

2022-002544

Klamath County, Oregon

03/01/2022 08:26:01 AM

Fee: \$87.00

This Space Provided for Recorder's Use

When Recorded Return to:  
MV REALTY OF OREGON, LLC  
219 Dixie Blvd  
866-381-1294

'electronically signed'

*Amanda J. Zachman* (signature)  
Attn: Amanda J. Zachman

#### **MEMORANDUM OF MVR HOMEOWNER BENEFIT AGREEMENT**

THIS MEMORANDUM OF MVR HOMEOWNER BENEFIT AGREEMENT (this "Memorandum") (as amended from time to time, this "Memorandum"), dated as of the Effective Date, is by and between Grantor **James C. Pereyra**, herein called "Property Owner", whose address is 3125 Hammer St, Klamath Falls, OR, 97603, and Grantee MV REALTY of OREGON LLC, an OREGON limited liability company, and/or its assigns or designees, herein called "Company", whose address is 219 Dixie BLVD, Delray Beach, FL, 33444.

#### **WITNESSETH:**

1. That by that certain MVR Homeowner Benefit Agreement, dated as of Effective Date (the "Agreement") by and between Company and Property Owner, Property Owner has agreed to grant Company the exclusive right to act as listing agent for any sale of the Property Owner's property should the Property Owner decide to sell such property during the term of the Agreement, which property is legally described as follows (the "**Property**"):

SEC/TWN/RNG/MER:SEC 12 TWN 39S RNG 09E WOODWORTH PARK TR 1315, LOT 23

R-3909-012BA-12900-000

3125 Hammer St, Klamath Falls, OR, 97603

2. The term of the Agreement began on the Effective Date (the "Commencement Date") and expires on the earlier of: (i) the date the Property is sold in accordance with the Agreement, and (ii) the date that is forty (40) years after the Commencement Date (the "Term"), unless otherwise terminated in accordance with its terms.
3. This instrument does not alter, amend, modify or change the Agreement in any respect. It is executed by the parties solely for the purpose of recordation in the Public Records of **Klamath** County, Oregon, and it is the intent of the parties that it shall be so recorded and shall give notice of, and confirm the, Agreement and all of its terms to the same extent as if all the provisions of the Agreement were fully set forth herein, including, without limitation, that **the obligations of Property Owner under the Agreement constitute covenants running with the land and shall bind future successors-in-interest to title to the Property.** All capitalized terms used in this Memorandum which are not defined herein shall have the meanings ascribed to them in the Agreement.
4. There may be amounts due and owing to Company, and prior to any deed transfer or conveyance, confirmation from Company on amounts due must be obtained by the title company or third party closing agent.

IN WITNESS WHEREOF, the parties have caused this Memorandum to be duly executed as of the date first written above.

**PROPERTY OWNER:**

By: [Signature]  
Name: James C. Pereyra

Date: 2/11/2022  
STATE OF OREGON

COUNTY OF Klamath ) ss:

This record was acknowledged before me by means of physical presence or online notarization, on this 11<sup>th</sup> day of FEB, 2022, by James C. Pereyra, who is personally known to me or who has produced ORCA as identification

[NOTARIAL SEAL]

[Signature]  
Print Name: Vivian Michelle Garcia  
Notary Public, State of Oregon  
Commission #: 1207042  
My Commission Expires: 12/22/24



**MV REALTY of OREGON, LLC**

By: Amanda J. Zachman  
Name: Amanda J. Zachman, Officer  
Date: 02/16/2022

"electronically signed"

State of Virginia | County of Arlington

This record was acknowledged before me by means of [ ] physical presence or ☒ online notarization, this 16 day of February, 2022, by Amanda J. Zachman, who is an Officer of MV Realty of Oregon, LLC who is personally known to me or who has produced Driver License as identification.

[NOTARIAL SEAL]



[Signature]  
Signature: \_\_\_\_\_  
Print Name: Chirag Patel  
Notary Public, State of Florida  
Commission #: 7679556  
My Commission Expires: June 30, 2024

Document Notarized using a Live Audio-Video Connection