

Recording Requested by:
Wells Fargo Realty Services, Inc.
86752

and When Recorded Mail to:

Wells Fargo Realty Services, Inc.
572 E. Green St.
Pasadena, CA 91101
Attn: Maria Rodriguez

mail tax statement to
Peter J & Karon G Irwin
18005 Ardath Ave.
Torrance, CA 90405
until further notice

38-21933

STATE OF OREGON,
County of Klamath Vol. 17
Filed for record at request of 80 Page 12801
Transamerica Title Co.
on this 11th day of July A.D. 19 80
at 10:41 o'clock A M, and duly
recorded in Vol. M80 of Deeds
page 12801
V. M. MILNE, County Clerk
\$3.50, Berntha [Signature] Deputy
Space above this line for recorder's use

Fee
Consideration \$5,900.00

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

Bargain and Sale Deed

THIS DEED, dated June 5, 19 80, by Wells Fargo Realty Services, Inc.
A California Corporation as Trustee, hereinafter called "Grantor," to
Peter J. Irwin and Karon G. Irwin, 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 5 of Block 42 in Tract 1184-Oregon Shores-Unit 2-1st Addition as shown on the Map filed on November 8, 1978 in Volume 21, Page 29 of Maps in the office of the County Recorder of said County.

SUBJECT TO: (1) Taxes for the fiscal year 19 79 - 19 80 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.

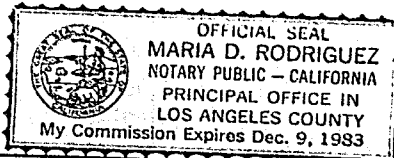
TO HAVE AND TO HOLD said real property hereinabove described and defined unto Grantee, their heirs and assigns, forever.

IN WITNESS WHEREOF, said Wells Fargo Realty Services, Inc., 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 5, 1980 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 Deborah Callel, 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 there 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) Maria Rodriguez
Notary Public in and for said County and State

Wells Fargo Realty Services, Inc.,
a California Corporation as Trustee
under Trust 7213
By [Signature] Norfleet J. Howell, Vice-President
By [Signature] Deborah Callel, Assistant-Secretary



7213-01352