

AMERITITLE
62342 AM

2015-009348
Klamath County, Oregon
08/21/2015 02:29:35 PM
Fee: \$52.00

After Recording, Return To:

EPC Green Diamond LLC
c/o Green Diamond Resource Company
1301 Fifth Avenue, Suite 2700
Seattle, WA 98101-2613
Attn: General Counsel

**Until A Change Is Requested,
Send All Tax Statements To:**

Same as above

File No. West Klamath (62342AM)

Space above reserved for recorder

STATUTORY WARRANTY DEED

RLF KLAMATH PROPERTIES, LLC, a Colorado limited liability company (“**Grantor**”), conveys and warrants to EPC GREEN DIAMOND LLC, a Washington limited liability company (“**Grantee**”), the real property located in Klamath County, Oregon, described on the attached **Exhibit A** (the “**Property**”), free of encumbrances except as specifically set forth herein;

TOGETHER WITH all of Grantor’s right, title, and interest in all rights appurtenant thereto (including water rights, mineral rights and access rights) and all improvements, timber and fixtures located on the Property.

The true consideration for this conveyance stated in terms of dollars is \$872,100.

SUBJECT TO all matters of record and liens of taxes, assessments, and other governmental charges not yet due and payable.

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 19 day of August, 2015.

GRANTOR:

RLF Klamath Properties, LLC,
a Colorado limited liability company

By: [Signature]

NAME: B. Joseph Leininger
TITLE: AUTHORIZED REPRESENTATIVE

STATE OF Colorado)
COUNTY OF Denver)

The foregoing instrument is acknowledged before me this 19th day of August, 2015, by B. Joseph Leininger as Authorized Representative of RLF KLAMATH PROPERTIES, LLC, a Colorado limited liability company.

[Signature]
Notary Public for ~~Oregon~~ Colorado

Commission No.: 20124071314

My Commission Expires: Nov. 7, 2016

CHERICE CONFIRM NOTARY BLOCK

SUSAN JEND
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID # 20124071314
MY COMMISSION EXPIRES NOVEMBER 07, 2016

EXHIBIT A
Legal Description of Property

West Klamath

Parcels 1 and 2 of Land Partition 12-13, situated in Sections 25 and 36 of Township 37 South, Range 7 East, of the Willamette Meridian, Sections 1, 12 and 13 of Township 38 South, Range 7 East of the Willamette Meridian, Sections 6, 7, 18, 19, 20, 28, 29, 30, 32, 33 and 34 Township 38 South, Range 8 East of the Willamette Meridian and Sections 3 and 4 Township 39 South, Range 8 East of the Willamette Meridian, Klamath County Oregon. Being recorded on November 15, 2013 in 2013-012766, Records of Klamath County, Oregon.