2**54**329 AM

Send Tax Statements to Purchaser at: Danae Drews Jeffrey Bailey 16102 Leona Lane La Pine, OR 97739.

After Recording return to: Donald Lewis Kearney Jr. PO Box 427 Gilchrist, OR 97737

2018-009955

Klamath County, Oregon 08/22/2018 03:05:13 PM

Fee: \$92.00

2018-010159

Klamath County, Oregon 08/23/2018 12:50:00 PM

Fee: \$92.00

Rerecorded at the request of AmeriTitle to update the Purchaser previously recorded in 2018-009955.

MEMORANDUM OF CONTRACT

Opening Clause:

DATED:

8/20/18

BETWEEN: Donald Lewis Kearney Jr.

("Seller")

AND:

Danae Drews

Jeffrey Bailey, not as Tenants in Common, but with the Rights of ("Purchasers")

Survivorship.

Sellers are selling and purchasers are buying the property commonly known as 136731 Highway 97N, Crescent, Oregon and legally described as follows:

Lots 16, 17, 18, 19, 20, 21, 22, 23, and 24 in Block 38 of Crescent according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

EXCEPTING THEREFROM those portions conveyed to the State of Oregon, by and through its State Highway Commission by deeds recorded March 5, 1943 in Deed Volume 153, page 367, recorded April 30, 1943 in Deed Volume 155, page 31; recorded June 30, 1943 in Deed Volume 156, page 339; recorded March 30, 1944 in Deed Volume 163, page 461 and recorded March 25, 1952 in Deed Volume 253, page 583, all records of Klamath County, Oregon.

the "Property").

The true and actual consideration for this conveyance is \$347,000.00.

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. 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 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.

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Danae Drews, Purchaser	<u> </u>	•
STATE OF OREGON)	
County of Deschutes)	SS.

On this <u>Judy</u>, 20 <u>B</u>, before me personally appeared Danae Drews, who being duly sworn and acknowledged the foregoing instrument to be her voluntary act.

	OFFICIAL STAMP RICCI LYNN NICHOLS
Sama	HICCI LANG MICHORS
MERCH	NOTARY PUBLIC-OREGON
	COMMISSION NO. 947056
	ISSION EXPIRES FEBRUARY 04, 2020
MY COMM	ISSION EXPINES FEBRUARY 04, 2020

Notary Public for Oregon
My commission expires: Feb 04, 2000

Jeffrey Bailey, Purchaser

STATE OF OREGON) ss.
County of Deschutes)

On this A day of A such, 20 19, before me personally appeared Jeffrey Bailey, who being duly sworn and acknowledged the foregoing instrument to be his voluntary act

MY COMMI	OFFICIAL STAMP RICCI LYNN NICHOLS NOTARY PUBLIC-OREGON COMMISSION NO. 947056 SSION EXPIRES FEBRUARY 04, 2020

Notary Public for Oregon
My commission expires: For ou, as as

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Donald Lewis Kearney Jr, Seller

STATE OF OREGON) ss County of Deschutes)

On this day of <u>August</u>, 20 18, before me personally appeared Donald Lewis Kearney Jr who being duly sworn and acknowledged the foregoing instrument to be his voluntary act.



Notary Public for Oregon

My commission expires: Fels 04, 2000