

Recording Requested by:

32587

Wells Fargo Realty Services

and When Recorded Mail to:
Mr. & Mrs. Frank E. Pinder, III
1734 Buckingham Road
Los Angeles, Ca. 90019

38-12956

State of Oregon, } ss. Page 13147
County of Klamath }
I hereby certify that the within instrument was
received and filed for record on the 25th
day of July, 1977, at 11:06
o'clock A. M. and recorded on Page 13147
in Book M 77 Records of Deeds
of said County.

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3.4

WM. D. MILNE, County Clerk

By Pat McLullough Deputy

Until further notice mail tax Consideration \$1187.00
statements to the above: Affix I.R.S. \$ none in this space

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 Frank Edward Pinder, III and Wilma Jean Pinder, husband and wife, as
Tenants by Entirety

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 25, Block 5, of Sprague River Valley Acres, as per plat recorded in records
of said county.

SUBJECT TO: (1) Taxes for the fiscal year 1970-1971 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 July 14, 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 ex-
ecuted 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. Howell 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

0154-562 350

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