

AmeriTitle
130045 AM

After recording mail to:
AmeriTitle - Acct. Servicing Dept.
1495 NW Garden Valley Blvd.
Roseburg, OR 97471
Attn: Kim

MEMORANDUM OF LAND SALE CONTRACT

DATE OF TRANSFER: October 12th, 2016.

DESCRIPTION OF REAL PROPERTY:

Lot 6 in Block 35 of KLAMATH FALLS FOREST ESTATES, HIGHWAY 66 UNIT, PLAT NO. 2, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

[also commonly known by Map designation, as T38-R11E-S09D, Tax Lot #100; and by Tax Acct. #R-462494]

DESCRIPTION OF INTEREST TRANSFERRED: fee simple, subject to specified exceptions of record, conditioned upon full performance of contract.

Seller: Sigrid Scharmann-Boyd Purchasers: Merle Wayne Ingersoll, Sr. and Catherine*
TRUE AND ACTUAL CONSIDERATION FOR THE TRANSFER: \$66,500.00. *Ann Ingersoll

ADDRESS FOR TAX STATEMENTS, Purchaser's Address: 7210 Mina Bird Drive, Bonanza, OR 97623

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. ORS 90.040.

SELLER: X Sigrid Scharmann-Boyd PURCHASER: MERLE WAYNE INGERSOLL, SR.
SIGRID SCHARMANN-BOYD

This document is being signed in counterpart.

PURCHASER: CATHERINE ANN INGERSOLL

STATE OF California)
County of San Mateo) ss.

On October 12, 2016, before me, (name of notary:) Charles T. Hoeckel personally appeared (name of document signer:) SIGRID SCHARMANN-BOYD who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his /her/their authorized capacity(ies), and that by his/her/their signature on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.
I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.
WITNESS my hand and official seal.

(signature of Notary Public)
Notary Public for San Mateo CA
My Commission Expires: Aug 24, 2020

STATE OF _____)
County of _____) ss.

On _____, 2016, before me, (name of notary:) _____ personally appeared (name of document signer:) MERLE WAYNE INGERSOLL, SR. who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his /her/their authorized capacity(ies), and that by his/her/their signature on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.
I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.
WITNESS my hand and official seal.

(signature of Notary Public)
Notary Public for _____
My Commission Expires: _____

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of San Mateo

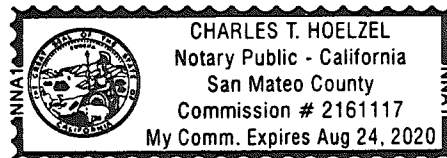
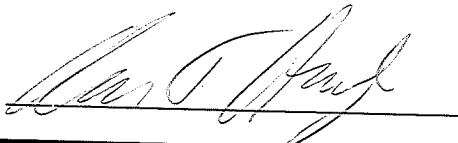
On 10/12/2016 before me, Charles T. Hoelzel, Notary Public
(insert name and title of the officer)

personally appeared Sigrid Scharmann-Boyd
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature



(Seal)

After Recording Return to Seller's Address, as follows:
PO Box #226, La Honda, CA 94020

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SELLER: _____
SIGRID SCHARMANN-BOYD

PURCHASER: [Signature]
MERLE WAYNE INGERSOLL, SR.

PURCHASER: [Signature]
CATHERINE ANN INGERSOLL

STATE OF _____)
County of _____) ss.

On _____, 2016, before me, (name of notary:) _____ personally appeared (name of document signer:) SIGRID SCHARMANN-BOYD who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his /her/their authorized capacity(ies), and that by his/her/their signature on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.
WITNESS my hand and official seal.

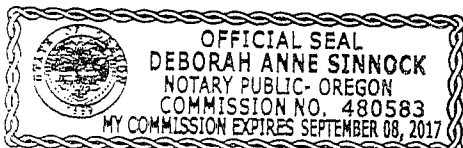
(signature of Notary Public)
Notary Public for _____
My Commission Expires: _____

STATE OF OR)
County of KLAMATH) ss.

On Oct - 13, 2016, before me, (name of notary:) Debbie Sinnock personally appeared (name of document signer:) MERLE WAYNE INGERSOLL, SR. who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his /her/their authorized capacity(ies), and that by his/her/their signature on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.
WITNESS my hand and official seal.

[Signature]
(signature of Notary Public)
Notary Public for KLAMATH CO.
My Commission Expires: 9.3.17



STATE OF OR)
County of Klamath) ss.

On Oct 13, 2016, before me, (name of notary:) Debbie Sinnock personally appeared (name of document signer:) CATHERINE ANN INGERSOLL who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his /her/their authorized capacity(ies), and that by his/her/their signature on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the forgoing paragraph is true and correct.
WITNESS my hand and official seal.

Debbie Sinnock
(signature of Notary Public)
Notary Public for Klamath Co.
My Commission Expires: 9-8-17

