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MTC37146PS WARRANTY DEED Vol. 196 Page 14726

ROBERT H. MC PHERSON AND JUDITH A. MC PHERSON, WHO ACQUIRED TITLE AS ROBERT H. MC PHERSEN and JUDITH A. MC PHERSEN, as tenants by the entirety, Grantor(s) hereby grant, bargain, sell and convey to:

JELD-WEN, inc., an Oregon Corporation,

Grantee(s) and grantee's heirs, successors and assigns the following described real property, free of encumbrances except as specifically set forth herein in the County of KLAMATH and State of Oregon, to wit:

The S 1/2 of the SE 1/4 of the SE 1/4 of Section 32, Township 35 South, Range 13 East of the Willamette Meridian, Klamath County, Oregon.

- 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. Reservations, conditions and restrictions as contained in Deed of Tribal Property, recorded June 23, 1959 in Volume 313, page 468, Deed Records of Klamath County, Oregon.
- 3. An easement for ingress and egress as contained in Deed recorded May 3. An easement for ingress and egress at 7, 1968 in Volume M68, page 4151, Microfilm Records of Ramath County, & NAWY

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and the 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.

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.

The true and actual consideration for this conveyance is \$

Until a change is requested, all tax statements shall be sent to Grantee at the following address: 3250 LAKEPORT BLVD., KLAMATH FALLS, OR 97601

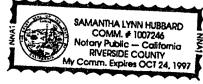
Dated this \$1474 day of MAY

NOTARY ACKNOWLEDGEMENT

Personally appeared the above named Robert H. M. Pherson

McPherson

and acknowledged the foregoing instrument to be Q voluntary act.



Before me:

Notary Public for Mail Boxes Etc

My commission expires Oct. 24th 1997

ESCROW NO. MT37146-PS

Return to: JELD-WEN, inc. 3250 LAKEPORT BLVD. KLAMATH FALLS, OR 97601

| STAT | E OF OREGON: COUNTY OF KLAMA | ATH: ss. | | |
|---------|------------------------------|---|-------------------------------|----|
| Filed f | for record at request of | AmeriTitle | the 21st | da |
| of | May A.D., 19 96 of Deeds | at <u>11:28</u> o'clock <u>A</u> M., an on Page1 | d duly recorded in Vol. M96 | ua |
| FEE | \$35,00 | Ву С | netha G. Letsch, County Clerk | |
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