

Return to: AmeriTitle
300K Klamath Ave.
Klamath Falls, OR 97601

2020-010639
Klamath County, Oregon
08/25/2020 11:23:00 AM
Fee: \$97.00

MEMORANDUM OF CONTRACT OF SALE

DATED: August 20, 2020

BETWEEN: Lewis A. Driver

("Seller")

P.O. Box 1244

Chiloquin, OR 97624

AND Garrison Hardisty

("Purchaser")

1180 Bafford Lane

Fallon, NV 89406

Pursuant to a Contract of Sale dated this same date, Seller sold to Purchaser, Seller's interest in the real property commonly known as KNA David Street, Chiloquin, OR 97624 and legally described as:

EXHIBIT "A" attached hereto and incorporated herein by this reference.

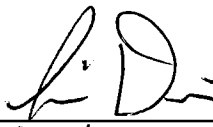
The true and actual consideration for this conveyance is \$320,000.00.

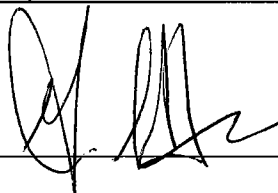
BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 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.

Until a change is requested, all tax statements shall be sent to the following address: P.O. 1244, Chiloquin, OR 97624.

IN WITNESS WHEREOF, the parties have caused this memorandum to be executed as of the day and year first above written.

Seller:  _____

Purchaser:  _____

State of Oregon_ } ss
County of _Klamath }

On this 21 day of August, 2020_, before me, Lisa Legget-Weatherby_, a Notary Public in and for said state, personally appeared __Garrison Hardisty_, known or identified to me to be the person(s) whose name(s) is/are subscribed to the within Instrument and acknowledged to me that he/she/they executed same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.



Lisa Legget Weatherby

Notary Public for the State of _Oregon_
Residing at: Klamath_
Commission Expires: 10-1-2023__

State of Oregon } ss
County of Klamath }

On this 21_ day of August, 2020_, before me, _Lisa Legget-Weatherby_, a Notary Public in and for said state, personally appeared Lewis A. Driver, known or identified to me to be the person(s) whose name(s) is/are subscribed to the within Instrument and acknowledged to me that he/she/they executed same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Lisa Legget Weatherby

Notary Public for the State of Oregon_____
Residing at: Klamath
Commission Expires: 10-1-2023__



TRU SURVEYING LINE

2333 SUMMERS LANE
KLAMATH FALLS, OREGON 97603
PHONE: (541) 884-3691



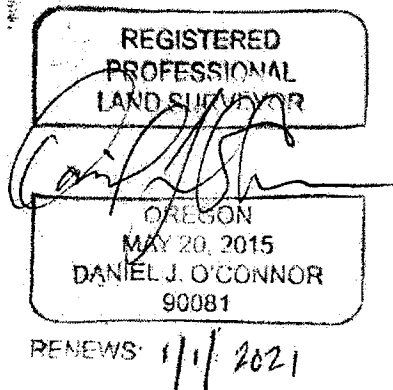
August 17, 2020

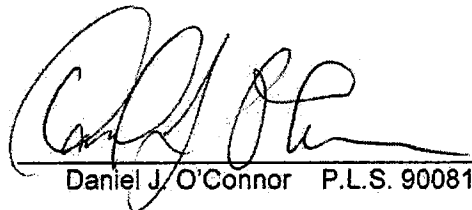
Legal Description of Unsurveyed Parcel 2 of "Land Partition 15-16"

Unsurveyed Parcel 2 of "Land Partition 15-16", being Government Lots 27, 28, 29 and 30, situated in the S1/2 SW1/4 of Section 8, T35S, R7EWM, Klamath County, Oregon, being more particularly described as follows:

Beginning at the Southwest corner of said Section 8; said point of beginning being the Southwest corner of said Government Lot 29; thence N00°08'14"W, along the West line of said Government Lots 29 and 28, 1331.65 feet, more or less, to the Northwest corner of said Government Lot 28; thence N89°44'46"E, along the North line of said Government Lots 28 and 27, 2649.99 feet, more or less, to the Northeast corner of said Government Lot 27; thence S00°02'47"W, along the East line of said Government Lots 27 and 30, 1328.01 feet, more or less, to the South 1/4 Corner of said Section 8 and being the Southeast corner of said Government Lot 30; thence S89°39'59"W, along the South line of said Section and said Government Lots 30 and 29, 2645.75 feet, more or less, to the point of beginning.

This parcel contains 80 Acres, more or less, and bearings are based on the plat of said "Land Partition 15-16", on file in the office of the Klamath County, Clerk.




Daniel J. O'Connor P.L.S. 90081