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Vol. M88 Page 2870

Recording Requested by:
 FN Realty Services, Inc. formerly named
 Wells Fargo Realty Services, Inc.

and When Recorded Mail to:

FRED E. BOWDEN AND DIANE BOWDEN
 425 E. Huntington Dr.
 Monovia, California. 91015

STATE OF OREGON,
 County of Klamath ss.

Filed for record at request of:

F. N. Realty Services, Inc.
 on this 29th day of February A.D., 1988
 at 11:35 o'clock A.M. and duly recorded
 in Vol. M88 of Deeds Page 2870
 Evelyn Biehn, County Clerk
 By *[Signature]* Deputy.

0172-00450

Consideration 2,649.00
 Affx I.R.S. \$ None in this space

Bargain and Sale Deed

THIS DEED, dated February 10, 1988, by FN Realty Services, Inc., formerly
 as Trustee, under Trust No. 0154, a California Wells Fargo Realty Services, Inc.,
 to Fred E. Bowden corporation, hereinafter called "Grantor,"

hereinafter called "Grantee,"

WITNESSETH:

Grantor, for good and valuable consideration to it paid by Grantee, the receipt of which is hereby acknowl-
 edged, 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
 Lot, 3 Block 1, Lot 1 Block 7, Lots 6,7 block 11, Lots 13,14,15 Block 20 and
 Lot 14 Block 22, Lots 10,11 Block 23 and Lots 32,33 Block 24 of Sprague River
 Valley Acres as per plat recorded in records of said County.

SUBJECT TO: (1) Taxes for the fiscal year 1988-1989 All Subsequent Taxes.
 (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. FN Realty Services, Inc., formerly known as:

IN WITNESS WHEREOF, said Wells Fargo Realty Services, Inc., as Trustee, a
 California

corporation, the Grantor herein, has caused its corporate name to be here-
 unto subscribed and its corporate seal to be hereto affixed by its proper officers thereunto duly authorized, as of
 the date first above written. FN Realty Services, Inc., a California
 corporation formerly known as:

STATE OF CALIFORNIA
 COUNTY OF Los Angeles

On February 10, 1988 } ss.
 signed, a Notary Public in and for said County and State, person-
 ally appeared Christopher D. Jones, known
 to me to be the Vice President, and
 Michael J. Ellis
 Assistant Secretary of the Corporation that executed

the within Instrument, known to me to be the persons who ex-
 ecuted the within Instrument on behalf of the Corporation therein
 named, and acknowledged to me that such Corporation executed
 its board of directors.

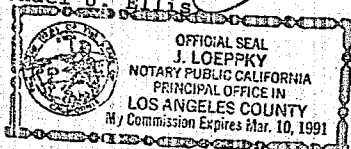
WITNESS my hand and official seal.

(Seal) *[Signature]*
 Notary Public in and for said County and State

Wells Fargo Realty Services, Inc.,
 as Trustee, under Trust No. 0154

By *[Signature]* Vice President

Christopher D. Jones, Vice President
 By *[Signature]* Assistant Secretary
 Michael J. Ellis



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