

2018-003744

Klamath County, Oregon

03/28/2018 11:24:01 AM

Fee: \$47.00

RETURN TO:

Brandsness, Brandsness & Rudd, P.C.
411 Pine Street
Klamath Falls, OR 97601

MAIL TAX STATEMENTS:

Panel Processing of Oregon, Inc
120 N. Industrial Highway
Alpena, MI 49707

Grantor:

Putnam & Sons, LLC, an Oregon limited liability company
3090 Memorial Drive
Klamath falls, OR 97601

Grantee:

Panel Processing of Oregon, Inc., an Oregon foreign corporation
120 N. Industrial Highway
Alpena, MI 49707

- WARRANTY DEED -

Putnam & Sons, LLC, an Oregon limited liability company, Grantor, conveys and warrants to Panel Processing of Oregon, Inc., an Oregon foreign corporation, Grantee, the following described real property situate in Klamath County, Oregon, free of encumbrances except as specifically set forth herein:

SEE ATTACHED EXHIBIT A

SUBJECT TO AND EXCEPTING: All recorded liens and encumbrances and those apparent upon the land; covenants, declarations and restrictions, easements and rights of way of record and those apparent on the land; taxes and assessments.

The true and actual consideration for this transfer is \$8,000,000.00.

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 21 day of March, 2018.

PUTNAM & SONS, LLC

By [Signature]

Tom Putnam, Manager

STATE OF OREGON, County of Klamath) ss.

This instrument was acknowledged before me on March 21, 2018, by Tom Putnam as Manager of Putnam & Sons, LLC.

[Signature]
Notary Public for Oregon
My Commission expires: Dec 17 2021

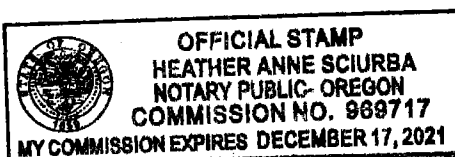


EXHIBIT "A"
LEGAL DESCRIPTION

PARCEL 1:

Parcel 1 of Land Partition 4-92 according to the plat thereof, records of Klamath County, Oregon, situated in the South half of Section 8 and in the Northwest quarter of Section 17, all in Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon.

PARCEL 2:

Lot 2, TRACT 1274 - JUNIPER RIDGE, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.