

**After Recording Send to:**  
Jean Marie Spilker  
815 NW Furnish Avenue  
Pendleton, OR 97801

**Send all Tax Statements to:**  
No Change

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**MEMORANDUM OF  
PURCHASE AND SALE CONTRACT**

On January 21, 2025, **BEVERLY ANNE SPILKER** and **JEAN MARIE SPILKER**, "Sellers," and **MANFRED JACKSON** and **KELLY JACKSON**, "Buyers," for the consideration stated below, made and entered into a certain purchase contract (and First Addendum), wherein the Sellers agreed to sell to the Buyers, and the Buyers agreed to purchase from the Sellers, the fee simple title in and to the following described real property, situated in Klamath County, legally described as follows:

Real property in the County of Klamath, State of Oregon, described as follows:

Lot 36 of SPINKS ADDITION, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, more particularly described as follows:

Beginning at a point which is North 47° 04' West 580 feet and North 30° 30' East 257.8 feet from the point of intersection of the Westerly line of LaLakes Avenue with the Northerly line of the Chiloquin-Agency County Road; thence North 30° 30' East 50 feet; thence South 59° 30' East 117.2 feet; thence South 30° 30' West 50 feet; thence North 59° 30' West 117.2 feet to the point of beginning, being a portion of Lot 6, Section 34, Township 34 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon.

Address: 218 N. Applegate Street, Chiloquin, Oregon 97624

Map and Tax Lot No: 3407-034CA-02100; Tax Account No: 198574

THE TRUE AND ACTUAL CONSIDERATION paid for this transfer, and further details set forth in the Purchase and Sale Contract, is \$50,000. Final payment of unpaid balance, plus interest and fees, shall occur on or before March 15, 2030. All deferred payments shall bear interest at the rate of 8% per annum from the date of first monthly payment until paid.

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, AND 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 PERSONS ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OF 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.

*(Signature Pages to Follow)*

SELLER #1

DATED: 3/14/25

SELLER:

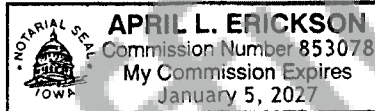


Beverly Anne Spilker  
Beverly Anne Spilker

STATE OF IOWA )  
County of Story ) ss.

Personally appeared before me on March 14, 25, the above-named Beverly Anne Spilker, acknowledged the foregoing instrument, Memorandum of Purchase and Sale Agreement.

April L. Erickson  
Notary Public of IOWA



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SELLER #2

DATED: 3/15/2025

SELLER:

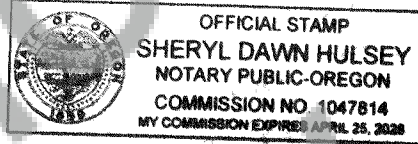
(X)

Jean Marie Spilker

STATE OF OREGON )  
County of Lane ) ss.

Personally appeared before me on 3/15/2025, the above-named Jean Marie Spilker, acknowledged the foregoing instrument, Memorandum of Purchase and Sale Agreement.

[Signature]  
Notary Public of Oregon



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**BUYER #1**

DATED: 3/17/25

BUYER:

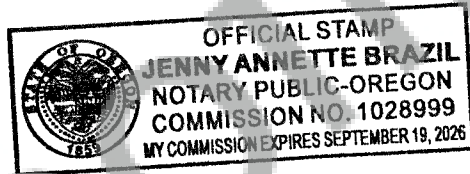
Manfred L Jackson  
Manfred Jackson

STATE OF OREGON                     )  
County of Klamath                ) ss.

Personally appeared before me on 3/17/2025, the above-named Manfred Jackson, acknowledged the foregoing instrument, Memorandum of Purchase and Sale Agreement.

Jenny Annette Brazil  
Notary Public of Oregon

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**BUYER #2**

DATED: 3/17/25

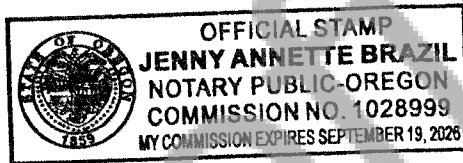
BUYER:

Kelly Jackson  
Kelly Jackson

STATE OF OREGON                     )  
County of Klamath                ) ss.

Personally appeared before me on 3/17/2025, the above-named Kelly Jackson, acknowledged the foregoing instrument, Memorandum of Purchase and Sale Agreement.

[Signature]  
Notary Public of Oregon



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