

0 A-28975-

## -WARRANTY DEED-

BRUCE L. DURANT and TRUDIE DURANT, husband and wife, and  
 VERNON L. DURANT and VERA M. DURANT, husband and wife, Grantors,  
 warrant and convey to JELD-WEN, inc., an Oregon corporation,  
 Grantee, the following described property situate in Klamath County,  
 Oregon, free of all encumbrances, except as specifically set forth  
 herein:

PARCEL ONE: That portion of the Westerly 495 feet of the  
 Easterly 990 feet of the SE $\frac{1}{4}$  that lies Northerly of the  
 Sycan River in Section 8, Township 35 South, Range 12 East  
 of the Willamette Meridian, Klamath County, Oregon

PARCEL TWO: S $\frac{1}{2}$ S $\frac{1}{2}$ NE $\frac{1}{4}$  of Section 8, Township 35 South,  
 Range 12 East of the Willamette Meridian, Klamath  
 County, Oregon

SUBJECT TO: That certain Contract of Sale, including  
 the terms and provisions thereof, between John C. Horton,  
 Robert L. Horton and Louisa L. Horton, and Accurate  
 Electronic, Inc., a corporation, dated May 19, 1972,  
 recorded May 22, 1972, in Volume M-72, page 5469, Micro-  
 film Records of Klamath County, Oregon, which Grantee  
 herein assumes and agrees to pay according to the terms  
 thereof

and covenant that grantor is the owner of the above-described pro-  
 perty free of all encumbrances, except reservations, restrictions,  
 easements and rights of way of record and those apparent upon the  
 land; the assessment roll and the tax roll disclose that the within  
 described premises were specially assessed as farm land. If the  
 land has become or becomes disqualified for the special assessment  
 under the statute, an additional tax may be levied for the years  
 since October 5, 1968, in which the land was subject to the special  
 land use assessment; and will warrant and defend the same against  
 all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is Twenty  
 One Thousand and no/100ths (\$21,000.00) DOLLARS.

DATED this 14 day of February, 1978.

Relinquents: Jeld-Wen, Inc.  
 J. P. B. 12/27  
 K. Falls, O.  
 1976.07

Attest: J. P. B. 12/27  
 K. Falls, O.  
 1976.07

Bruce L. Durant  
Trudie Durant  
Vernon L. Durant  
 VERA M. DURANT  
 By: Vernon L. Durant  
 Her Attorney-in-Fact  
Bruce L. Durant

WILLIAM P. BRANDSNESS  
 ATTORNEY AT LAW  
 411 PINE STREET  
 KLAMATH FALLS, OREGON 97601

1. WARRANTY DEED

STATE OF OREGON )  
County of Klamath ) ss. Feb 24, 1978.

Personally appeared the above-named BRUCE L. DURANT and TRUDIE DURANT, husband and wife, and VERNON L. DURANT, and acknowledged the foregoing instrument to be their voluntary act. Before me:

[Signature]  
Notary Public for Oregon  
My Commission expires: 8-5-79

STATE OF OREGON )  
County of Klamath ) ss. Feb 24, 1978.

Personally appeared the above-named VERNON L. DURANT, who, being sworn, stated that he is the attorney-in-fact for VERA M. DURANT, and that he executed the foregoing instrument by authority of and in behalf of said principal; and he acknowledged said instrument to be their act. Before me:

[Signature]  
Notary Public for Oregon  
My Commission expires: 8-5-79

STATE OF OREGON; COUNTY OF KLAMATH; ss.  
for record at request of Klamath County Title Co.  
on 27th day of February A. D. 19 78 at 1:57 o'clock P.M., and  
fully recorded in Vol. M78, of Deeds on Page 3646

By Wm D. MILNE, County Clerk  
Bernetha H. Feltsch

Fee \$6.00

WILLIAM P. BRANDSNESS  
ATTORNEY AT LAW  
411 PINE STREET  
KLAMATH FALLS, OREGON 97601

2. WARRANTY DEED