

2007-011818

Klamath County, Oregon

After recording return to:

JWTR, LLC  
Attn: Craig Ditman  
6400 Highway 66  
Klamath Falls, OR 97601

This



00026061200700118180070077

06/29/2007 03:55:23 PM

Fee: \$51.00

GRANTOR:

JELD-WEN, inc.

GRANTEE:

JWTR, LLC  
6400 Highway 66  
Klamath Falls, OR 97601

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

JWTR, LLC  
Attn: Craig Ditman  
6400 Highway 66  
Klamath Falls, OR 97601

### QUITCLAIM DEED

JELD-WEN, inc., an Oregon corporation, hereby conveys, releases and quitclaims to JWTR, LLC, an Oregon limited liability company, and its heirs, successors, and assigns, all of its right, title and interest, if any, in and to the real property situated in the County of Klamath, State of Oregon and particularly described on Exhibit A attached hereto.

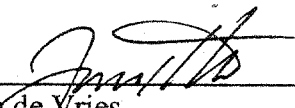
The true and actual consideration for this transfer is \$10.00 and other good and valuable consideration.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 197.352. THIS INSTRUMENT DOES 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, TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930 AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 197.352.

DATED: June 29, 2007

**GRANTOR:**

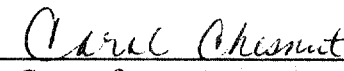
JELD-WEN, inc.

By:   
Jason de Vries

Its: Corporate Development Manager

STATE OF OREGON            )  
  ) ss.  
COUNTY OF KLAMATH    )

On the 29<sup>th</sup> day of June 2007, before me, the undersigned, personally appeared Jason de Vries, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his capacity, and that by his signature on the instrument, the individual executed the instrument.

  
Notary Public State of Oregon  
Originally Qualified in the County of Klamath  
My commission expires: 3-17-2010

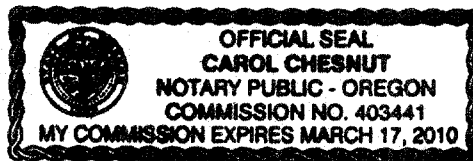


EXHIBIT "A" - LEGAL DESCRIPTION

Parcel 1

The W $\frac{1}{2}$  SW $\frac{1}{4}$ , and NW $\frac{1}{4}$  NW $\frac{1}{4}$ , and E $\frac{1}{2}$  NW $\frac{1}{4}$  and NE $\frac{1}{4}$  of Section 10, Township 36 South, Range 13 East of the Willamette Meridian, Klamath County, Oregon.

Parcel 2

The W $\frac{1}{2}$  NE $\frac{1}{4}$  SE $\frac{1}{4}$  and that portion of the W $\frac{1}{2}$  SE $\frac{1}{4}$  NE $\frac{1}{4}$  lying South of the centerline of Spring (Snake) Creek in Section 25, Township 35 South, Range 12, East of the Willamette Meridian, Klamath County, Oregon.

Parcel 3

That portion of the E $\frac{1}{2}$  of NW $\frac{1}{4}$  of SE $\frac{1}{4}$ , and that portion of the E $\frac{1}{2}$  SW $\frac{1}{4}$  NE $\frac{1}{4}$  lying Southerly of Spring (Snake) Creek in Section 25, Township 35 South, Range 12, East of the Willamette Meridian, Klamath County, Oregon.

Parcel 4

That portion of the E $\frac{1}{2}$  NE $\frac{1}{4}$  SW $\frac{1}{4}$  lying South of the centerline of Snake Creek, in Section 25, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

That portion of the W $\frac{1}{2}$  NW $\frac{1}{4}$  SE $\frac{1}{4}$  and the W $\frac{1}{2}$  SW $\frac{1}{4}$  NE $\frac{1}{4}$  lying South of the centerline of Snake Creek in Section 25, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

Parcel 5

The N  $\frac{1}{2}$  of the SE  $\frac{1}{4}$  of the SW  $\frac{1}{4}$  of Section 15, Township 36 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon.

Parcel 6

The SW $\frac{1}{4}$  SW $\frac{1}{4}$  of Section 15, Township 36 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, EXCEPTING the South 319.5 feet thereof.

Parcel 7

The W $\frac{1}{2}$  S $\frac{1}{2}$  SW $\frac{1}{4}$  NW $\frac{1}{4}$  of Section 21, Township 36 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon.

Parcel 8

The N $\frac{1}{2}$  SW $\frac{1}{4}$  NW $\frac{1}{4}$  of Section 21, Township 36 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon.

Parcel 9

The E $\frac{1}{2}$  S $\frac{1}{2}$  SW  $\frac{1}{4}$  NW  $\frac{1}{4}$  of Section 21, Township 36 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon.

Parcel 10

The S $\frac{1}{2}$  of the NW $\frac{1}{4}$  of the SW $\frac{1}{4}$  and the SW $\frac{1}{4}$  of the SW $\frac{1}{4}$  of Section 36, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

Parcel 11

The W1/2 SW1/4 NE1/4, Section 36, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

Subject to a non-exclusive easement for ingress, egress, and utilities across the Southerly 30 feet.

Parcel 12

The N1/2 NW1/4 SW1/4 of Section 36, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

Parcel 13

The S1/2 NE1/4 NE1/4 of Section 25, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

Parcel 14

✓ Township 34 South, Range 13, East of the Willamette Meridian, Klamath County, Oregon  
Section 28: The NW1/4

Parcel 15

W1/2SW1/4, SE1/2SW1/4, S1/2NE1/4SW1/4 of Section 22,  
Township 34 South, Range 13 East of the Willamette Meridian, Klamath County, Oregon.  
Approximately 140 acres.

Parcel 16

S1/2S1/2 of Section 36, Township 34 South,  
Range 13 East of the Willamette Meridian, Klamath County, Oregon.  
Approximately 160 acres.

Parcel 17

W1/2SE1/4 of Section 2, Township 33 South,  
Range 13 East of the Willamette Meridian, Klamath County, Oregon.  
Approximately 80 acres.

Parcel 18

S1/2NE1/4 and Lots 1 and 2 of Section 1,  
Township 35 South, Range 13 East of the Willamette Meridian, Klamath County, Oregon.  
Approximately 159.39 acres.

Parcel 19

Township 32 South, Range 13 East of the Willamette  
Meridian, Section 35: W1/2SE1/4

Parcel 20

In Township 35 South, Range 13 East of the Willamette Meridian:  
Section 34: SW $\frac{1}{4}$ , W $\frac{1}{2}$ SE $\frac{1}{4}$  -

In Township 36 South, Range 13 East of the Willamette Meridian:

Section 3: All, Except Government Lot 1 -

Section 4: All -

Section 5: E $\frac{1}{2}$  -

Section 11: NW $\frac{1}{4}$  -

SUBJECT TO any covenants, conditions, restrictions, easements, reservations  
or rights of way of record.

Parcel 21

The NW $\frac{1}{4}$  of Section 36, Township 35 South, Range 12 East of the  
Willamette Meridian, Klamath County, Oregon.

Parcel 22

The E $\frac{1}{2}$  of the SE $\frac{1}{4}$  of the SE $\frac{1}{4}$  of the SW $\frac{1}{4}$  of Section 21, Township 34 South, Range 13  
East of the Willamette Meridian, Klamath County, Oregon.

Parcel 23

The S $\frac{1}{2}$  of the NW $\frac{1}{4}$  of the SE $\frac{1}{4}$  of the SW $\frac{1}{4}$  of Section 21, Township 34 South, Range 13  
East of the Willamette Meridian, Klamath County, Oregon.

Parcel 24

The NE $\frac{1}{4}$  of the SE $\frac{1}{4}$  of the SW $\frac{1}{4}$  of Section 21, Township 34 South, Range 13 East of the  
Willamette Meridian, Klamath County, Oregon.

Parcel 25

The N $\frac{1}{2}$  of the NW $\frac{1}{4}$  of the SE $\frac{1}{4}$  of the SW $\frac{1}{4}$  of Section 21, Township 34 South, Range 13  
East of the Willamette Meridian, Klamath County, Oregon.

Parcel 26

The W $\frac{1}{2}$  of the SE $\frac{1}{4}$  of the SE $\frac{1}{4}$  of the SW $\frac{1}{4}$  of Section 21, Township 34 South, Range 13  
East of the Willamette Meridian, Klamath County, Oregon.

Parcel 27

The E $\frac{1}{2}$  of the SW $\frac{1}{4}$  of the SE $\frac{1}{4}$  of the SW $\frac{1}{4}$  of Section 21, Township 34 South, Range 13  
East of the Willamette Meridian, Klamath County, Oregon.

Parcel 28

The SE $\frac{1}{4}$  of the SW $\frac{1}{4}$  of the SW $\frac{1}{4}$  of Section 21, Township 34 South, Range 13 East of the  
Willamette Meridian, Klamath County, Oregon.

Parcel 29

The S  $\frac{1}{2}$  of the SE  $\frac{1}{4}$  of the NE  $\frac{1}{4}$  of Section 32, Township 35 South,  
Range 13 East of the Willamette Meridian, Klamath County, Oregon.

Parcel 30

The NE1/4 of the SW1/4 of Section 1, Township 36 South, Range 14 East of the Willamette Meridian, Klamath County, Oregon.

Parcel 31

The S1/2 SE1/4 NE1/4 of Section 35, Township 35 South, Range 14 East of the Willamette Meridian, Klamath County, Oregon.

Parcel 32

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.

Parcel 33

SE1/4, Section 1, Township 33 S., R. 13 E.W.M.

Parcel 34

The E1/2 NE1/4 SE1/4 and that portion of the E1/2 SE1/4 NE1/4 lying South of the centerline of Spring(Snake) Creek in Section 25, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

Parcel 35

SE1/4 SE1/4 of Section 25, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

Parcel 36

The North half of the Northwest quarter of the Southeast quarter of Section 32, Township 35 South, Range 13 East of the Willamette Meridian, Klamath County, Oregon.

Parcel 37

A non-exclusive roadway easement for ingress and egress 30 feet in width abutting the East and South sides of the following described line:

Beginning at the South quarter corner of Section 32, Township 35 South, Range 13 East of the Willamette Meridian, Klamath County, Oregon, and running thence North on the North-South center line of said Section 32 to the center of said Section; thence East on the East-West center line of said Section 32 to the East quarter corner of said Section; thence North on the West line of Section 33 to the Northwest corner of the South half of the Northwest quarter of the Northwest quarter of said Section 33; thence East along the North line of the South half of the North half of the North half of said Section 33 to the Southwest corner of the North half of the Northeast quarter of the Northeast quarter of said Section 33; thence North along the West line of said North half of the Northeast quarter of the Northeast quarter to the existing public road along the North line of said Section 33.

It is understood and agreed that at such time as public roads are made available to the hereinabove described Parcel 1, this easement shall terminate and be of no further effect.

(Legal continued)

Parcel 38

The NE1/4 NE1/4, and the N1/2 SE1/4 NE1/4 of Section 1, Township 33 South, Range 13 East of the Willamette Meridian, Klamath County, Oregon.

Parcel 39

The S1/2 SE1/4 NE1/4 of Section 1, Township 33 South, Range 13 East of the Willamette Meridian, Klamath County, Oregon.

**\*\* END OF LEGAL DESCRIPTION \*\***