

1999 DEC 20 PM 3:39

MTC 1396-1495
STATUTORY WARRANTY DEED

Vol M99 Page 49876

JELD-WEN, inc., an Oregon corporation, Grantor, conveys and warrants to THE PENNBROOK COMPANY, an Oregon corporation, Grantee, the following described real property, free of encumbrances except as specifically set forth herein:

Lots 72 - 97 within the plat of 4th Addition to Harbor Isles - Tract 1347 recorded December 14, 1999 in the office of the County Recorder, Klamath County, Oregon.

SUBJECT TO:

Non-delinquent real property taxes and assessments for the current fiscal year and all later years; and to all covenants, conditions, restrictions, reservations, exceptions, limitations, uses, rights, rights-of-way, easements and other matters of record on the date hereof, including, without limitation, the Declaration of Protective Covenants, Conditions and Restrictions for Harbor Isles 4th Addition to Harbor Isles - Tract 1347 recorded December 20, 1999, all of which is hereby incorporated by reference into the body of this instrument as if the same were fully set forth herein.

The true consideration for this conveyance is \$910,000.00.

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.

"GRANTOR" JELD-WEN, inc., an Oregon corporation

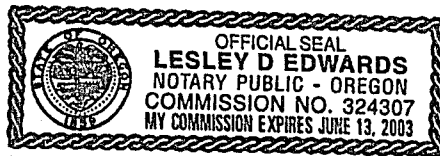
BY [Signature]

Its GENERAL MANAGER

An Authorized Signer

STATE OF OREGON)
) ss.
COUNTY OF KLAMATH)

The foregoing instrument was acknowledged before me this 20th day of December, 1999 by Ken Black, the General manager an Authorized Signer of JELD-WEN, inc., an Oregon corporation.



WITNESS my hand and official seal

Lesley D. Edwards

NOTARY PUBLIC FOR OREGON

My commission expires: 6/13/2003

GRANTOR

JELD-WEN, inc.,
601 Harbor Isles Blvd.
Klamath Falls, OR 97601

GRANTEE

The Pennbrook Company
869 N.W. Wall St., Suite 204
Bend, OR 97701

AFTER RECORDING RETURN TO:

The Pennbrook Company
869 N.W. Wall St., Suite 204
Bend, OR 97701

Until a change is requested, all tax statements shall be sent to:

The Pennbrook Company
869 N.W. Wall St., Suite 204
Bend, OR 97701

AMERITITLE, has recorded this instrument by request as an accommodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein.

State of Oregon, County of Klamath

Recorded 12/20/99, at 3:39 p.m.

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Linda Smith,

County Clerk

Fee \$ 30⁰⁰-

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