



Oregon Water Resources Department
 725 Summer Street NE, Suite A
 Salem Oregon 97301-1266
 (503) 986-0900
 www.wrd.state.or.us

Certificate of Water Right Ownership Update

NOTICE TO SELLERS & BUYERS:

By law, all water belongs to the public (ORS 537.110). In almost every instance, a permit or water right certificate from the Water Resources Department is needed before using, diverting or storing water (ORS 537.130). However, most domestic wells do not require water rights. A certificate of water right stays with the land. In order to keep track of water right ownership, the Department requests that this form be submitted to the Department. *If for multiple rights, a separate form for each right will be required.*

Water that has been used for a long time in one place or that involves a water structure (like a dam) that already exists is no guarantee that there is a water right which would allow the water use to continue.

If you have any questions about this form or water right requirements, please contact your local watermaster or call the Water Resources Department at 503-986-0900.

Note: Please type or print legibly when filling in the following information. Use additional paper if necessary.

PROPERTY SELLER INFORMATION

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Applicant(s): Loveness Lumber Company MAR 21 2016
First Last
 Mailing Address: _____
Malin Oregon 97632 SALEM, OR
City State Zip
 Phone: _____
Home Work Other

PROPERTY BUYER INFORMATION

Applicant(s): Green Diamond Resource Company
First Last
 Mailing Address: 6400 Highway 66
Klamath Falls Oregon 97601
City State Zip
 Phone: 541-880-5456
Home Work Other

PROPERTY DESCRIPTION (attach additional pages if necessary):

County: Klamath Township: 40 South Range: 13 East Section: 19, 20, 29, 32

Tax Lot Number(s): _____

Street address of water right property: Bryant Mtn.

Water Right Information (attach copy of water right permit or certificate & final proof map):

Application #: 18274518277 Permit #: 14101 Certificate or Page #: 20330, 20331

Will all the lands associated with this water right be owned by the buyer? Yes No

Name of individual completing this form: Cathy Chapel Phone: 541-880-5456

Signature: Cathy Chapel Date: 3/11/16

Please be sure to attach a copy of your property deed or legal description of the property.

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT LOYAL H. LOVINESS and MILDRED H. LOVINESS, husband and wife, hereinafter known as GRANTOR, grants, bargains and sells to JELD-WEN, inc., an Oregon Corporation, hereinafter known as GRANTEE, and Grantee's heirs, successors and assigns, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath and State of Oregon, described as follows:

The following described property is situated in Township 40 South, Range 13 East of the Willamette Meridian, Klamath County, Oregon.

- Section 17: S $\frac{1}{2}$ S $\frac{1}{2}$
- Section 18: S $\frac{1}{2}$
- Section 19: N $\frac{1}{2}$ NE $\frac{1}{4}$, NE $\frac{1}{4}$ NW $\frac{1}{4}$, SW $\frac{1}{2}$ NE $\frac{1}{4}$, SE $\frac{1}{4}$, SE $\frac{1}{4}$ SW $\frac{1}{4}$
- Section 20: N $\frac{1}{2}$ N $\frac{1}{2}$, S $\frac{1}{2}$ NE $\frac{1}{4}$, SE $\frac{1}{4}$ NW $\frac{1}{4}$, SE $\frac{1}{4}$, SE $\frac{1}{4}$ SW $\frac{1}{4}$, W $\frac{1}{2}$ SW $\frac{1}{4}$
- Section 21: W $\frac{1}{2}$, NW $\frac{1}{2}$ NE $\frac{1}{4}$, S $\frac{1}{2}$ NE $\frac{1}{4}$, NW $\frac{1}{4}$ SE $\frac{1}{4}$, S $\frac{1}{2}$ SE $\frac{1}{4}$
- Section 22: SE $\frac{1}{4}$ NW $\frac{1}{4}$, SW $\frac{1}{4}$, SE $\frac{1}{4}$
- Section 26: S $\frac{1}{2}$ SW $\frac{1}{4}$
- Section 27: All
- Section 28: All
- Section 29: All
- Section 30: N $\frac{1}{2}$ NE $\frac{1}{4}$, NE $\frac{1}{4}$ NW $\frac{1}{4}$, SW $\frac{1}{2}$ NE $\frac{1}{4}$, E $\frac{1}{2}$ SE $\frac{1}{4}$, NW $\frac{1}{4}$ SE $\frac{1}{4}$, NE $\frac{1}{4}$ NE $\frac{1}{4}$ NE $\frac{1}{4}$ SW $\frac{1}{4}$
- Section 32: N $\frac{1}{2}$ N $\frac{1}{2}$, SE $\frac{1}{4}$ NW $\frac{1}{4}$, S $\frac{1}{2}$ NE $\frac{1}{4}$, NE $\frac{1}{4}$ SE $\frac{1}{4}$
- Section 33: N $\frac{1}{2}$, SE $\frac{1}{4}$, N $\frac{1}{2}$ SW $\frac{1}{4}$, and beginning at a point on the NW corner of SE $\frac{1}{4}$ SW $\frac{1}{4}$, thence Easterly along the North boundary of SE $\frac{1}{4}$ SW $\frac{1}{4}$ to the NE corner of SE $\frac{1}{4}$ SW $\frac{1}{4}$; thence Southerly to the SE corner of SE $\frac{1}{4}$ SW $\frac{1}{4}$; thence diagonally Northwesterly to the Point of Beginning.
- Section 34: All
- Section 35: W $\frac{1}{2}$, W $\frac{1}{2}$ SE $\frac{1}{4}$, SE $\frac{1}{4}$ NE $\frac{1}{4}$

TOGETHER WITH: A perpetual easement for the constructing, maintaining, replacing, repairing and using for road purposes the following described land situated in Klamath County, Oregon:

WARRANTY DEED -1-

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Beginning at a point on the West line of NE1/4 of Section 35, Township 40 South, Range 13 East of the Willamette Meridian which is 84.828 feet South of the Northwest corner of said NE1/4; thence Northerly along said West line to the Northwest corner of said NE1/4; thence 84.828 feet Easterly along the North line of said NE1/4 to a point; thence diagonally Southwesterly 120 feet, more or less, to the point of beginning;

together with the right to do all things reasonably necessary in the building, constructing, maintaining, replacing and using of said road. This easement shall be perpetual, and shall run with the land affected thereby.

SUBJECT TO: Easements, rights of way of record, and those apparent upon the land.

SUBJECT TO: Right of way for roadway as conveyed to United States of America by deed recorded December 20, 1963, in Volume 350, page 31, Deed Records of Klamath County, Oregon.

To Have and to Hold the same unto the said GRANTEE and Grantee's heirs, successors and assigns forever.

And said GRANTOR hereby covenants to and with said GRANTEE and Grantee's heirs, successors and assigns, that GRANTOR is lawfully seized in fee simple of the above granted premises, free from all encumbrances and that GRANTOR will warrant and forever defend the said premises and every part and parcel thereof against the lawful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$950,000.00.

In construing this deed and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

IN WITNESS WHEREOF, the GRANTOR has executed this instrument

WARRANTY DEED -2-

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... of February, 1977; if a corporate Grantor, it has
... to be signed by its officer, duly authorized thereto
... of its board of directors.

LOYAL H. LOVENESS

MILDRED H. LOVENESS

STATE OF OREGON)
) ss.
County of Klamath)

Personally appeared before me the above-named LOYAL H.
LOVENESS and MILDRED H. LOVENESS, husband and wife, and acknowledged
the foregoing instrument to be their voluntary act and deed.

James B. Milne
Notary Public for Oregon
My commission expires: 8-12-77

After recording return to:

JELD-WEN, inc.
3303 Lakeport Boulevard
Klamath Falls, Oregon 97601

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

JELD-WEN, inc.
3303 Lakeport Boulevard
Klamath Falls, Oregon 97601

STATE OF OREGON; COUNTY OF KLAMATH; ss.

I hereby certify that the within instrument was received and filed for record on the 15th day of
FEBRUARY A.D., 19 77 at 4:15 o'clock P. M., and duly recorded in Vol. M 77,
of DEEDS on Page 2783.

FEE \$ 9.00

WM. D. MILNE, County Clerk
By Hayl Orange Deputy

WARRANTY DEED -3-

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2007-01-22

Klamath County, Oregon



07/02/2007 08:43:28 AM

Fee: \$61.00

Returned @ Counter

After recording return to:

JWTR, LLC
Attn: Craig Ditman
6400 Highway 66
Klamath Falls, OR 97601

This :

GRANTOR:

JELD-WEN, inc.

GRANTEE:

JWTR, LLC
Attn: Craig Ditman
6400 Highway 66
Klamath Falls, OR 97601

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

JWTR, LLC
Attn: Craig Ditman
6400 Highway 66
Klamath Falls, OR 97601

QUITCLAIM DEED

JELD-WEN, inc., an Oregon corporation, hereby conveys, releases and quitclaims to JWTR, LLC, an Oregon limited liability company, and its heirs, successors, and assigns, all of its right, title and interest, if any, in and to the real property situated in the County of Klamath, State of Oregon and particularly described on Exhibit A attached hereto.

The true and actual consideration for this transfer is \$10.00 and other good and valuable consideration.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 197.352. 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 APPROVED USES, 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 197.352.

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PAGE 1 of 2

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61-

PD 18
2016

DATED: June 29, 2007

GRANTOR:

JELD-WEN, inc.

By: *Jason de Vries*
Jason de Vries

Its: Corporate Development Manager

STATE OF OREGON)
) ss.
COUNTY OF KLAMATH)

On the 29th day of June 2007, before me, the undersigned, personally appeared Jason de Vries, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his capacity, and that by his signature on the instrument, the individual executed the instrument.

Carol Chesnut
Notary Public State of Oregon
Originally Qualified in the County of Klamath
My commission expires: 3-17-2010



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EXHIBIT "A" - LEGAL DESCRIPTION

✓ Parcel 1

The following described property is situated in Township 40 South, Range 13 East of the Willamette Meridian, Klamath County, Oregon.

Section 17: $S\frac{1}{2}S\frac{1}{2}$

Section 18: $S\frac{1}{2}$

Section 19: $N\frac{1}{2}NE\frac{1}{4}$, $NE\frac{1}{4}NW\frac{1}{4}$, $SW\frac{1}{4}NE\frac{1}{4}$, $SE\frac{1}{4}$, $SE\frac{1}{4}SW\frac{1}{4}$

Section 20: $N\frac{1}{2}NE\frac{1}{4}$, $S\frac{1}{2}NE\frac{1}{4}$, $SE\frac{1}{4}NW\frac{1}{4}$, $SE\frac{1}{4}$, $SE\frac{1}{4}SW\frac{1}{4}$, $W\frac{1}{2}SW\frac{1}{4}$

Section 21: $W\frac{1}{2}$, $NW\frac{1}{4}NE\frac{1}{4}$, $S\frac{1}{2}NE\frac{1}{4}$, $NW\frac{1}{4}SE\frac{1}{4}$, $S\frac{1}{2}SE\frac{1}{4}$

Section 22: $S\frac{1}{2}NW\frac{1}{4}$, $SW\frac{1}{4}$, $SE\frac{1}{4}$

Section 26: $S\frac{1}{2}SW\frac{1}{4}$

Section 27: All

Section 28: All

Section 29: All

Section 30: $N\frac{1}{2}NE\frac{1}{4}$, $NE\frac{1}{4}NW\frac{1}{4}$, $SW\frac{1}{4}NE\frac{1}{4}$, $E\frac{1}{2}SE\frac{1}{4}$, $NW\frac{1}{4}SE\frac{1}{4}$, $NE\frac{1}{4}NE\frac{1}{4}NE\frac{1}{4}SW\frac{1}{4}$

Section 32: $N\frac{1}{2}NE\frac{1}{4}$, $SE\frac{1}{4}NW\frac{1}{4}$, $S\frac{1}{2}NE\frac{1}{4}$, $NE\frac{1}{4}SE\frac{1}{4}$

Section 33: $N\frac{1}{2}$, $SE\frac{1}{4}$, $N\frac{1}{2}SW\frac{1}{4}$, and beginning at a point on the NW corner of $SE\frac{1}{4}SW\frac{1}{4}$, thence Easterly along the North boundary of $SE\frac{1}{4}SW\frac{1}{4}$ to the NE corner of $SE\frac{1}{4}SW\frac{1}{4}$; thence Southerly to the SE corner of $SE\frac{1}{4}SW\frac{1}{4}$; thence diagonally Northwesterly to the Point of Beginning,

Section 34: All

Section 35: $W\frac{1}{2}$, $W\frac{1}{2}SE\frac{1}{4}$, $SE\frac{1}{4}NE\frac{1}{4}$

✓ Parcel 2

The following described property is situated in Township 40 South, Range 12, East of the Willamette Meridian, Klamath County, Oregon:

Section 10: $E\frac{1}{2}SE\frac{1}{4}$, $S\frac{1}{2}NE\frac{1}{4}$

Section 11: $SW\frac{1}{4}$, $SE\frac{1}{4}NW\frac{1}{4}$ (Lot 6), $S\frac{1}{2}SE\frac{1}{4}$ (Lots 11 and 12), and $NE\frac{1}{4}SE\frac{1}{4}$ (Lot 9).

Section 13: Lots 2, 4, 5, 7, 8, 9, 10, 11, 12, 14, 15, and 16 (being the $SE\frac{1}{4}$, $N\frac{1}{2}SW\frac{1}{4}$, $SE\frac{1}{4}SW\frac{1}{4}$, $SW\frac{1}{4}NW\frac{1}{4}$, $S\frac{1}{2}NE\frac{1}{4}$, $NW\frac{1}{4}NW\frac{1}{4}$, $NW\frac{1}{4}NE\frac{1}{4}$).

Section 14: $NE\frac{1}{4}$, $NE\frac{1}{4}SE\frac{1}{4}$, $N\frac{1}{2}NW\frac{1}{4}$

Section 15: $SW\frac{1}{4}NE\frac{1}{4}$, $SE\frac{1}{4}$

Section 22: $N\frac{1}{2}NE\frac{1}{4}$, $SE\frac{1}{4}NE\frac{1}{4}$, $N\frac{1}{2}SE\frac{1}{4}$, $SW\frac{1}{4}SE\frac{1}{4}$, $E\frac{1}{2}SW\frac{1}{4}$

Section 23: $NW\frac{1}{4}$ and $NW\frac{1}{4}SW\frac{1}{4}$

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- ✓ Parcel 3: The N 1/2 of the NW 1/4 of Section 7, Township 40 South, Range 13 East of the Willamette Meridian, Klamath County, Oregon.
- ✓ Parcel 4: That portion of the NE 1/4 NW 1/4 of Section 6, Township 40 South, Range 13 East of the Willamette Meridian, Klamath County, Oregon, lying Southwesterly of the Langell Valley Highline Irrigation Canal.
- ✓ Parcel 5: Lots 1, 2, 3, 4, SE 1/4 NW 1/4, NE 1/4 SW 1/4, SE 1/4 SW 1/4 of Section 6, Township 40 South, Range 13 East of the Willamette Meridian, Klamath County, Oregon.
- ✓ Parcel 6: That portion of the SE 1/4 SW 1/4 of Section 31, Township 39 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon, lying Southwesterly of the West Langell Valley Road.

** Legal description continued **

2014-010046
Klamath County, Oregon



00159303201400100460750758

09/29/2014 12:37:42 PM


Fee: \$412.00

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


MTC 101873A-GT

Space above reserved for recorder

**STATUTORY WARRANTY DEED
(Klamath County)**

JWTR OREGON, LLC, an Oregon 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 rights, privileges and interests appurtenant thereto, including (i) all trees growing or down and logs, fiber and woody biomass located thereon; (ii) all of Grantor's interest and rights in minerals, oil and gas, gravel and rock located thereon or thereunder; (iii) all of Grantor's right, title and interest in, to and under all structures, facilities and improvements, including all buildings, bridges and gates; (iv) all of Grantor's right, title and interest in, to and under all fixtures, systems, equipment and other items of personal property attached or appurtenant thereto; (v) all of Grantor's right, title and interest in, to and under all easements, road use agreements, rights-of-way and licenses appurtenant thereto, to the extent assignable and transferable; (vi) all of Grantor's interest in water rights appurtenant to or used in connection with the Property, including any rights, agreements or contracts related to the delivery of water to the extent they relate to the Property and stock in water companies providing water to the Property; and (vii) all of Grantor's right, title and interest in, to and under all licenses, permits, approvals and franchises relating to the zoning, land use, ownership, operation, occupancy, construction or maintenance thereof running to or in favor of the Grantor or the Property, to the extent assignable and transferable.

The true consideration for this conveyance stated in terms of dollars is \$8,532,160.00.

SUBJECT TO, and excepting and excluding from the covenants and warranties described herein and in ORS 93.850, the matters set forth on attached Exhibit B.

STATUTORY WARRANTY DEED (KLAMATH COUNTY, OREGON)

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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.

[Signature and acknowledgement on following page.]

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SALEM, OR

DATED this 27 day of Sept., 2014.

GRANTOR:

JWTR OREGON, LLC,
an Oregon limited liability company

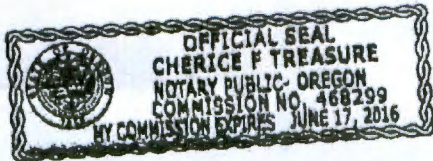
By: JWTR, LLC,
an Oregon limited liability company
its Manager

By: Samuel D. Porter
Samuel D. Porter, President

STATE OF OREGON)
)ss.
County of Klamath)

The foregoing instrument is acknowledged before me this 27 day of September, 2014, by Samuel D. Porter as President of JWTR, LLC, an Oregon limited liability company, Manager of JWTR Oregon, LLC.

Cherice J. Treasure



Notary Public for Oregon

Commission No.: 468299

My commission expires: 6/17/2016

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PARCEL 5 CONTINUED

- Section 16 – The N1/2 of the NE1/4; the W1/2
- Section 17 – The S1/2 of the NE1/4; the NE1/4 of the NW1/4; the N1/2 of the SE1/4
- Section 18 – The NE1/4 of the NE1/4
- Section 22 – The W1/2 of the NW1/4; the NW1/4 of the SW1/4
- Section 23 – The NE1/4; the N1/2 of the SE1/4; the SW1/4 of the SE1/4
- Section 24 – The NE1/4; the W1/2 of the NW1/4; the NW1/4 of the SW1/4
- Section 26 – The NW1/4 of the NE1/4; the N1/2 of the NW1/4
- Section 27 – The W1/2 of the NE1/4; the SE1/4 of the SE1/4
- Section 34 – The N1/2; the NE1/4 of the SE1/4
- Section 35 – The S1/2 of the NE1/4; the SW1/4 of the NW1/4; the W1/2 of the SW1/4; the SE1/4 of the SW1/4; the E1/2 of the SE1/4
- Section 36 – The NW1/4; the W1/2 of the SW1/4; the W1/2 of the NE1/4

All being in Township 38 South, Range 15 East of the Willamette Meridian, Klamath County, Oregon.

BRYANT MOUNTAIN

PARCEL 1:

The following described property situated in Township 40 South, Range 13, East of the Willamette Meridian, Klamath County, Oregon.

- Section 17: S1/2 S1/2
- Section 18: S1/2
- Section 19: N1/2 NE1/4, NE1/4 NW1/4, SW1/4 NE1/4, SE1/4, SE1/4 SW1/4
- Section 20: N1/2 N1/2, S1/2 NE1/4, SE1/4 NW1/4, SE1/4, SE1/4 SW1/4, W1/2 SW1/4
- Section 21: W1/2, NW1/4 NE1/4, S1/2 NE1/4, NW1/4 SE1/4, S1/2 SE1/4
- Section 22: S1/2 NW1/4, SW1/4, SE1/4
- Section 26: S1/2 SW1/4
- Section 27: All
- Section 28: All
- Section 29: All
- Section 30: N1/2 NE1/4, NE1/4 NW1/4, SW1/4 NE1/4, E1/2 SE1/4, NW1/4 SE1/4, NE1/4 NE1/4 NE1/4 SW1/4,
- Section 32: N1/2 N1/2, SE1/4 NW1/4, S1/2 NE1/4, NE1/4 SE1/4
- Section 33: N1/2, SE1/4, N1/2 SW1/4 and beginning at a point on the Northwest corner of SE1/4 SW1/4, thence Easterly along the along the North boundary of SE1/4 SW1/4 to the Northeast corner of SE1/4 SW1/4; thence Southerly to the Southeast corner of SE1/4 SW1/4; thence diagonally Northwesterly to the point of beginning.
- Section 34: All
- Section 35: W1/2, W1/2 SE1/4, SE1/4 NE1/4

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