

Recording Requested by: **67254**
Wells Fargo Realty Services, Inc.

STATE OF OREGON,
County of Klamath

Vol. M86 Page 19032

Filed for record at request of:

and When Recorded Mail to:

Mr. Alex J. Menuau
8101 Langdon Ave. #14
Van Nuys, California 91406

on this 20th day of October A.D., 19 86
at 10:21 o'clock A M. and duly recorded
in Vol. M86 of Deeds Page 19032
Evelyn Biehn, County Clerk
By [Signature] Deputy.
Fee, \$10.00

PLEASE MAIL ALL TAX STATEMENT
TO THE ABOVE ADDRESS

Consideration \$12,000.00

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

Bargain and Sale Deed

THIS DEED, dated August 28

, 19 86

FM Realty Service, Inc.
formerly named
by Wells Fargo Realty Services, Inc.

A California Corporation as Trustee, hereinafter called "Grantor," to
ALEX J. MENUAU, 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 in the State of Oregon, to wit:

Lot 12 of Block 25 in
Oregon Shores Subdivision - Unit 2
Tract Number 1113

**THIS INSTRUMENT WILL NOT ALLOW USE
OF THE PROPERTY DESCRIBED IN THIS
INSTRUMENT IN VIOLATION OF APPLICABLE
LAND USE LAWS AND REGULATIONS. BEFORE
SIGNING OR ACCEPTING THIS INSTRUMENT,
THE PERSON ACQUIRING FEE TITLE TO THE
PROPERTY SHOULD CHECK WITH THE
APPROPRIATE CITY OR COUNTY PLANNING
DEPARTMENT TO VERIFY APPROVED USES."**

SUBJECT TO: (1) Taxes for the fiscal year 1986 -19 87 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 be-
longing 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., 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.

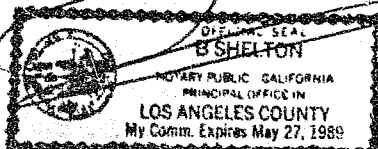
STATE OF CALIFORNIA
COUNTY OF Los Angeles SS.
On August 28, 1986 before me, the under-
signed, a Notary Public in and for said County and State, personally
appeared Christopher D. Jones, known
to me to be the Vice President and
Michael J. Ellis known to me to be
Asst. Secretary of the Corporation that executed
the within Instrument, known to me to be the persons who
executed the within Instrument on behalf of the Corporation there-
in 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) [Signature] B. Shelton
Notary Public in and for said County and State

FM Realty Services, Inc., formerly
named

Wells Fargo Realty Services, Inc.,
a California Corporation as Trustee

By [Signature]
Christopher D. Jones Vice President
[Signature]
Michael J. Ellis Asst. Secretary



7213-03006

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