

2021-000458

Klamath County, Oregon



00272129202100004580040047

01/11/2021 03:51:36 PM

Fee: \$97.00

2021-000417

Klamath County, Oregon



00272079202100004170030036

01/11/2021 12:08:31 PM

Fee: \$92.00

Feliberto MAGANA
3004 SUMMERS LN OR 97603
KLAMATH FALLS

PREPARED BY:

PROJECT TITLE:

CONTRACT OF SALE

Returned at Counter

I Feliberto Magana have an agreement with Aureliano Vazquez to use 5861 South 6th Street, unit 8 and \$3,000.00 and in return for 3004 Summers lane, Manufactor house, Built in 1998, Sunwood 27X44. Lot size 76X104.

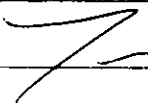
Price for \$100,000.00 minus \$3000.00 and the trailer at 5861 South 6th Street, unit 8. Built in 1970, SqF is 720, Manufacturer is Homette.

Balance of house
 $100,000 - 12,000 = 88,000$
New Balance that will be owed for 10 years is \$88,000 at \$733.33 a month. Payments will be made on the 25th of each Month for 10 years.

I Feliberto Magana, am responsible for property taxes and all utilities at 3004 Summers lane.

I Aureliano Vazquez, am responsible for property taxes and all utilities at 5861 South 6th Street, unit 8.

The day of this agreement starts on Jan. 25, 2018 as well as moving in.

OWNER	BUYER	96
AURELIANO VAZQUEZ	FELIBERTO MAGANA	95
Aureliano Vazquez		94
		93
		92
		91
		90
		89
		88
		87
		86
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		84
		83
		82
		81
		80
		79



All-purpose Acknowledgment

STATE OF Oregon , COUNTY OF Klamath

On 1-6-2018 before me, the undersigned, a Notary Public
in and for said State, personally appeared

Felberto Magana & Aurelano Vazquez

personally known to me -OR- ~~X~~ 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.

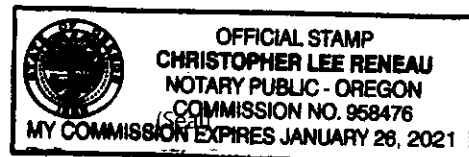
WITNESS my hand and official seal.

Signature

Name (type or printed)

My commission expires

January 26, 2021



[EXT]:

Kassandra Salas <salaskassandra78@gmail.com>

Mon 1/11/2021 3:15 PM

To: Print & Marketing Services 623 <print.marketing0623@Staples.com>

EXHIBIT "A"
LEGAL DESCRIPTION

The most Easterly 90 feet of portion of NE1/4 NE1/4 of Section 10, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at an iron pin on the Westerly right of way line of Summers Lane which lies South 89 degrees 40' West 30 feet and North 1 degree 12' West along said Westerly right of way line 1225.9 feet from an iron pin in the center of Summers Lane that marks the Southeast corner of NE1/4 NE1/4 of Section 10; thence continuing North 1 degree 12' West along said Westerly right of way line 72.7 feet to an iron pin; thence South 89 degrees 40' West 740 feet to a point; thence South 1 degree 12' East 72.7 feet to a point; thence North 89 degrees 40' East 240 feet, more or less, to a point of beginning.

MINUS, the legal description set forth below in Exhibit B, which reflects the right of way conveyed to Klamath County as recorded in Deed Volume M03-01315.

EXHIBIT B

A parcel of land, for road purposes, situated in the NE1/4 NE1/4 of Section 10, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, and being a portion of that property described in Deed Volume NOD Page 13991 recorded in the Klamath County Clerk's Office, being more particularly described as follows:

Beginning at a point S.01°11'45" E., 30.00 feet and S.89°26'W., 30.00 feet from the Northeast Corner of said Section 10, said point being the intersection of the South right of way line of Nilyard Avenue and the West right of way line of Summers Lane; thence along the South right of way line of Nilyard Avenue S.89°26'W., 10.00 feet to a 5/8" iron pin; thence S.45°52'52"E. a distance of 14.22 feet to a 5/8" iron pin on the West right of way line of Summers Lane; thence W.01°11'45" W., 10.00 feet to the point of beginning. Said parcel containing 50.0 square feet more or less. Bearings and distances are based on Survey No. 6798 on file in the Klamath County Surveyor's Office.