

32836

12959

Recording Requested by:

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Wells Fargo Realty Services, Inc.

and When Recorded Mail to:

Mr. & Mrs. Clifton Sutton  
1223 Kiely Blvd.  
Santa Clara, Ca. 95051

Space above this line for recorder's use —  
 Until further notice mail Consideration \$2500.00  
 tax statements to the Affix I.R.S. \$none in this space  
 above.

## Bargain and Sale Deed

THIS DEED, dated July 14, 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 Clifton Sutton and Barbara A. Sutton, husband and wife, as tenants by the  
Entirety.

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 1 and 79, Block 8 of Sprague River Valley Acres, as per plat recorded  
in records of said county.

SUBJECT TO: (1) Taxes for the fiscal year 1969 - 1970 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 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 July 14, 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

STATE OF OREGON; COUNTY OF KLAMATH; ss.

I hereby certify that the within instrument was received and filed for record on the 21 day of July A.D., 19 77 at 12:55 o'clock P M., and duly recorded in Vol. M 77 of Deed s on Page 12959.

FEE \$3.00

WM. D. MILNE, County Clerk

By Karen A. Stark Deputy

WELLS FARGO REALTY SERVICES, INC., a  
 California Corporation, as Trustee

By Norfleet J. Howell  
 Vice President

By Betty M. Georgino  
 Assistant Secretary

