

04 OCT 29 AM 11:03

-MTC-67841 SM -

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State of Oregon, County of Klamath  
Recorded 10/29/04 11:03 a m  
Vol M04 Pg 74172-73  
Linda Smith, County Clerk  
Fee \$ 260 # of Pgs 2

### STATUTORY WARRANTY DEED

JELD-WEN, inc., an Oregon Corporation, Grantor, conveys and warrants to Tony Michael Nunes and Rebecca L. Nunes, as Tenants by Entirety, Grantee, the following described real property, free of encumbrances except as specifically set forth herein:

SEE ATTACHED LEGAL DESCRIPTION

~~Lot 097 of Harbor Isles Tract 1347 4th Addition, recorded in 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 Covenants, Conditions, and Restrictions, for JELD-WEN, inc. recorded, all of which are 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 \$ 45,000.00.

**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 Authorized Agent

STATE OF OREGON

COUNTY OF KLAMATH

The foregoing instrument was acknowledged before me this 15th day of October, 2004

by Judy Urback (Officer), the agent (Title) of JELD-WEN, inc., on behalf of the Corporation.

WITNESS my hand and official seal

C. McLaren  
NOTARY PUBLIC FOR OREGON



#### WARRANTY DEED

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

Tony Michael Nunes  
Rebecca L. Nunes  
5507 Liberty Ave  
Klamath Falls, OR 97603  
Grantee

#### AFTER RECORDING RETURN TO

Tony Michael Nunes  
Rebecca L. Nunes  
5507 Liberty Ave  
Klamath Falls, OR 97603

SPACE RESERVED  
FOR  
RECORDERS USE

STATE OF OREGON,

ss.  
County of Klamath  
Filed for record at request of

on this \_\_\_\_\_ day of \_\_\_\_\_

A.D. \_\_\_\_\_ at \_\_\_\_\_ o'clock \_\_\_\_\_ M.

And duly recorded in Vol. \_\_\_\_\_ of

Page \_\_\_\_\_

Linda Smith, County Clerk

By \_\_\_\_\_ Deputy

Fee,

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

Tony Michael Nunes  
Rebecca L. Nunes  
5507 Liberty Ave  
Klamath Falls, OR 97603

260 am

74173

Lot 97, FOURTH ADDITION TO HARBOR ISLES - TRACT 1347, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No: 3809-019CA-00105-000

Key No: 886084

Unofficial  
Copy