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Recording Requested by:

FN Realty Services, Inc.

and When Recorded Mail to:

Winnifred Baptiste
P.O. Box 1725
Bakersfield, CA 93302

STATE OF OREGON
County of Klamath

Vol. 1485 Page 18718

Filed for record at request of:

on this 19th day of November A.D., 19 85
at 9:24 o'clock A M. and duly recorded
in Vol. 1485 of Deeds Page 18718
Evelyn Biehn
By Pam Smith County Clerk
Deputy.
Fee, \$5.00

Mail Tax Statement to
above until further notice

CONSIDERATION \$ 2,200.00

Affix I.R.S. None in this space

Bargain and Sale Deed

THIS DEED, dated November 11, 19 85, by FN Realty Services, Inc. formerly Inc., as Trustee under Trust No. 0108 a California corporation, hereinafter called "Grantor,"

to WINNIFRED P. BAPTISTE

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

Lots 31 & 32 Block 7 Oregon Pines as same as shown on plat filed June 30, 1969, duly recorded in the office of the County Recorder of said County.

SUBJECT TO: (1) Taxes for the fiscal year 1973-1974 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 FN Realty Services, Inc. formerly named Wells Fargo a California Realty Services, Inc., as Trustee,

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 November 11, 1985 before me, the under-

signed, a Notary Public in and for said County and State, personally appeared George T. Schwartz known

to me to be the Vice President, and Deborah C. Callel

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

FN Realty Services, Inc., formerly
named Wells Fargo Realty Services, Inc.
as Trustee under Trust No. 0108

By George T. Schwartz Vice President

By Deborah C. Callel Assistant Secretary



Account No. 0108-00923

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5.00