

MTC 79679

THIS SPACE RE

2007-013738

Klamath County, Oregon



08/03/2007 11:57:07 AM

Fee: \$21.00

After recording return to:

Brian Templeton

~~96091 Hwy 99W~~ 96091 Hwy 99W
Junction City, OR 97448

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

Brian Templeton

~~96091 Hwy 99W~~ 96091 Hwy 99W
Junction City, OR 97448

Escrow No. SR100326TI

Title No. 0079679

SWD

STATUTORY WARRANTY DEED

Cascade Timberlands (Oregon) LLC, A Delaware Limited Liability Company, an Oregon Limited Liability Company, Grantor(s) hereby convey and warrant to Brian Templeton and Jackie Templeton, as tenants by the entirety, Grantee(s) the following described real property in the County of Klamath and State of Oregon free of encumbrances except as specifically set forth herein:

The E 1/2 of the SE 1/4 of Section 5, Township 25 South, Range 8 East, of the Willamette Meridian, Klamath County, Oregon.

Key #158563

2508-005D0-00100-000

The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:

The true and actual consideration for this conveyance is \$250,000.00.

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 AND 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 this 12 day of June, 2007

Cascade Timberlands (Oregon) LLC,
A Delaware Limited Liability Company

BY: [Signature]
Paul Dunn, Authorized Member

State of Montana
County of Flathead



On this 12 day of June, 2007, before me, Kristin Bodeen undersigned, a Notary Public in and for said State, personally appeared Paul Dunn as Authorized Member of Cascade Timberlands (Oregon) LLC, a Delaware Limited Liability Company, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same in such capacity.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal, the day and year in this instrument first above written.

Kristin Bodeen
Notary Public for
Residing at: Whitewater, MT
Commission Expires: July 18, 2010

TOTAL P.014