

Recording Requested by
7A-38-16 J/S
Wells Fargo Realty Services, Inc.
55243

and When Recorded Mail to:
Mr. and Mrs. James K. Morgan
750 Harris Ave. S.E.
Salem, Oregon 97302

Transamerica Title Co.
on the 20th day of September A.D. 1978
at 10:42 o'clock A M. and duly
recorded in Vol. 78 of Deeds
Page 20764
Wim D. MILNE, County Clerk
By Bernette Shetich Deputy
Fee \$3.00
Space above this line for recorder's use

Until further notice mail Consideration \$5000.00
tax statements to the AE: I.R.S. & None in this space
above.

Bargain and Sale Deed

THIS DEED, dated August 25 19 78, by Wells Fargo Realty Services, Inc.,
as Trustee, under Trust No. 7213, a California corporation, hereinafter called "Grantor,"

to James K. Morgan and Arnette J. Morgan, husband and wife

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 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 17 in Block 26 of Tract 1113 Oregon Shores Unit 2 as 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 - 19 78 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 here-

unto 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 August 25, 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 the 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.

Kathleen A. Scott
Notary Public in and for said County and State

Wells Fargo Realty Services, Inc.,
as Trustee, under Trust No. 7213

By Norfleet J. Howell
Vice President

By Betty M. Georgino
Assistant Secretary

