

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, THAT JUSTUS C.H. POOLMAN and AASTA M. POOLMAN, AS TENANTS IN THE ENTIRETY,

hereinafter called the grantor, for the consideration hereinafter stated, to grantor paid by JELD-WEN, Inc., an Oregon Corporation, hereinafter called the grantee, does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, the certain real property, with the improvements, heretofore and hereinafter and appurtenances thereunto belonging or appertaining, situated in the County of KLAMATH and State of Oregon, described as follows, to-wit:

SEE EXHIBIT A WHICH IS MADE A PART HEREOF BY THIS REFERENCE

MOUNTAIN TITLE COMPANY

"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." AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930 To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever. And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that grantor is lawfully seized in fee simple and the above granted premises, free from all encumbrances except those of record and those shown on attached Exhibit A

and that

grantor will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whatsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 750.00

EXHIBIT A: A map of the property described in this instrument, showing the location of the property and the boundaries of the same, is attached to this instrument and is made a part hereof by this reference.

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the grantor has executed this instrument this 28 day of June, 1994; if a corporate grantor, it has caused its name to be signed and sealed affixed by its officers, duly authorized thereto by order of its board of directors.

CALIFORNIA

STATE OF OREGON

County of SAN DIEGO ss.June 28 1994

Personally appeared the above named

JUSTUS C.H. POOLMAN

AASTA M. POOLMAN

and acknowledged the foregoing instrument to be THEIR voluntary act and deed.

Before me:

Daphne E. Miller
Notary Public for Oregon, CALIFORNIA
My commission expires 3/24/96



STATE OF OREGON, County of _____ ss.

The foregoing instrument was acknowledged before me this _____ 19____, by _____

president, and by _____

secretary of _____

a _____ corporation, on behalf of the corporation.

Notary Public for Oregon

My commission expires: _____

(SEAL)

Justus C.H. Poolman and Aasta M. Poolman

P.O. Box 1010

Bonsall, CA 92003

GRANTEES NAME AND ADDRESS

Jeld-Wen, Inc.

3250 Lakeport Blvd.

Klamath Falls, OR 97601

GRANTEES NAME AND ADDRESS

After recording return to:

Jeld-Wen, Inc.

3250 Lakeport Blvd.

Klamath Falls, OR 97601

NAME, ADDRESS ZIP

Send a change to registered or unregistered shall be sent to the following address:

Jeld-Wen, Inc.

3250 Lakeport Blvd.

Klamath Falls, OR 97601

ADDRESS ZIP

STATE OF OREGON,

ss.

County of _____

I certify that the within instrument was received for record on the _____ day of _____, 19____,

at _____ o'clock _____ M., and recorded

in book _____ on page _____ or as

file/rec'd number _____

Record of Deeds of said county.

Witness my hand and seal of County

affixed.

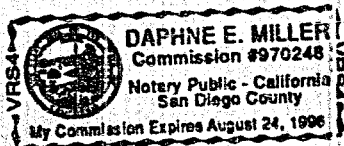
Recording Officer

By _____ Deputy

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of CALIFORNIACounty of SAN DIEGOOn 6-28-94 before me, DAAPHNE E MILLER
DATE / IN ME, TITLE OF OFFICER - E.G., "JANE DOE, NOTARY PUBLIC"personally appeared JUSTICE C. H. PAULMAN / MARIA M.
NAME(S) OF SIGNER(S)

☒ personally known to me - OR - ☐ proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



WITNESS my hand and official seal.

Daphne E. Miller
SIGNATURE OF NOTARY

OPTIONAL SECTION

CAPACITY CLAIMED BY SIGNER

Though statute does not require the Notary to fill in the data below, doing so may prove invaluable to persons relying on the document.

☒ INDIVIDUAL☐ CORPORATE OFFICER(S)

TITLE(S)

☐ PARTNER(S) ☐ LIMITED☐ GENERAL☐ ATTORNEY-IN-FACT☐ TRUSTEE(S)☐ GUARDIAN/CONSERVATOR☐ OTHER: _____

SIGNER IS REPRESENTING:

NAME OF PERSON(S) OR ENTITY(IES)

THIS CERTIFICATE MUST BE ATTACHED TO
THE DOCUMENT DESCRIBED AT RIGHT:

Though the data requested here is not required by law,
it could prevent fraudulent reattachment of this form.

OPTIONAL SECTION

TITLE OR TYPE OF DOCUMENT WARRANTY DEEDNUMBER OF PAGES 1 DATE OF DOCUMENT 6-28-94SIGNER(S) OTHER THAN NAMED ABOVE NONE

EXHIBIT "A"

A portion of the NW1/4 SE1/4 of Section 3, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the SE corner of the E1/2 E1/2 W1/2 NW1/4 SE1/4 that lays North of the Sycan River in Section 8, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon, thence North 396' to a point, thence West 165' to a point, thence South 33' to a point, thence East 60' to a point thence South 363' to Northerly boundary of the Sycan River, thence East along the river to the point of beginning.

EXCEPTIONS:

1. Rights of the public in and to any portion of the herein described premises lying within the limits of streets, roads or highways.
2. Rights of the public and of governmental bodies in and to that portion of the premises described herein, now or at any time lying below the high water mark of the Sycan River, including any ownership rights which may be claimed by the State of Oregon, in and to any portion of the premises now or at any time lying below the ordinary high water mark thereof.
3. Any claim based on any prohibition or limitation on the use, occupancy, or improvements of the land resulting from the rights of the public to use any waters which may cover the land for fishing or navigation, or to use any portion of the land which is now or may formerly have been covered by water.
4. Reservations and restrictions as contained in Deed of Tribal Property, subject to the terms and provisions thereof:
Dated: April 3, 1959
Recorded: April 14, 1959
Volume: 311, page 515, Deed Records of Klamath County, Oregon
(Reference is made to the document for particulars.)
5. An easement created by instrument, subject to the terms and provisions thereof,
Dated: November 20, 1969
Recorded: June 26, 1972
Volume: M72, page 6833, Microfilm Records of Klamath County, Oregon
In favor of: Justus C. E. Poolman and Aasta M. Poolman
For: A 60 foot wide road easement along the Westerly boundary
6. Notwithstanding Paragraph 4 of the insuring clauses of the policy, the policy will not insure against loss arising by reason of any lack of a right of access to and from the land.

STATE OF OREGON: COUNTY OF KLAMATH: ss

Filed for record at request of Mountain Title Co the 1st day
of July A.D., 1974 at 11:24 o'clock A.M. and duly recorded in Vol. M94
of Deeds on Page 20524

Evelyn Biehn, County Clerk
By Shirley M. Henderson

FEE \$40.00