

After recording return to:

McEwen Gisvold LLP  
1100 SW Sixth Avenue, Suite 1600  
Portland, OR 97204  
Attn: Jesse M. Calm, Esq.

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

JELD-WEN, Inc.  
2645 Silver Crescent Drive  
Charlotte, NC 28273



### SPECIAL WARRANTY DEED

**JELD-WEN, INC.**, a Delaware corporation, successor by conversion to **JELD-WEN, INC.**, an Oregon corporation, successor by merger to **TRENDWEST, INC.**, an Oregon corporation, Grantor, with an address of 2645 Silver Crescent Drive, Charlotte, NC 28273 conveys and specially warrants to **HARBOR ISLES, LLC**, an Oregon limited liability company, Grantee, with an address of 2805 Front Street, Klamath Falls, OR 97601, the real property described on the attached Exhibit A, free of encumbrances created or suffered by Grantor, except all those items of record, if any, as of the date of this deed and those shown below, if any.

Other property or value was either part or the whole consideration.

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: December 7, 2023

**Grantor:**

**JELD-WEN, INC.,**  
a Delaware corporation

By: [Signature]  
Name: James Hayes  
Title: Corporate Secretary

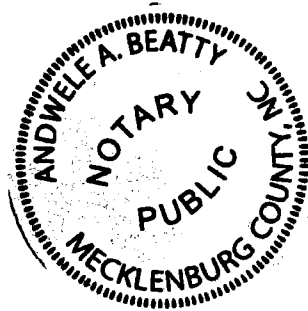
STATE OF NORTH CAROLINA

COUNTY OF MECKLENBURG

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she signed the foregoing document: James Hayes.

Date: December 7, 2023

{Official Seal}



Andwelle A. Beatty  
Notary Public

Andwelle A. Beatty  
Notary's Printed or Typed Name

My Commission Expires: 11-24-2024

**Exhibit A**  
**to**  
**Special Warranty Deed**

Legal Description

Parcel 2

Lots 37 and 38, Block 1 of vacated Shippington Addition to the City of Klamath Falls, Oregon, Together with that portion of Vacated Melhase Street that attaches thereto.

EXCEPTING THEREFROM that portion conveyed to Harbor Links, Inc., an Oregon corporation recorded March 30, 1990 in Instrument M90-05768.

ALSO EXCEPTING THEREFROM that portion platted within Harbor Isles Golf Course Condominium- Stages 2 and 3.

Parcel 3

Beginning at a point on the Northwesterly right of way of Hanks Street being the southwestern corner of Tract 1390 - Harbor Isles Golf Course Condominium- Stage 12; thence Westerly along said right of way to the Southeast corner of Tract 1434 - Harbor Isles Golf Course - Stage 17; thence leaving said right of way line North 42°09'59" East 85.00 feet; Thence North 47°49'34 East to a point of intersection with the Northern boundary of Tract 1390 - Harbor Isles Golf Course Condominium - Stage 12; thence South 34°29'32" East to the most westerly corner of said Stage 12; thence South 55°30'28" East 97.98 feet to the point of beginning.