



2016-001514
Klamath County, Oregon
02/17/2016 09:56:27 AM
Fee: \$52.00

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

Green Diamond Resource Company, a Washington
corporation

1301 Fifth Avenue, Suite 2700
Seattle, WA 98101

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

Green Diamond Resource Company, a Washington
corporation

1301 Fifth Avenue, Suite 2700
Seattle, WA 98101

File No. 88944AM-3

STATUTORY WARRANTY DEED

EPC Green Diamond LLC, a Washington Limited Liability Company,

Grantor(s), hereby convey and warrant to

Green Diamond Resource Company, a Washington corporation,

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:

See Attached Exhibit 'A'

The true and actual consideration for this conveyance is **\$3,190,900.00**

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:

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 12th day of February, 2016.

EPC Green Diamond LLC, a Washington Limited Liability Company

By: EPC Exchange Corporation, a Washington Corporation, Its Sole member

By: Christine E. Towey
Christine E. Towey, Vice President

State of Washington } ss
County of KING }

On this 12th day of February, 2016, before me, Jessica C. Kelly a Notary Public in and for said state, personally appeared Christine E. Towey, Vice President for EPC Exchange Corporation, a Washington corporation, Sole Member for EPC Green Diamond, LLC, a Washington Limited Liability Company, known or identified to me to be the person(s) whose name(s) is/are subscribed to the within Instrument and acknowledged to me that he/she/they executed same. IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Jessica C. Kelly
Notary Public for the State of Washington
Residing at: Seattle, WA
Commission Expires: 3.09.2017

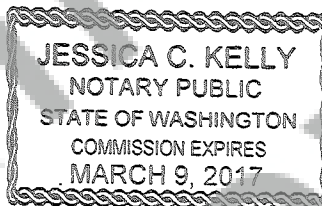


EXHIBIT 'A'

Parcel 1

Parcels 1 of Land Partition 13-13 situated in Sections 1, 2, 3, NE1/4 of Section 4, Sections 11, 12, 13, NE1/4 of Section 14, and the E1/2 of Section 24 of Township 37 South, Range 10 East of the Willamette Meridian and Sections 7, 8, 9, the W1/2 of Section 10, the SW1/4 of Section 14, Sections 15, 16, 17, 18, 19, 20, 21, 22, 23, 26, 27, 28, 29 and 30 of Township 37 South, Range 11 1/2 East of the Willamette Meridian, Klamath County, Oregon, recorded December 18, 2013 in Volume 2013-013854, Records of Klamath County, Oregon.

Parcel 2:

Parcels 1, 2 and 3 of Land Partition 10-14, situated in Sections 11, 12, 13, NE1/4 NE1/4 of 14 and the E1/2 E1/2 of 24, Township 37 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon recorded March 5, 2015 in Volume 2015-001954, Records of Klamath County, Oregon.

Parcel 3:

Township 37 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon

Section 10: NW1/4 NW1/4

Section 11: W1/2 SW1/4

Parcel 4:

Parcels 1 and 3 of Land Partition 12-15, being a replat of Parcel 3 of LP 13-13, situated in the E1/2 NE1/4 Section 8, Section 9, 10, the SW1/4 of Section 14, Sections 15. 16. 17, 18, 19, 20, 21, 22, 23, 26, 27, 28, 29 & 30 all in Township 37 South, Range 11 1/2 East of the Willamette Meridian, Klamath County, Oregon recorded August 24, 2015 in Volume 2015-009393, Records of Klamath County, Oregon.