

JELD-WEN, INC., an Oregon Corporation, Grantor, conveys and warrants to Theodore E. Dicken and Katherine S. Dicken as

Tenants by entirety, Grantee, the following described real property, free of encumbrances except as specifically set forth herein:

Unit 23 of Stage 14 of Harbor Isles Golf Course Condominium, together with the general and limited common elements pertaining thereto, as provided in the Supplemental Declaration Submitting Stage 14 of Harbor Isles Golf Course Condominium to Condominium Ownership, recorded the 26th day of June, 2002 in the Records of Klamath County, Oregon. The land included within such property is described in Exhibit A to the Supplemental Declaration and such description is incorporated herein by reference.

SUBJECT TO:

1. The terms and provisions of the Oregon Condominium Act, and the terms, provisions, covenants, assessments and easements contained in the above-described Supplemental Declaration and the Bylaws of the Harbor Isles Golf Course Condominium Association, Inc. filed therewith. The Unit may only be used for the purposes permitted in such documents.
2. 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 Submitting The Harbor Isles Golf Course Condominium to Condominium Ownership dated November 2, 1994 and recorded January 9, 1995 in Volume M95, Page 541, Official Records of Klamath County, and the Supplemental Declaration Submitting Stage 14 of Harbor Isles Golf Course Condominium to Condominium Ownership, dated June 4, 2002 and recorded July, 2002, in Volume M02, Page 42146, Official Records of Klamath County, Oregon, all of which are hereby incorporated by reference into the body of this instrument as if the same were fully set forth herein.
3. Non-delinquent real property taxes and assessments for the current fiscal year and all later years, and any title, interest or encumbrance arising by, through or under Grantee.

The true consideration for this conveyance is \$215,126.25.

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 Authorized Agent

STATE OF OREGON)
)ss.

COUNTY OF KLAMATH)

The foregoing instrument was acknowledged before me this 10 day of August 2, 2002
by [Signature] the agent of JELD-WEN, INC., on behalf of the corporation.

WITNESS my hand and official seal

[Signature]
NOTARY PUBLIC FOR OREGON



<p>JELD-WEN, Inc. 3250 Lakeport Blvd. Klamath Falls, OR 97601, Grantor</p> <p>Theodore E. Dicken and Katherine S. Dicken P.O. Box 5076 Klamath Falls, OR 97601, Grantee</p> <p>AFTER RECORDING RETURN TO</p> <p>Theodore E. Dicken and Katherine S. Dicken P.O. Box 5076 Klamath Falls, OR 97601</p>	<p>SPACE RESERVED FOR RECORDERS USE</p>	<p>State of Oregon, County of Klamath Recorded 08/22/2002 <u>3:03 p</u> m. Vol M02, Pg <u>47442</u> Linda Smith, County Clerk Fee \$ <u>21.00</u> # of Pgs <u>1</u></p>
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Until a change is requested, all tax statements shall be sent to the following address:
Theodore E. Dicken and Katherine S. Dicken
P.O. Box 5076
Klamath Falls, OR 97601