

90422

Recording Requested by:

Wells Fargo Realty Services, Inc.

and When Recorded Mail to:

Peter J. Young
 Bay Yacht Club # 205
 180 Pomona Ave.
 Long Beach, CA 90803

STATE OF OREGON,
 County of Klamath

Vol. 30

18673

Filed for record at request of _____ Page _____

Weansamerica Title Co.

on this 29th day of September A.D. 19 80
 at 3:49 o'clock P M, and duly
 recorded in Vol. M80 of Deeds

Page 18673
 Wm D. MILNE, County Clerk
 By Deborah Callej Deputy
 \$3.50
 Fee _____ Space above this line for recorder's use _____

mail tax statement
 to above until further Affix I.R.S. § None in this space
 notice

Bargain and Sale Deed

THIS DEED, dated September 16, 19 80, by Wells Fargo Realty Services, Inc.
 as Trustee, under Trust No. 0155, a California corporation, hereinafter called "Grantor,"
 to Peter J. Young, a single man

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

Lot 4, Block 6, Ferguson Mountain Pines, being a subdivision of the West $\frac{1}{2}$ of Section 5, Township 36 South, Range 13 East of the Willamette Meridian.

SUBJECT TO: (1) Taxes for the fiscal year 19 71 - 19 72 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, his 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 16, 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 Callej 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.

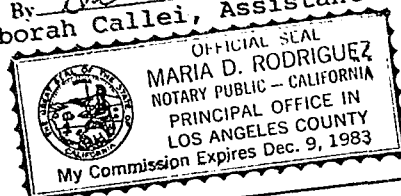
WITNESS my hand and official seal.

(Seal) Maria D. Rodriguez
 Notary Public in and for said County and State

Wells Fargo Realty Services, Inc.,
 as Trustee, under Trust No. 0155

By Norfleet J. Howell Vice-President

By Deborah Callej Assistant-Secretary



0155-00129