

Recording Requested by:  
Wells Fargo Realty Services, Inc.

and When Recorded Mail to:  
Robert M. Peria  
1922 Stradella Road  
Los Angeles, Ca. 90024

23759

40119

Affix I.R.S. \$ in this space

Space above this line for recorder's use

## Bargain and Sale Deed

THIS DEED, dated December 2, 1977, by Wells Fargo Realty Services, Inc., Trustee under Trust 7213, a California corporation, hereinafter called "Grantor," to Oregon Shores Recreational Club, Inc., an Oregon corporation

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, its heirs and assigns, all of the following described real property situated in the County of Klamath, State of Oregon.

Legal description attached hereto as Exhibit "A" comprised of one page.

SUBJECT TO: (1) Taxes for the fiscal year 19\_\_-19\_\_  
(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, its heirs and assigns, forever.

IN WITNESS WHEREOF, said Wells Fargo Realty Services, Inc., 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 December 2, 1977 before me, the undersigned, a Notary Public in and for said County and State, personally appeared Norflect J. Howell, known to me to be the Vice President, and Betty M. Georgino, known to me to be Ass't 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) *[Signature]*  
Notary Public in and for said County and State

Wells Fargo Realty Services, Inc.,  
Trustee under Trust No. 7213

By *[Signature]* Vice President

By *[Signature]* Ass't Secretary

1973

EXHIBIT "A"

23760

Gravel Pit Common Area.

A tract of land situated in Government lots 11 and 14, Section 17, T35S, R7EWM, Klamath County, Oregon, being more particularly described as follows:

Beginning at a point which is located S 19° 45' 53" W 1746.66 feet from the N 1/4 corner of said section 17; thence S 16° 16' 19" E 307.48 feet; thence S 78° 12' 40" E 200.00 feet; thence S 11° 47' 20" W 260.00 feet; thence N 78° 12' 40" W 200.00 feet; thence S 11° 47' 20" W 200.00 feet; thence N 78° 12' 40" W 100.00 feet; thence S 24° 19' 04" W 209.02 feet to a point on a curve; thence along the arc of said curve to the right (radius bears N 24° 19' 04" E 670.00 feet, central angle is 34° 38' 55") 370.09 feet; thence N 55° 57' 59" E 203.18 feet; thence N 27° 18' 59" W 285.49 feet; thence N 54° 57' 22" E 527.31 feet to the point of beginning, containing 7.84 acres.

RESERVING to the grantor herein from said land all sand, rock, gravel, oil, gas, minerals and all other hydrocarbon substances with the right to enter said land for the purpose of extracting or removal of same.

XXXXXX

8th day of DECEMBER

fully recorded in Vol. 177, of RECORDS

FOR \$ 6.00

19;02

A and

23759

Via D. MILNE, County Clerk

By *Bernice A. Hitch*