

40504

Recording Requested by:

Wells Fargo Realty Services

and When Recorded Mail to:

Leonard and Marion Wilbur
 Star Route #2, Box 21
 Days Creek, Or 97429

STATE OF OREGON,
 County of Klamath

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By Wells Fargo Realty Services, Inc. A.D. 19 77
 and duly
 recorded in Vol. 577 of DEEDS
 Page 24317
 Wm D. MILNE, County Clerk
 By Barbara A. Black Deputy
 \$ 3.00
 Fee — Space above this line for recorder's use —

Until further notice mail
 tax statements to the
 above.

Consideration \$938.00

Affix I.R.S. none in this space

Bargain and Sale Deed

THIS DEED, dated December 7, 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 Leonard Wilbur and Marion Wilbur

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.

Lot 4, Block 6 of Sprague River Valley Acres, as per plat recorded in records of said county.

SUBJECT TO: (1) Taxes for the fiscal year 19 70 - 19 71 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.

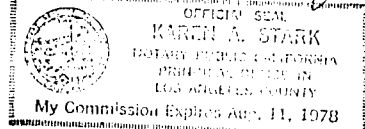
STATE OF CALIFORNIA }
 COUNTY OF Los Angeles } ss.
 On December 7, 1977 before me, the undersigned, a Notary Public in and for said County and State, personally appeared Norfleet J. Howell, known to me to be the Vice President, and Betty M. Georgino known to me to be Assistant Secretary of the Corporation 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.,
 as Trustee

By Norfleet J. Howell Vice President

By Betty M. Georgino Assistant Secretary



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