

2007-011823

Klamath County, Oregon



00026067200700118230070071

07/02/2007 08:44:28 AM

Fee: \$51.00

After recording return to:

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

This spa

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.

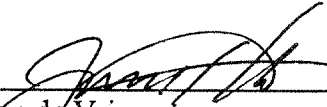
The true and actual consideration for this transfer is \$10.00 and other good and valuable consideration.

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:

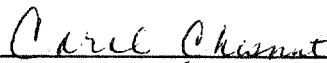
JELD-WEN, inc.

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

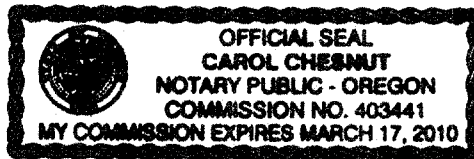


EXHIBIT "A" - LEGAL DESCRIPTION

Parcel 1

The S1/2 S1/2 N1/2 SW1/4; the N1/2 S1/2 N1/2 SW1/4 and the S1/2 N1/2 S1/2 SW1/4 all in Section 19, Township 34 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

Parcel 2

N $\frac{1}{2}$  SE $\frac{1}{4}$  NE $\frac{1}{4}$ , and SW $\frac{1}{4}$  NE $\frac{1}{4}$  of Section 2, Township 35 South, Range 12, East of the Willamette Meridian.

Parcel 3

E $\frac{1}{2}$  NE $\frac{1}{4}$  NE $\frac{1}{4}$  of Section 11, Township 35 South, Range 12 East of the Willamette Meridian.

Parcel 4

Government Lot 4 and the N1/2 of Government Lot 5 in Section 12, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon, EXCEPTING THEREFROM that portion lying Southwesterly of the road.

Parcel 5

E 1/2 NW 1/4, Section 14, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

Parcel 6

The Easterly 495 feet of the SE1/4 that lays North of the Sycan River, Section 8, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

Parcel 7

Government Lots 1, 2 and 3, Section 12, Township 35 South, Range 12, East of the Willamette Meridian, Klamath County, Oregon.

Parcel 8

That portion of the Westerly 495 feet of the Easterly 990 feet of the SE $\frac{1}{4}$  that lies Northerly of the Sycan River in Section 8, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon

Parcel 9 S $\frac{1}{2}$ S $\frac{1}{2}$ NE $\frac{1}{4}$  of Section 8, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon

Parcel 10

The SW1/4 SW1/4 of Section 8, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

Parcel 11

NE 1/4 NE 1/4 NE 1/4 of section 2, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, being more particularly described as beginning at the Northeast corner of said Section 2; thence South 89 degrees 47' 05" West 75.29 feet; thence South 89 degrees 51' 31" West 585.90 feet; thence South parallel to the North line of said section to a point on the East line of said section; thence North along the East line of said section to the point of beginning.

Parcel 12

The N $\frac{1}{2}$ SW $\frac{1}{4}$  and the W $\frac{1}{2}$ NW $\frac{1}{4}$  of Section 16, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

Parcel 13

The E $\frac{1}{2}$ E $\frac{1}{2}$ SE $\frac{1}{4}$  of Section 8, Township 35 South, Range 12 East of the Willamette Meridian lying South of the Sycan River, Klamath County, Oregon.

\*\* Legal description continued \*\*

Parcel 14

The part of the W1/2 of the W1/2 of the W1/2 of the SE1/4 and the W1/2 of the E1/2 of the W1/2 of the W1/2 of the SE1/4 of Section 8, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon, that lies North of the Sycan River, in the County of Klamath, State of Oregon.

Parcel 15

Beginning at the Southwest corner of the E1/2 of the E1/2 of the W1/2 of the NW1/4 of the SE1/4 that lies North of the Sycan River, in Section 8, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon; thence North 363 feet to a point; thence East 60 feet to a point; thence South to the Northerly boundary of the Sycan River; thence West along the river to the point of beginning, in the County of Klamath, State of Oregon.

Parcel 16

That portion of the E1/2 W1/2 E1/2 SE1/4 lying South of the Sycan River situate in Section 8, Township 35 South, Range 12, East of the Willamette Meridian, Klamath County, Oregon.

Parcel 17

The S1/2 S1/2 NW1/4 NE1/4 of Section 13, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

Parcel 18

A parcel of land situated in Section 1, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the Northwest corner of said Section 1; thence South 1320.81 feet; thence East 661.60 feet; thence North 1323.29 feet; thence in a West-erly direction 661.04 feet to the point of beginning.

Parcel 19

West one-half of the Northeast one quarter of the Northeast one quarter of Section 11, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon, ~~according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.~~

Parcel 20

The S1/2 of Government Lot 5, All government Lots 6, 7, 8, 9, 10, 11, 12, 13, 14, 15 and 16, Section 12, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

Parcel 21

S1/2SE1/4SE1/4, NE1/4SW1/4SE1/4, and SE1/4SW1/4SE1/4 all in Section 2, Township 35 South, Range 12 East of the Willamette Meridian.

Parcel 22

S1/2 NE1/4 SE1/4 OF SECTION 2, TOWNSHIP 35 SOUTH, RANGE 12 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON.

Parcel 23

Parcel 2 of Land Partition 3-92, situated in Section 1, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

Parcel 24

THE NORTH ONE HALF OF THE SOUTHWEST ONE QUARTER OF THE NORTHEAST ONE QUARTER OF SECTION 13, TOWNSHIP 35 SOUTH, RANGE 12 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON.

Parcel 25

A portion of the NW1/4 SE1/4 of Section 8, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the SE corner of the E1/2 E1/2 W1/2 NW1/4 SE1/4 that lays North of the Sycan River in Section 8, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon, thence North 396' to a point, thence West 165' to a point, thence South 33' to a point, thence East 60' to a point thence South 363' to Northerly boundary of the Sycan River, thence East along the river to the point of beginning.

Parcel 26

All in Township 35 South, Range 12, East of the Willamette Meridian, Klamath County, Oregon.

~~Section 13: W1/2 W1/2: SE1/4 SW1/4; and S1/2 S1/2 NE1/4 SW1/4~~  
~~Section 14: E1/2 E1/2: W1/2 NE1/4~~

Parcel 27

The following described property situate in Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Section 14: The W1/2NW1/4; the SW1/4; and the W1/2SE1/4.

Section 15: All

Section 16: The NW1/4NE1/4; the E1/2E1/2; the S1/2SW1/4SE1/4; the S1/2N1/2SW1/4SE1/4, and the S1/2SE1/4SW1/4 and S1/2N1/2SE1/4SW1/4, EXCEPTING THEREFROM that portion lying West of the Sycan River.

Section 21: The N1/2N1/2NE1/4

Parcel 28

The NE1/4NW1/4 of Section 21, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon, EXCEPTING THEREFROM that portion lying West of the Sycan River.

Parcel 29

All of Section 11, EXCEPT the NE1/4NE1/4 and the N1/2NW1/4NW1/4 in Township 35 South, Range 12 East of the Willamette Meridian.

Parcel 30

The N1/2 NW1/4 of Section 9, Township 35 South, Range 11, East of the Willamette Meridian, in the County of Klamath, State of Oregon.

Parcel 31

~~PARCEL 1 OF LAND PARTITION 3-92 SITUATED IN SECTION 1, TOWNSHIP 35 SOUTH, RANGE 12 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON.~~

Parcel 32

S1/2 S1/2 SW1/4, N1/2 N1/2 S1/2 SW1/4 of Section 19; N1/2 N1/2 NE1/4 NW1/4 of Section 30, Township 34 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

(Legal continued)

Parcel 33

The following described real property in Klamath County, Oregon:

That portion of Section 6, lying Easterly and adjoining the Sycan River,-

That portion of the  $W\frac{1}{2}$  of Section 5, lying Easterly and adjoining the Sycan River,-

~~That portion of the  $W\frac{1}{2}$  of Section 8, lying Easterly and Northernly adjoining the Sycan River, and the  $N\frac{1}{2}$  NE $\frac{1}{4}$  and the NE $\frac{1}{2}$  NW $\frac{1}{4}$  of Section 8.~~

~~The SW $\frac{1}{4}$  of Section 9,~~

The E $\frac{1}{2}$  NW $\frac{1}{4}$  of Section 16,

All in Township 35 South, Range 12 East of the Willamette Meridian.

Parcel 34

A portion of the E $\frac{1}{2}$  E $\frac{1}{2}$  W $\frac{1}{2}$  NW $\frac{1}{4}$  SE $\frac{1}{4}$  of Section 8, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the Northwest corner of E $\frac{1}{2}$  E $\frac{1}{2}$  W $\frac{1}{2}$  NW $\frac{1}{4}$  SE $\frac{1}{4}$  that lays North of the Sycan River in Section 8, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon, thence South 264' to a point, thence East 165' to a point, thence North 264' to a point, thence West 165' to the point of beginning.

Parcel 35

NW $\frac{1}{4}$  of Government Lot 1, Section 18, Township 35 South, Range 13 East of the Willamette Meridian, Klamath County, Oregon.

Parcel 36

W $\frac{1}{2}$  NW $\frac{1}{4}$  NE $\frac{1}{4}$  NE $\frac{1}{4}$  of Section 13, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

Parcel 37

NE $\frac{1}{4}$  NW $\frac{1}{4}$  NE $\frac{1}{4}$  of Section 13, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

Parcel 38

NE $\frac{1}{4}$  NE $\frac{1}{4}$  NE $\frac{1}{4}$  of Section 13, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

Parcel 39

E $\frac{1}{2}$  NW $\frac{1}{4}$  NE $\frac{1}{4}$  NE $\frac{1}{4}$  of Section 13, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

Parcel 40

The SE $\frac{1}{4}$  of the NE $\frac{1}{4}$  of the SE $\frac{1}{4}$  of Section 7 and that part of the S $\frac{1}{2}$  of the NW $\frac{1}{4}$  or the SW $\frac{1}{4}$  that lies West of the Sycan River in Section 8, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

Parcel 41

The W $\frac{1}{2}$  of the W $\frac{1}{2}$  of the SE $\frac{1}{4}$  of Section 8, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon that lies South of the Sycan River.

Parcel 42

The W $\frac{1}{2}$  of the E $\frac{1}{2}$  of the W $\frac{1}{2}$  of the SE $\frac{1}{4}$ , Section 8, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon, that lies South of the Sycan River.

Parcel 43

The E $\frac{1}{2}$  of the E $\frac{1}{2}$  of the W $\frac{1}{2}$  of the SE $\frac{1}{4}$ , Section 8, Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon, that lies South of the Sycan River.

\*\* Legal description continued \*\*

(Legal continued)

And one-half interest in:

**PARCEL 1:**

Section 28 - W1/2 SW1/4; N1/2 NE1/4 SW1/4; S1/2 SE1/4 SW1/4

Section 32 - E1/2

Section 33 - NW1/4

All being in Township 34 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

Section 4 - All

Section 5 - E1/2

Section 9 - N1/2; SE1/4

Section 10 - All

All being in Township 35 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

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