

Recording Requested by:

30264

9379

Wells Fargo Realty Services, Inc.

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and When Recorded Mail to:

Mr. and Mrs. Leonard T. Dwyer
620 N. Ellen Drive
West Covina, Ca. 91790

Space above this line for recorder's use

Until further notice mail tax Consideration \$1250.00
statements to the above Affix I.R.S. \$none in this space

Bargain and Sale Deed

THIS DEED, dated May 24, 1977, 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 Leonard T. Dwyer and Carolyn S. Dwyer, husband and wife

hereinafter called "Grantee,"

WITNESSETH:

Grantor, for good and valuable consideration to it paid by Grantee, the receipt of which is hereby acknowl-
edged, 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:

Lot 21, Block 22 of Sprague River Valley Acres, as per plat recorded in
records of said county.

SUBJECT TO: (1) Taxes for the fiscal year 1970 to 1971 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, 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 here-
unto 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 May 24, 1977 before me, the under-
signed, a Notary Public in and for said County and State, person-
ally 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 exe-
cuted 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

STATE OF OREGON; COUNTY OF KLAMATH; ss.

I hereby certify that the within instrument was received and filed for record on the 31st day of
May A.D., 1977 at 9:28 o'clock A.M., and duly recorded in Vol. 77
of DEEDS on Page 9379.

FEE \$ 3.00

WM. D. MILNE, County Clerk

By Hazel Drayton Deputy

