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10330

Recording Requested by:

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Wells Fargo Realty Services, Inc.

and When Recorded Mail to:

Alfonso M. Fernandez
P.O. Box 161
Aiea, Hawaii 96701

Space above this line for recorder's use

Until further notice
mail tax statements
to the above.

Consideration \$3500.00
Affix I.R.S. \$ none in this space

Bargain and Sale Deed

THIS DEED, dated June 30, 1976, by Wells Fargo Realty Services, Inc., a California Corporation, as Trustee, who acquired title as Grayco Land Escrow Ltd., as Trustee, a California corporation, hereinafter called "Grantor,"

to Alfonso M. Fernandez, a married man

hereinafter called "Grantee,"

WITNESSETH:

Grantor, for good and valuable consideration to it paid by Grantee, the receipt of which is hereby acknowledged, does by these presents grant, bargain, sell and convey unto Grantee, his heirs and assigns, all of the following described real property situated in the County of Klamath, State of Oregon.

Lot 18, Block 1, Oregon Shores Subdivision Tract No. 1053, in the County of Klamath, State of Oregon, as shown on the Map filed on October 3, 1973 in Volume 20, Pages 21 and 22 of Maps in the office of the county recorder of said county.

SUBJECT TO: (1) Taxes for the fiscal year 19 73 19 74 and subsequent.

(2) Covenants, conditions, reservations, easements, restrictions, rights, rights of way, and all matters appearing of record.

TOGETHER WITH all and singular the tenements, hereditaments, appurtenances, rights, privileges and easements belonging or in anywise appertaining to any and all of the real property hereinabove described and defined and the reversion, reversions, remainder and remainders, rents, issues, profits and revenue thereof.

TO HAVE AND TO HOLD said real property hereinabove described and defined unto Grantee, his heirs and assigns, forever.

IN WITNESS WHEREOF, said Wells Fargo Realty Services, Inc., a California Corporation, as Trustee, who acquired title as Grayco Land Escrow, Ltd., as Trustee, a California corporation, the Grantor herein, has caused its corporate name to be hereunto subscribed and its corporate seal to be hereto affixed by its proper officers thereunto duly authorized, as of the date first above written.

STATE OF CALIFORNIA }
COUNTY OF Los Angeles } ss.

On June 30, 1976 before me, the undersigned, a Notary Public in and for said County and State, personally appeared Norfleet J. Howe II, known

to me to be the Vice President, and Betty M. Georgino known to me to be

Assistant Secretary of the Corporation that executed the within Instrument, known to me to be the persons who executed the within Instrument on behalf of the Corporation therein named, and acknowledged to me that such Corporation executed the within Instrument pursuant to its by-laws or a resolution of its board of directors.

WITNESS my hand and official seal.

(Seal) Karen A. Stark
Notary Public in and for said County and State

Wells Fargo Realty Services, Inc., a
California Corporation, as Trustee

By Norfleet J. Howe II
Vice President

By Betty M. Georgino
Assistant Secretary



OFFICIAL SEAL
KAREN A. STARK
NOTARY PUBLIC CALIFORNIA
PRINCIPAL OFFICE IN
LOS ANGELES COUNTY

My Commission Expires Aug. 11, 1978

STATE OF OREGON; COUNTY OF KLAMATH; ss.

I hereby certify that the within instrument was received and filed for record on the 8th day of JULY A.D., 19 76 at 10:43 o'clock A.M., and duly recorded in Vol. M 76 of DEEDS on Page 10330.

FEE \$ 3.00

WM. D. MILNE, County Clerk

By Hazel Duazul Deputy