FORM No. 724—BARGAIN AND SALE DEED—Corporation. VOL. M69 PAGE 3856 STEVENS-NESS LAW PUB. CO., PORTLAND, ORE.

1967

KNOW ALL MEN BY THESE PRESENTS, that THE BANK OF CALIFORNIA, N. A. a corporation duly organized and existing under the laws of the State of California, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto SHELDON Q. SHELVOCK & MARGARET E. SHELVOCK, Husband & Wife, as Tenants by the entirety----, hereinafter called grantee and grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath, and State of Oregon, described as follows, to-wit:

69-6160

Block 70, Lot 94, 5th Addition to Nimrod River Park.

Together with an exclusive easement for the benefit of the owners and successor owners of said Lot 94, Block 70 for roadway and utility purposes in, over, under and upon that portion of Block 70, Lot 95, 5th Addition, more particularly described as follows:

Beginning at the most south westerly corner of Lot 94, Block 70 (said point being the intersection of the Northeasterly side line of Wasco Street and the westerly side line of Section 3, T36S, R11E, W.M.); thence S62°39'05" E, 29.35 feet along the side line of said Wasco Street; thence, along a curve concave easterly with a central angle of 73°14'45", a distance of 99.46 feet; thence N10°35'40" E across the northwesterly tip of Lot 95, Block 70 to a point on the northerly line of said lot 95; thence N77°24'52" W along the northerly line of said Lot 95 to the point of beginning.

Subject to all conditions, covenants, reservations, restrictions, easements, rights and rights of way of record, official records of Klamath County, State of Oregon.

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is $1,250.00

©However, the actual consideration consists of or includes other property or value given or promised which is part of the whole *consideration (indicate which).©*

In construing this deed the singular includes the plural as the circumstances may require.

Done by order of the grantor's board of directors with its corporate seal affixed, this 23rd *day of* April, *19*69

THE BANK OF CALIFORNIA, N. A.

(CORPORATE SEAL)

By G. K. Craig ~~President~~ Vice-President & Trust Officer

By H. R. Billings ~~Secretary~~ Trust Officer

STATE OF ~~OREGON~~ CALIFORNIA, County of Los Angeles *)* ss: May 16, *19*69

Personally appeared G.K. Craig *and* H. R. Billings *who, being duly sworn, each for himself and not one for the other, did say that the former is the* ~~President~~ Vice-President & Trust Officer *and that the latter is the* ~~Secretary~~ Trust Officer *of* THE BANK OF CALIFORNIA, N.A., *a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.*

Before me: Maria G. Wright

(OFFICIAL SEAL) OFFICIAL SEAL MARIA G. WRIGHT NOTARY PUBLIC - CALIFORNIA PRINCIPAL OFFICE IN LOS ANGELES COUNTY My Commission Expires January 20, 1973

Notary Public for ~~Oregon~~ California

My commission expires: January 20, 1973

NOTE—The sentence between the symbols ©, if not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

Bargain and Sale Deed
Corporation

THE BANK OF CALIFORNIA
National Association

TO

SHELDON Q. SHELVOCK
MARGARET E. SHELVOCK

WHEN RECORDED RETURN TO

Mr. & Mrs. Sheldon Shelvock
1816 King Street
Santa Cruz, California 95060
Transamerica Title Co.

No.

(DON'T USE THIS SPACE; RESERVED FOR RECORDING LABEL IN COUNTIES WHERE USED.)

STATE OF OREGON, Klamath *County of* } ss.

I certify that the within instrument was received for record on the 30 *day of* May, *19*69, *at* 3:29 *o'clock* P. *M., and recorded in book* M 69 *on page* 3856 *Record of Deeds of said County.*

Witness my hand and seal of County affixed.

Wm. D. Milne *Title*
County Clerk

By Phyllis Pittenger *Deputy*

Fee $1.50 21

724