

WARRANTY DEED

35542 MK
 KNOW ALL MEN BY THESE PRESENTS, That PENELOPE L. FISCHER SUCCESSOR TRUSTEE FOR THE
RICHARD L. BURG TRUST DATED DECEMBER 13, 1993
 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 Easterly 495 feet of the SE1/4 that lays North of the Sycan River, Section 8,
 Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

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 as set forth in Exhibit A 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 \$7,000.00
~~THE TRUE AND ACTUAL CONSIDERATION PAID FOR THIS TRANSFER, STATED IN TERMS OF DOLLARS, IS \$7,000.00~~
~~AND THE GRANTOR HEREBY COVENANTS TO AND WITH THE 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 A 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.~~

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 June day of June, 1995; 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 _____.

PENELOPE L. FISCHER, SUCCESSOR TRUSTEE
RICHARD L. BURG, TRUST

Personally appeared the above named _____

PENELOPE L. FISCHER, SUCCESSOR
TRUSTEE

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

Before me:

Notary Public for Oregon
 My commission expires:

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)

Trustee of the Richard L. Burg Trust
6126 Pageantry Street
Long Beach, CA 90808

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

CALIFORNIA ALL-PURPOSE ACKNOWLEDGEMENT

16003

State of California

County of Los Angeles

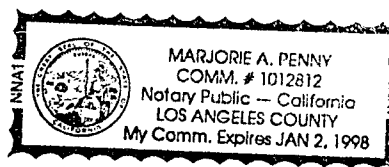
On June 15, 1995 before me, MARJORIE A. PENNY personally
Date Name, Title of Officer - i.e. "Jane Doe, Notary Public"
 appeared PENELOPE L. FISCHER
Name(s) of Signer(s)

☐ 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 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.

Signature

Marjorie A. Penny



(Seal)

(ATTENTION NOTARY: Although the information requested below is OPTIONAL, it could prevent fraudulent attachment of this certificate to another document.)

CAPACITY CLAIMED BY SIGNER: ☐ INDIVIDUAL

☐ CORPORATE OFFICER: _____
Title(s)

☐ PARTNERS: ☐ Limited
☐ General

☐ ATTORNEY-IN-FACT

☐ TRUSTEE(S)

☐ GUARDIAN/CONSERVATOR

☐ OTHER: _____

SIGNER IS REPRESENTING: _____
Name of Person(s), Entity(ies)

THIS CERTIFICATE MUST BE ATTACHED TO THE DOCUMENT DESCRIBED BELOW:

Title of the Document: Warranty Deed - Mountain Little California
 Date of Document: 6-15-95 Signer(s) Other Than Name Above: N/A
 Number of Pages: 1

EXHIBIT "A"
EXCEPTIONS

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

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.

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.

Reservations contained in Deed of Tribal Property from the United States of America dated April 3, 1959, recorded April 14, 1959 in Volume 311, page 515, Deed Records of Klamath County, Oregon, as follows:

"Title to the above described property is conveyed subject to a 60 foot right of way for Indian Service Road No. S-59 (2), approved by M. M. Zollar, Superintendent, Klamath Agency, Oregon, pursuant to the provisions of the Act of February 5, 1948, (62 Stat. 18; 25 U.S.C. 323-328). Public law 587, August 13, 1954 (68 Stat. 772, Section 17); and Departmental Regulations (25 OFR 161, 22 GR 248), and subject to prior valid existing right or adverse claim.

Title to the above described property is conveyed subject to all other existing easements for public roads and highways, for public utilities, and for railroads and pipe lines and for any other easements or rights of way of record; and there is hereby reserved any and all roads, trails, telephone lines, etc. actually constructed by the United States, with the rights of the United States to maintain, operate or improve the same so long as needed or used for or by the United States. (Dept. Instr., January 13, 1916, 44 L.D. 513)"

An easement created by instrument, subject to the terms and provisions thereof,

Dated: May 6, 1968

Recorded: January 29, 1969

Volume: M69, page 751, Microfilm Records of Klamath County, Oregon

For: A 30 foot wide easement for joint user roadway along the Northerly boundary

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co the 19th day
of June A.D., 19 95 at 3:21 o'clock P M., and duly recorded in Vol. M95
of Deeds on Page 16002.

FEE \$40.00

By Bernetha G. Leach, County Clerk
[Signature]