

2023-003671

Klamath County, Oregon

05/15/2023 10:12:01 AM

Fee: \$92.00

This Space Provided for Recorder's Use:

When Recorded Return to:
MV REALTY OF OREGON, LLC
219 Dixie Blvd
866-381-1234

Attr: Amanda J. Zachary

(signature)

MEMORANDUM OF MVR HOMEOWNER BENEFIT AGREEMENT

THIS MEMORANDUM OF MVR HOMEOWNER BENEFIT AGREEMENT (this "Memorandum, dated as of the Effective Date, is by and between Grantor **Mark B Wilcox and Cheryl S Wilcox**, herein called "Property Owner", whose address is 921 Owens St, Klamath Falls, OR, 97601 and 921 Owens Street, Klamath Falls, OR, 97601, and Grantee MV REALTY OF OREGON LLC, a OREGON limited liability company, and/or its assigns or designees, herein called "Company", whose address is 219 N. 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**"): R-3809-033DB-04600-000

921 Owens St, Klamath Falls, OR, 97601

County of Klamath and State of Oregon, The Northerly Forty (40) feet of Lots 702 and 703 of Block 104 of Mills Addition to the City of Klamath Falls, Oregon, further described as follows: Beginning at the Northwesterly corner of Lots 703 aforesaid beginning the corner of Owens Street and the alley through Block 04 aforesaid thence East long the southerly line of Alley 100 feet, more or less, to the East line of Lot 702 aforesaid; thence South along said East line of said Lot, forty (40) feet; thence West and parallel with Applegate Avenue, 100 feet, more or less to Owens Street, thence North along East side of Owens Street, forty (40) feet to the point of beginning.

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.

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.

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(S):

By: Mark B. Wilcox
Name: Mark B Wilcox

Date: 5-17-22
STATE OF OREGON)

COUNTY OF Klamath) ss.

This record was acknowledged before me by means of ☒ physical presence or ☐ online notarization, on this 17 day of MAY, 2022, by MARK B. WILCOX, who is personally known to me or who has produced Oregon Drivers License as identification

[NOTARIAL SEAL]



Marla W
Print Name: MARLA MICHELE HANLON-ABEITA
Notary Public, State of Oregon
Commission #: 985025
My Commission Expires: 3/10/2023

PROPERTY OWNER(S):

By: Cheryl S. Wilcox
Name: Cheryl S Wilcox

Date: 5-17-22
STATE OF OREGON)

COUNTY OF Klamath) ss.

This record was acknowledged before me by means of ☒ physical presence or ☐ online notarization, on this 17 day of MAY, 2022, by Cheryl S. Wilcox, who is personally known to me or who has produced Oregon Drivers License as identification

[NOTARIAL SEAL]



Marla W
Print Name: MARLA MICHELE HANLON-ABEITA
Notary Public, State of Oregon
Commission #: 985025
My Commission Expires: 3/10/2023

MV REALTY of OREGON, LLC

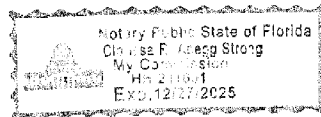
By: Giselle Valentin POA for Amanda Zachman
Giselle Valentin

~~Giselle valetini~~
Name: ~~Amanda J. Zachman, Officer~~
Date: 5/20/22
STATE OF Florida)

) ss:
COUNTY OF PALM BEACH)

This record was acknowledged before me by means of ☒ physical presence or ☐ online notarization, this 20 day of May, 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 Giselle valetini as identification.

[NOTARIAL SEAL]



Signature: Crista Strong
Print Name: Crista Strong
Notary Public, State of Florida
Commission #: 114214601
My Commission Expires: 12/27/25