



THIS SPACE RESERVED FOR RECORDER

2014-012305
Klamath County, Oregon
11/25/2014 02:26:15 PM
Fee: \$52.00

After recording return to:

James P. Chadderdon

3006 Front St.

Klamath Falls, OR 97601

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

James P. Chadderdon

3006 Front St.

Klamath Falls, OR 97601

Escrow No. MT101882SH

Title No. 0101882

SWD r.020212

STATUTORY WARRANTY DEED

Jeld-Wen, Inc., an Oregon Corporation, an Oregon Corporation,

Grantor(s), hereby convey and warrant to

James P. Chadderdon and Melissa B. Brunner, as tenants in common,

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:

Unit No. B-6 of HARBOR ISLES CONDOMINIUMS, PHASE II, TRACT 1284, situated in a portion of Lot 1 of Tract 1275 and a portion of HARBOR ISLES CONDOMINIUMS, PHASE I, TRACT 1238, being in the SW1/4 of Section 19, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, and further described in that certain Declaration recorded in Volume M83, page 21250 and supplemented in Volume M93, page 27937, Microfilm Records of Klamath County, Oregon, appertaining to that real property situated in Klamath Falls, Oregon, and more completely described in said Declaration, which Declaration is incorporated herein by reference and made a part hereof as if fully set forth herein, together with an undivided interest in the general common elements as pertaining to said condominiums as set forth in said Declaration, and said Condominium Unit shall be used subject to the provisions, covenants, restrictions and limitations as set forth in said Declaration, including the plans and other exhibits which are a part thereof, and the Bylaws of Harbor Isles Condominium Owners' Association recorded simultaneously therewith.

The true and actual consideration for this conveyance is \$190,000.00.

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:

4700

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. 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 THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, 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 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

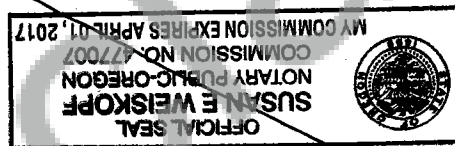
Dated this 11th day of November 2014

Jeld-Wen, Inc., an Oregon Corporation

BY: [Signature]
Jeffrey Woolworth, Authorized Agent

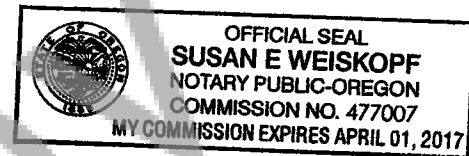
State of Oregon
County of Klamath

This instrument was acknowledged before me on November 11 2014 by Jeffrey Woolworth, as Authorized Agent for Jeld-Wen, Inc., an Oregon Corporation.



[Signature: Susan E Weiskopf]
(Notary Public for Oregon)

My commission expires 4/1/17



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

2914 FRONT STREET UNIT B-6,
KLAMATH FALLS, OR 97601

When Recorded Mail To:

Post Closing Clerk
SIERRA PACIFIC MORTGAGE COMPANY, INC.
1180 IRON POINT ROAD, SUITE 200
FOLSOM, CA 95630
503-291-6900

[Space Above This Line For Recording Data]

Loan No: 0000962392

Parcel ID No: 874565

MIN: 1000703-0000962392-4

INFORMATIONAL COVER SHEET FOR RECORDING PURPOSES

Type of Instrument: **DEED OF TRUST**

Borrower: JAMES P CHADDERDON, and MELISSA B BRUNNER,
2914 FRONT STREET UNIT B-6, KLAMATH FALLS, OR 97601

Lender: SIERRA PACIFIC MORTGAGE COMPANY, INC.; NMLS: 1788
8905 SW NIMBUS AVE., STE 150, BEAVERTON, OR 97008

Trustee: AMERITITLE
300 KLAMATH AVENUE, KLAMATH FALLS, OR 97601

Beneficiary: MERS (Mortgage Electronic Registration Systems, Inc.)
P.O. Box 2026, Flint, MI 48501-2026

Transaction Amount: 152,000.00

Transaction Date: NOVEMBER 21, 2014