

Recording Requested by:

Wells Fargo Realty Services, Inc.

and When Recorded Mail to:

Mr. & Mrs. Frank E. Pinder, III
1734 Buckingham Rd.
Los Angeles, Ca. 90019

on this 15th day of May, D. 19 78
at 11:13 o'clock A M. and duly
recorded in Vol. M78 of DEEDS
page 10021
Wm D. MILNE, County Clerk
By Bernard A. Stork Deputy
fee \$ 3.00

48198

Until further notice mail tax statements to the above: Consideration \$2500.00
Affix I.R.S. \$ none in this space

Bargain and Sale Deed

THIS DEED, dated May 8, 19 78, by Wells Fargo Realty Services, Inc.,
Trustee under Trust No. 0154, a California corporation, hereinafter called "Grantor,"
to Frank E. Pinder and Wilma J. Pinder, husband and wife, Not as Tenants
in Common but with the right of survivorship.

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 21 and 22, Block 8, 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.

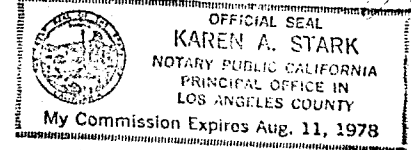
TO HAVE AND TO HOLD said real property hereinabove described and defined unto Grantee, their heirs and assigns, forever.

IN WITNESS WHEREOF, said Wells Fargo Realty Services, Inc., Trustee under Trust No. 0154, 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 May 8, 1978 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. Stork
Notary Public in and for said County and State

Wells Fargo Realty Services, Inc.,
Trustee under Trust No. 0154.
By Norfleet J. Howell Vice President
By Betty M. Georgino Assistant Secretary



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