to purchaser.

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, 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, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

Seller:


Gerald Fixsen

Purchaser:


Forest Greenfield

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Seller:

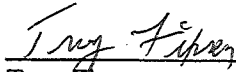
Gerald Fixsen

Purchaser:

Forest Greenfield



Cary Fixsen

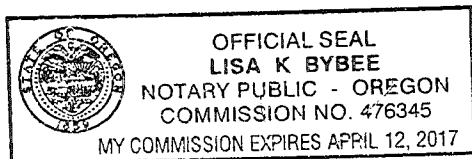


Troy Fixsen

STATE OF OREGON)
) ss.
County of Marion)

On this 12 day of August, 2016, personally appeared the above named Gerald Fixsen, and acknowledged the foregoing instrument to be his voluntary act and deed.

Before me:

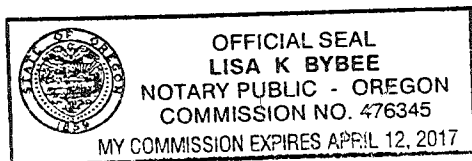



Notary Public for Oregon.

STATE OF OREGON)
) ss.
County of Marion)

On this 12 day of August, 2016, personally appeared the above named Cary Fixsen, and acknowledged the foregoing instrument to be his voluntary act and deed.

Before me:




Notary Public for Oregon.

STATE OF OREGON)
)
County of Marion) ss.

On this 12 day of August, 2016, personally appeared the above named Troy Fixsen, and acknowledged the foregoing instrument to be his voluntary act and deed.

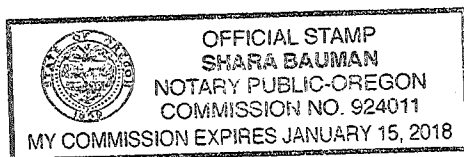


Before me:

Lisa K Bybee
Notary Public for Oregon.

STATE OF OREGON)
)
County of Deschutes) ss.

On this 10 day of August, 2016, personally appeared the above named Forest Greenfield, and acknowledged the foregoing instrument to be his voluntary act and deed.



Before me:

Shara Bauman
Notary Public for Oregon.