

43362

BARGAIN AND SALE DEED

Vol. 77 Page 3138

KNOW ALL MEN BY THESE PRESENTS, That The Bank of California, N. A., a national banking association, as Trustee, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Fidelity Mortgage Company, Inc., A California Corporation hereinafter called grantee, and unto grantee's heirs, successors and assigns all of that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

Block 2, Lots 9 & 10, Block 3, Lot 6, Block 5, Lots 11 & 12, of the 1st Addition to Nimrod River Park; Block 8, Lots 1, 5 & 8, Block 13, Lot 10, Block 16, Lots 2 & 7, Block 22, Lot 14, of the 2nd Addition to Nimrod River Park; Block 26, Lot 16, of the 3rd Addition to Nimrod River Park; Block 31, Lot 121, of the 4th Addition to Nimrod River Park; Block 60, Lot 5, Block 66, Lot 41, Block 68, Lot 2, Block 70, Lots 84, 85, 86, 100 & 129, of the 5th Addition to Nimrod River Park; Block 75, Lots 13 & 14, of the 7th Addition to Nimrod River Park as shown on map in official records of said county.

Subject to all conditions, covenants, reservations, restrictions, easements, rights and rights of way of record, official records of said county and state.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever. The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 10,900.00

Howsoever the actual consideration consists of or includes other property or value given or promised which is not herein stated, the consideration shall be deemed to be the full and true consideration for the purposes of this deed.

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 13th day of February, 1978; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by its Board of Directors.

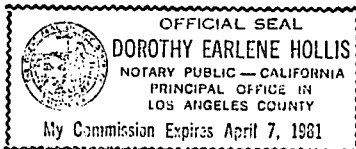
STATE OF CALIFORNIA
COUNTY OF Los Angeles } ss.
On February 13, 1978

THE BANK OF CALIFORNIA
a National Banking Association
By: C. J. Featherston Trust Officer
By: Dolores Milicevich Trust Oper. Officer

State, personally appeared C. J. Featherston, Trust Officer, President, and Dolores Milicevich, Trust Operations Officer, 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.

Signature Dorothy Earlene Hollis



(This area for official notarial seal)

The Bank of California, N. A.
845 So. Figueroa Street
Los Angeles, California 90017
GRANTOR'S NAME AND ADDRESS

Fidelity Mortgage Company, Inc.
1123 So. San Gabriel Blvd.
San Gabriel, California 91776
GRANTEE'S NAME AND ADDRESS

After recording return to:

Fidelity Mortgage Company, Inc.
1123 So. San Gabriel Blvd.
San Gabriel, California 91776
NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.

Fidelity Mortgage Company, Inc.
1123 So. San Gabriel Blvd.
San Gabriel, California 91776
NAME, ADDRESS, ZIP

STATE OF OREGON,

County of Klamath } ss.

I certify that the within instrument was received for record on the 17th day of February, 1978, at 3:50 o'clock P. M., and recorded in book M78 on page 3138 or as file/reel number 43362, Record of Deeds of said county.

Witness my hand and seal of County affixed.

Wm. D. Milne Recording Officer
By Bernetha H. Helch Deputy

Fee \$3.00