

After recording, return to:

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300 Klamath Ave.
Klamath Falls, OR 97601

Send tax statements to:

Sarah Connolly
15515 Sagehen Circle
Chiloquin, OR 97264

MEMORANDUM OF CONTRACT OF SALE

This Memorandum of Contract of Sale (this "Memorandum") is made as of 11-3- 2022, between Jerry Aberle ("Seller") whose address is 2141 S. Mission Road, Fallbrook, CA 92028 and Sarah Connolly ("Buyer") whose address is 15515 Sagehen Circle, Chiloquin, OR 97264.

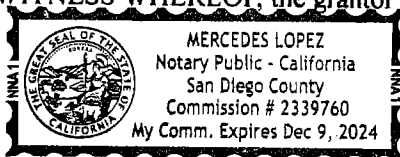
Pursuant to a Contract of Sale dated 11-3-22, 2022 ("Contract"), Seller sold to Purchaser Seller's interest in that certain property in Klamath County, Oregon, more particularly described in the attached Exhibit A. The terms upon which Seller has sold the Property to Purchaser are set forth in the Contract, to which reference is made for all purposes. The true and actual consideration for this conveyance is \$150,000.00. Purchaser will pay such amount, with interest, according to the terms of the Contract, under which the final payment of principal and interest is due on December 1, 2024.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, ORS 195.301 AND ORS 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 ORS 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, ORS 195.301 AND ORS 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 Memorandum must be recorded in the official records of Klamath County, Oregon in order to give notice of the existence of the Contract. This Memorandum will not be deemed or construed to define, limit, or modify the Contract, or any provision thereof, in any manner.

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

IN WITNESS WHEREOF, the grantor has executed this instrument on ~~October 22~~ ^{NOVEMBER 3, 2022} 2022.



[Signature]
Seller

STATE OF CALIFORNIA, County of San Diego) ss.

The foregoing instrument was acknowledged before me by Jerry Aberle on ~~October 22~~ ^{November 03,} 2022

[Signature]
Notary Public for California

IN WITNESS WHEREOF, the grantor has executed this instrument on October __, 2022.

Purchaser

STATE OF OREGON, County of Klamath) ss.

The foregoing instrument was acknowledged before me by ~~Jerry~~ Sarah Connolly on October __, 2022

Notary Public for Oregon

This Memorandum must be recorded in the official records of Klamath County, Oregon in order to give notice of the existence of the Contract. This Memorandum will not be deemed or construed to define, limit, or modify the Contract, or any provision thereof, in any manner.

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

IN WITNESS WHEREOF, the grantor has executed this instrument on October __, 2022.

X

Seller

STATE OF CALIFORNIA, County of San Diego) ss.

The foregoing instrument was acknowledged before me by Jerry Aberle on October __, 2022

Notary Public for California

IN WITNESS WHEREOF, the grantor has executed this instrument on ^{Nov.}~~October~~ 3, 2022.

Sarah Connolly
Purchaser

STATE OF OREGON, County of Klamath) ss.

The foregoing instrument was acknowledged before me by ~~Jerry~~ Sarah Connolly on ~~October~~ ^{Nov.} 3, 2022

Deborah Anne Sinnock
Notary Public for Oregon

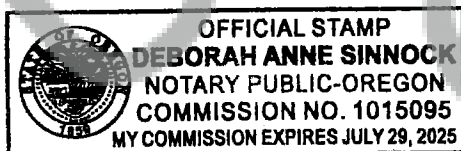


EXHIBIT A

LOTS 2, 3, AND 4, BLOCK 1, TRACT NO. 1055, SADDLE MOUNTAIN ESTATES
ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF
THE CLERK OF KLAMATH COUNTY, OREGON.

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