

Recording Requested by:

9771

Wells Fargo Realty Services, Inc.

and When Recorded Mail to:

Wells Fargo Realty Services, Inc.
572 East Green Street
Pasadena, California 91101

Att: M. Gonzalez

Filed for recording of

on this 8 day of March A.D. 19 82
at 10:25 o'clock A M, and duly
recorded in Vol. M 82 of Deeds
age 2885

EVELYN BIEHN, County Clerk

By [Signature] Deputy,

Fee 4.00

Space above this line for recorder's use

Mail TAX Statements to:

Consideration \$2,395.00

Leo O. & Ellen S. Gan

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

10952 Markev St.

Anaheim, CA 92804

Bargain and Sale Deed

THIS DEED, dated February 23, 1982, by Wells Fargo Realty Services, Inc.,
as Trustee, under Trust No. 155, a California corporation, hereinafter called "Grantor,"
to Leo O. Gan and Ellen S. Gan, Husband and Wife as Joint Tenants

hereinafter called "Grantee,"

W I T N E S S E T H :

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 9, Block 8, Ferguson 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 1981 1982 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

On February 23, 1982

} ss.

before me, the undersigned, a Notary Public in and for said County and State, personally appeared Joseph E. Duncan known

to me to be the Vice President, and Deborah Callej 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)

Mary S. Gonzalez
Notary Public in and for said County and State

Wells Fargo Realty Services, Inc.
as Trustee, under Trust No. 155

By Joseph E. Duncan Vice President

By Deborah Callej Assistant Secretary



OFFICIAL SEAL
MARY S. GONZALEZ
NOTARY PUBLIC-CALIFORNIA
PRINCIPAL OFFICE IN
LOS ANGELES COUNTY

My Commission Expires Dec. 2, 1983