

TA 38-15426

Recording Requested by:
Wells Fargo Realty Services, Inc.

52546

STATE OF OREGON,
County of Klamath Vol. 78 Page 16560
Filed for record at request ofTransamerica Title Co.,
on this 31st day of July A.D. 19 78
at 10:47 o'clock A M, and duly
recorded in Vol. 78 of Deeds
Page 16560

Wm D. MILNE, County Clerk

By Berntha Helich Deputy

Fee \$3.00

Space above this line for recorder's use

and When Recorded Mail to:

Mr. and Mrs. Michael P. Epstein
85-156F Ala Walua St.
Waianae, Hi 96792Until further notice mail
tax statements above.

Consideration \$5000.00

Affix I.R.S. S none in this space

Bargain and Sale Deed

THIS DEED, dated June 9

78

under Trust 7213, 19 by Wells Fargo Realty Services, Inc.
A California Corporation as Trustee, hereinafter called "Grantor," toMichael P. Epstein and Momilani M. A. Epstein, husband and wife, as
tenants by the entirety

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 in the State of Oregon, to wit:Lot 34 of Block 28 in
Oregon Shores Subdivision - Unit 2
Tract Number 1113as shown on the map filed on December 9, 1977 in Volume 21, Page 20 of
Maps in the office of the county recorder of said county.SUBJECT TO: (1) Taxes for the fiscal year 19 77 to 78
(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 be-
longing 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, 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 June 9, 1978 before me, the under-
signed, a Notary Public in and for said County and State, personally
appeared Norfleet J. Howell knownto me to be the Vice President and
Betty M. Georgino known to me to beAssistant 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 there-
in 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 StateWells Fargo Realty Services, Inc.,
a California Corporation as Trustee
under Trust 7213By Norfleet J. Howell Vice PresidentBy Betty M. Georgino Assistant SecretaryOFFICIAL SEAL
KAREN A. STARK
NOTARY PUBLIC, CALIFORNIA
COMMISSION EXPIRES
AUGUST 11, 1978

7213-80216