

73066

Recording Requested by:

Wells Fargo Realty Services, Inc.

and When Recorded Mail to:

Wells Fargo Realty Services
572 E. Green St.
Pasadena, Ca. 91101
Attn: Karen Stark

STATE OF OREGON,
County of Klamath) Vol. 79
Filed for record at request of 79 Page 20502

Transamerica Title Co.
on this 28th day of August A.D. 1979
at 3:23 o'clock P. M. and duly
recorded in Vol. 179 of Needs
age 20502
Wm D. MILNE, County Clerk
By Bernice J. Smith Deputy
Fee \$3.50

Space above this line for recorder's use

Until further notice no consideration
tax statements to: Affix I.R.S. \$ None in this space

Mr. & Mrs. Harold C. Nichols
840 Larrabee #3-100
Los Angeles, Ca
90069

Bargain and Sale Deed

THIS DEED, dated August 3, 1979, by Wells Fargo Realty Services, Inc.,
as Trustee, under Trust No. 7213, a California corporation, hereinafter called "Grantor,"
to Harold C. Nichols and Candie L. Nichols, 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, State of Oregon.

Lot 40, in Block 24, Oregon Shores Subdivision Unit No. 2,
Tract 1113, in the County of Klamath, State of Oregon, as shown
on the Map filed on December 9, 1977 in Volume 21, Page 20 in
the office of the county recorder of said county.

SUBJECT TO: (1) Taxes for the fiscal year 1977-1978 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

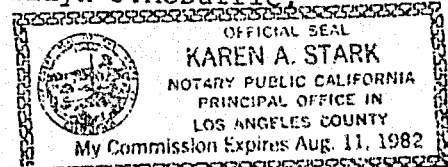
corporation, the Grantor herein, has caused its corporate name to be hereunto subscribed and its corporate seal to be hereto affixed by its proper officers thereunto duly authorized, as of the date first above written.

STATE OF CALIFORNIA
COUNTY OF Los Angeles } ss.
On August 3, 1979 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 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 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. 7213

By Norfleet J. Howell Vice President
By Marilyn J. McDuffie Assistant Secretary



7213-828 TD