

Recording Requested by:

STATE OF OREGON,
County of Klamath)

Filed for record at request of

Vol. 178 Page 13179

50372

Wells Fargo Realty Services, Inc.

and When Recorded Mail to:

Mr. and Mrs. Samuel J. Anger
536 East "Q" Street
Wilmington, California 90744

Wells Fargo Realty Services
on this 21st day of June A.D. 19 78
at 9:57 o'clock A M, and duly
recorded in Vol. 178 of Deeds
Page 13179
Wm D. MILNE, County Clerk
By Barbara H. Houch Deputy

Fee \$3.00

Space above this line for recorder's use

Until further notice
mail tax statements to
the above.

Consideration 1250.00
Affix I.R.S. \$None in this space

Bargain and Sale Deed

THIS DEED, dated June 16, 1978, by Wells Fargo Realty Services, Inc.
as Trustee, under Trust No. 0154, a California corporation, hereinafter called "Grantor,"
to Samuel J. Anger and Kathryn L. Anger, husband and wife, as Tenants in
Common.

hereinafter called "Grantee,"

W I T N E S S E T H :

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 13, Block 1 of Sprague River Valley Acres, as per plat recorded in
records of said county.

SUBJECT TO: (1) Taxes for the fiscal year 19 69 19 70 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., 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

On June 16, 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. Stark
Notary Public in and for said County and State

Wells Fargo Realty Services, Inc.,
as Trustee, under Trust No. 0154

By Norfleet J. Howell
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

0154-255

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ck
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