

WARRANTY DEED

35200DS
 KNOW ALL MEN BY THESE PRESENTS, That VERNON K. MOURER AND NETTIE PEARL MOURER, AS
TENANTS BY 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 tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit:

The W1/2, SE1/4 of Section 5, Township 36 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon.

3610-4000

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 set forth in Exhibit "A" and those apparent upon the land, if any, as of the date of this deed 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 whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 70,000.00.
 'However, the actual consideration consists of or includes other property or value given or promised which is the whole/part of the consideration (indicate which). '(The sentence between the symbols', if not applicable, should be deleted. See ORS 93.030.)

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 20 day of April, 19 95; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.

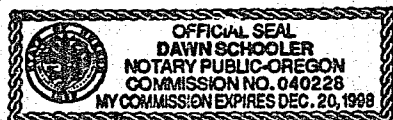
STATE OF OREGON,)
 County of Klamath) ss.
April 20th, 19 95

Vernon K. Mourer
 VERNON K. MOURER
Nettie Pearl Mourer
 NETTIE PEARL MOURER

Personally appeared the above named _____
 VERNON K. MOURER
 NETTIE PEARL MOURER

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

Before me: Dawn Schooler
 Notary Public for Oregon
 My commission expires: 12/26/98



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)

VERNON K. MOURER AND NETTIE PEARL MOURER
 P.O. Box 180
 Chiloquin, OR. 97624

GRANTOR'S NAME AND ADDRESS

JELD-WEN inc., an Oregon Corporation
 3303 Lakeport Blvd.
 Klamath Falls, OR. 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:

JELD-WEN inc., an Oregon Corporation
 3303 Lakeport Blvd.
 Klamath Falls, OR. 97601

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.

JELD-WEN, inc., an Oregon corporation
 3303 Lakeport Blvd
 Klamath Falls, Or. 97601

NAME, 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/reel number _____, Record of Deeds of said county.
 Witness my hand and seal of County affixed.

SPACE RESERVED

FOR
 RECORDER'S USE

By _____ Recording Officer
 _____ Deputy

EXHIBIT "A"

SUBJECT TO:

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. The premises herein described have been classified as Reforestation Land and is subject to the payment of a yield tax immediately prior to harvesting of any forest crop. Upon declassification as Reforestation Lands an additional tax may be levied.
3. The assessment roll and the tax roll disclose that the premises herein described were specially assessed as Forest Land. If the land becomes disqualified for the special assessment under the statute, an additional tax may be levied.
4. Reservations and restrictions as contained in Deed from the United States of America recorded February 2, 1955 in Volume 309, page 307, Deed Records of Klamath County, Oregon.
5. An easement created by instrument, subject to the terms and provisions thereof;
Dated: August 8, 1966
Recorded: August 11, 1966
Volume: M66, page 8169, Microfilm Records of Klamath County, Oregon
In favor of: Pacific Power and Light Company

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co the 21st day
of April A.D., 19 95 at 9:59 o'clock A M., and duly recorded in Vol. M95,
of Deeds on Page 10086.

FEE \$35.00

By Bernetha G. Letsch County Clerk
[Signature]