

After recording return to:  
Shanda Asset Management, LLC  
56880 Venture Lane #N-203  
Sunriver, OR 97707

**2024-003397**  
**Klamath County, Oregon**  
05/02/2024 12:51:02 PM  
Fee: \$92.00

Until a change is requested all tax statements  
shall be sent to the following address:  
Shanda Asset Management, LLC  
56880 Venture Lane #N-203  
Sunriver, OR 97707

Return To: 

File No. 623543AM

---

## QUITCLAIM DEED

**Cascade Timberlands (OREGON) LLC, a Delaware limited liability company,**  
Grantor(s), hereby releases and quitclaims to

**Shanda Asset Management, LLC, a Delaware limited liability company, f/k/a Whitefish Cascade Forest Resource, LLC, a Delaware limited liability company,**

Grantee(s), all right, title and interest in and to the following described real property situated in the County of **Klamath**, State of Oregon, described as follows, to wit:

**See Attached Exhibit "A"**

The true consideration for this conveyance is the obligation and other property transferred pursuant to the Asset Purchase Agreement between Grantor and Grantee, dated October 29, 2014.

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.

Recorded by AmeriTitle as an  
accommodation only. No liability  
is accepted for the condition of  
title or for the validity, sufficiency,  
or effect of this document.

In Witness Whereof, the grantor has executed this instrument this \_\_\_\_\_ day of \_\_\_\_\_, 2024; if a corporate grantor, it has caused its name to be signed and its seal if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

Cascade Timberlands (Oregon) LLC,  
a dissolved Delaware limited liability company

By: Cascade Timberlands LLC  
a dissolved Delaware limited liability company  
its Sole Member

By: Cannae Timber Resources, LLC (formerly Fidelity National Timber Resources , LLC)  
a Delaware limited liability company  
its Majority Member

By: [Signature]  
Bryan D. Coy, Chief Financial Officer

State of Nevada } ss  
County of Clark }

On this 18<sup>th</sup> day of April, 2024, before me Beth Redd, a Notary Public in and for said state, personally appeared **Bryan D. Coy**, Chief Financial Officer of Cannae Timber Resources, LLC formerly Fidelity National Timber Resources, LLC Majority Member of Cascade Timber lands LLC, Sole Member of Cascade Timberlands (Oregon) LLC, a dissolved Delaware limited liability company, on behalf of the limited liability company.

[Signature]  
Notary Public for the State of Nevada  
Residing at: Las Vegas  
Commission Expires: Aug. 18, 2027



## EXHIBIT "A"

623543AM

That portion of the Southwest Quarter of the Northwest Quarter (SW1/4 NW1/4) lying northerly and westerly of U.S. Highway 97 of Section 3, Township 24 South, Range 9, East of the Willamette Meridian, Klamath County, Oregon.