

Recording Requested by:

69947

Wells Fargo Realty Services, Inc.

and When Recorded Mail to:

John E. & Gerd Emery
4633 Olive
Montclair, CA. 91763

Wells Fargo Realty Services
on this 2nd day of July A.D. 19 79
at 1:27 o'clock P M, and duly
recorded in Vol. M79 of Deeds
Page 15608
Wm D. MILNE, County Clerk
By Bernita Hetch Deputy
Fee \$3.00

Space above this line for recorder's use

Mail tax statement to
above until further
notice.

Consideration \$2000.00
Affix I.R.S. \$ None in this space

Bargain and Sale Deed

THIS DEED, dated June 22nd, 1979, by Wells Fargo Realty Services, Inc.,
as Trustee, under Trust No. 0154, a California corporation, hereinafter called "Grantor,"
to John E. Emery and Gerd Emery, Husband and wife
hereinafter called "Grantee."

WITNESSETH:

Grantor, for good and valuable consideration to it paid by Grantee, the receipt of which is hereby acknowl-
edged, 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 4 and 5, Block 11 of SPRAGUE RIVER VALLEY ACRES, as per plat
recorded in records of said County.

SUBJECT TO: (1) Taxes for the fiscal year 19 69-1970 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., 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 } SS.

On June 22, 1979 before me, the under-
signed, a Notary Public in and for said County and State, person-
ally appeared Norfleet J. Howell, known
to me to be the Vice President, and
Marilyn J. McDuffie known to me to be
Assistant Secretary of the Corporation that executed
the within Instrument, known to me to be the persons who ex-
ecuted 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.

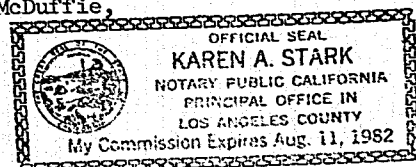
(Seal)

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, Vice President

Marilyn J. McDuffie, Assistant Secretary



0154-00300