

27780

Recording Requested by:

Wells Fargo Realty Services, Inc.

and When Recorded Mail to:

Mr. and Mrs. Cecil Cowan
Mr. and Mrs. Manuel A. Castillo
15903 Lashbrun
Whittier, Ca. 90603

✓ M
17 Page 5839

Space above this line for recorder's use

Until further notice mail Consideration \$1500.00
tax statements to the Affix I.R.S. § none in this space
above.

Bargain and Sale Deed

THIS DEED, dated March 30, 19 77, 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 Cecil Cowan and Lorna Cowan, husband and wife as Tenants by the Entirety and Manuel A. Castillo and Gayle J. Castillo, husband and wife as Tenants by the Entirety, all as tenants in common,
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, their heirs and assigns, all of the following described real property situated in the County of Klamath, State of Oregon.

Lots 7, 8, 9, Block 25, Oregon Pines, as same is shown on plat filed June 30, 1969 duly recorded in the office of the county recorder of said county.

- SUBJECT TO: (1) Taxes for the fiscal year 19 75 1976 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, their heirs and assigns, forever.

IN WITNESS WHEREOF, 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 March 30, 1977 before me, the undersigned, a Notary Public in and for said County and State, personally appeared Norfleet J. Howell, 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.,

By Norfleet J. Howell Trustee
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 7th day of April A.D., 19 77 at 3:17 o'clock P. M., and duly recorded in Vol. M77 of DEEDS on Page 5839.

FEE \$3.00

WM. D. MILNE, County Clerk

By Kazuo Uragami Deputy

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