

Recording Requested by: **74896**

Filed for record at request of

Wells Fargo Realty Services, Inc.

and When Recorded Mail to:

Catherine M. Flynn  
3498 Brandon Street  
Pasadena, CA. 91107

Wells Fargo Realty Services  
on this 3rd day of October A.D. 19 79  
at 1:17 o'clock P. M. and duly  
recorded in Vol. M79 of Deeds  
page 23406  
Wm D. MILLER, County Clerk  
By Bernetha Schuch Deputy  
Fee \$3.50

Space above this line for recorder's use

Mail tax statement to Consideration \$3,000.00  
above until further Affix I.R.S. \$None in this space  
notice.

## Bargain and Sale Deed

THIS DEED, dated September 25th, 19 79, by Wells Fargo Realty Services, Inc.  
as Trustee, under Trust No. 0154, a California corporation, hereinafter called "Grantor,"

to Catherine M. Flynn, an unmarried woman

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, her heirs and assigns, all of the following described real property situated in the County of Klamath, State of Oregon.

Lots 11, 12 and 13, Block 10 of Sprague River Valley Acres,  
as per plat recorded in records of said County.

SUBJECT TO: (1) Taxes for the fiscal year 1969 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, her 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 September 25, 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 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.

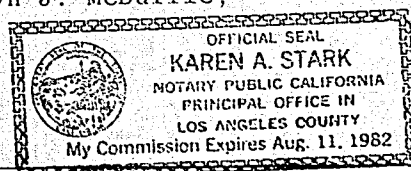
WITNESS my hand and official seal.

(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

By Marilyn J. McDuffie, Assistant Secretary



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