

## WARRANTY DEED

35095 MK  
KNOW ALL MEN BY THESE PRESENTS, That SEE ATTACHED EXHIBIT "A" VESTING

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 SW1/4 SW1/4 of Section 8, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

## 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 as set forth in Exhibit B and those apparent upon the land, if any, as 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 \$ 8,000.00

~~However, the above consideration shall not be deemed to include any consideration for the purchase of the property described in this instrument which is the whole or part of the property described in this instrument. (The above consideration shall not be deemed to include any consideration for the purchase of the property described in this instrument which is the whole or part of the property described in this instrument.)~~

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   April   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                      ) ss.  
                    , 19           

Personally appeared the above named                     

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

FOR THE JAN H. THOMPSON & LESTER E. THOMPSON FAMILY TRUST DATED MAY 25, 1993

Notary Public for Oregon  
My commission expires:

GARY FITZPATRICK  
ERIN FREEMAN  
JEFFREY ADAM  
GARY FITZPATRICK TRUSTEE FOR THE FITZPATRICK  
MCLAIN SELF EMPLOYED MONEY PURCHASE & PROFIT  
SHARING PLAN

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)

GARY FITZPATRICK, ET AL

GRANTOR'S NAME AND ADDRESS

JELD-WEN, inc.  
3250 Lakeport Blvd.  
Klamath Falls, OR 97601

GRANTEE'S NAME AND ADDRESS

After recording return to:

Jeld-Wen, inc.  
3250 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.  
3250 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"**  
**VESTING**

**GARY FITZPATRICK, AN UNMARRIED MAN**  
as to an undivided 28% interest

**ERNIE FREEMAN, A MARRIED MAN**  
**AS HIS SOLE AND SEPARATE PROPERTY**  
as to an undivided 19% interest

**JEFFREY ADAM, A MARRIED MAN**  
**AS HIS SOLE AND SEPARATE PROPERTY**  
as to an undivided 19% interest

**FITZPATRICK/MCLAIN,**  
**SELF EMPLOYED MONEY PURCHASE AND PROFIT SHARING PLAN**  
**FBO GARY FITZPATRICK**  
as to an undivided 15% interest

**JAN H. THOMPSON AND LESTER E. THOMPSON**  
**AS TRUSTEES OF THE JAN H. THOMPSON AND LESTER E. THOMPSON**  
**FAMILY TRUST DATED MAY 25, 1993**  
as to an undivided 19% interest

**EXHIBIT "B"**  
**EXCEPTIONS**

Rights of the public in and to any portion of the herein described premises lying within the limits of streets, roads or highways.

Reservations contained in Deed of Tribal Property from the United States of America, recorded April 14, 1959 in Volume 311 at page 515, Microfilm Records of Klamath County, Oregon.

Reservations as contained in Deed dated October 26, 1964 and recorded January 11, 1965 in Volume 358, page 532, Deed Records of Klamath County, Oregon, to wit:

"This conveyance is made subject to a 200 foot wide easement for road and landing strip along the Southerly boundary of the SW1/4 SW1/4 of Section 8, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon."

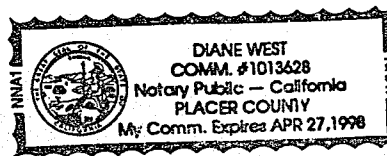
STATE OF CALIFORNIA        )  
                                  ) SS.  
COUNTY OF PLACER         )

On 4/18/95, before me, the undersigned notary public, personally appeared GARY R. FITZPATRICK personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose names is subscribed to this instrument as the attorney in fact of ERNIE FREEMAN, and acknowledged to me that he subscribed the name of ERNIE FREEMAN thereto as principal, and his own name as attorney in fact.

WITNESS my hand and official seal.

Diane West

My Commission Expires 4/27/98



STATE OF CALIFORNIA        )  
                                  ) SS.  
COUNTY OF PLACER         )

On 4/18/95, before me, the undersigned notary public, personally appeared GARY R. FITZPATRICK personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose names is subscribed to this instrument as the attorney in fact of JEFFREY ADAM, and acknowledged to me that he subscribed the name of JEFFREY ADAM thereto as principal, and his own name as attorney in fact.

WITNESS my hand and official seal.

Diane West

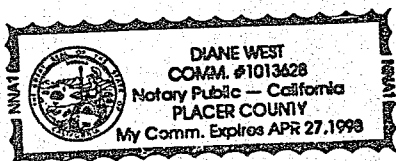
My Commission Expires 4/27/98



STATE OF CALIFORNIA            )  
   ) SS.  
 COUNTY OF PLACER                )

On 4/18/95, before me, the undersigned notary public, personally appeared GARY R. FITZPATRICK personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose names(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.



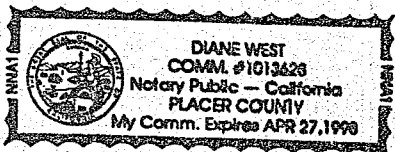
Diane West

My Commission Expires 4/27/98

STATE OF CALIFORNIA            )  
   ) SS.  
 COUNTY OF PLACER                )

On 4/18/95, before me, the undersigned notary public, personally appeared GARY R. FITZPATRICK personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose names(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.



Diane West

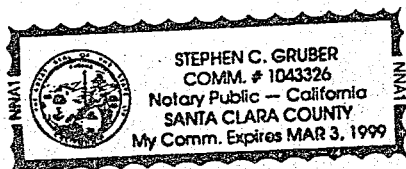
My Commission Expires 4/27/98

## ACKNOWLEDGMENT

State of California       )  
                                   ) ss.  
 County of Santa Clara    )

On 4-19-95 before me, STEPHEN C. GRUBER,  
 Notary Public for the State of California, personally appeared  
JAN H. THOMPSON AND LESTER E. THOMPSON, 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.



Stephen C. Gruber  
 STEPHEN C. GRUBER  
 Notary Public

Notary Seal

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co the 25th day  
 of April A.D., 19 95 at 11:52 o'clock A M., and duly recorded in Vol. M95  
 of Deeds on Page 10480.

FEE \$55.00

Bernetha G. Letsch, County Clerk

Bernetha G. Letsch