



JELD WEN
1031



How does an organization inspire confidence? How does it cultivate confidence in the people it serves? Both questions can be answered with a few simple words. Sincerity. Fortitude. And, of course, integrity.

These are precisely the qualities on which JELD-WEN 1031[®] was founded over 18 years ago. Our company has continually built solid, trustworthy relationships by safeguarding client assets and providing successful exchange solutions. From day one, we have never lost sight of the fact that we are working to preserve or build wealth for every client—without compromising our unwavering high standards and principles.

ABOUT JELD-WEN

Our principles are rooted in our name. As part of the JELD-WEN family, JELD-WEN 1031 shares in the values of the entire family of companies. At the end of the day, these values come back to integrity. It is clearly what makes the JELD-WEN companies what they are, as well as what an investor should look for in a Qualified Intermediary.

JELD-WEN, inc., the world's leading manufacturer of windows and doors, is among the top 150 private companies in America. From its humble beginnings as a small Oregon millwork plant with 15 employees, it has grown to be a well-respected company with over 150 divisions and more than 20,000 employees around the world. As a global leader in the business community, it is admired for its outstanding success record and superior corporate stewardship. Its leadership team, which includes Co-founder Richard Wendt, is known for its integrity and generous spirit. In fact, the company is dedicated to being a positive influence in the communities it serves. To live out this philosophy, the JELD-WEN Foundation was established and has donated \$27 million over the last 5 years with a focus on strengthening families, improving neighborhoods and building better communities.

The company and its executives have also been recognized for outstanding contributions and leadership in many areas. Recently the company received the Governor's Gold Award for Outstanding Oregon Corporation. In addition, JELD-WEN President and C.E.O, Rod Wendt, was awarded the 2008 Meritous Leadership Award in Portland, Oregon by the Cascade Pacific Council of the Boy Scouts. He also serves as Vice Chairman of the Executive Committee for the Federal Reserve Bank of San Francisco.



PROFESSIONAL EXPERTISE AT EVERY TURN: THE JELD-WEN 1031 TEAM

Our team will help you navigate unfamiliar territory by providing clear and objective guidance. We maintain extremely professional standards by virtue of well-defined, easy-to-use business processes. Required details and documentation are handled with utmost care. And to further ensure technical proficiency, our team is well trained and experienced; our JELD-WEN 1031 employees were among the first to receive a Certified Exchange Specialist[®] (CES[®]) designation. As a member of the Federation of Exchange Accommodators, the country's foremost association of 1031 exchange professionals, we remain abreast of the latest industry knowledge needed to assure successful exchanges.

Glenda Sibbald, Director



As director of JELD-WEN 1031, Glenda Sibbald manages the company's exchange operations and is proficient in every aspect of exchange services. Prior to joining the company, Sibbald was a key manager for AmeriTitle following a long career as an Escrow Officer and co-owner of a successful title and escrow company in Roseburg, Oregon. She is an active member of the Federation of Exchange Accommodators and has attained the professional designation of Certified Exchange Specialist[®]. She handles the full scope of real property and personal property exchanges, and shares her depth of experience by teaching exchange procedures to escrow professionals, real estate professionals, lenders and investors.

Rachel Matthews, Exchange Coordinator

Rachel has been a part of the JELD-WEN 1031 team for over five years. She handles the full scope of real and personal property exchanges. Rachel's business career includes several years as a legal assistant and a year of escrow training. She excels in customer service and communication. She is also an active member of the Federation of Exchange Accommodators.



QUESTIONS EVERY INVESTOR SHOULD ASK THEIR QUALIFIED INTERMEDIARY (QI)

We know that in today's market, selecting a Qualified Intermediary is one of the most important real estate decisions an investor will make. That's why it's important to ask the following questions before selecting your Qualified Intermediary:



1. *Where exactly will my funds be held during the 180-day exchange period?*
2. *Are all exchange funds held in liquid, separate, segregated accounts at financial institutions?*
3. *How does the QI select the financial institutions they work with?*
4. *Can I have access to my money if I need it—and when I need it?*
5. *Who exactly is behind the QI's company; what is their history, leadership and strength?*
6. *Do the QI's affiliated companies have regulatory adherence experience, such as a title insurance company?*
7. *What type of internal controls, audit procedures, and checks and balances does the QI have to protect my 1031 exchange?*
8. *Has the QI staff attained the professional designation of CES[®] recognized by the Federation of Exchange Accommodators?*
9. *How knowledgeable is the QI about the 1031 tax rules?*
10. *How is integrity incorporated into the QI operation, organizational practices and decision making?*

1031 EXCHANGES OFFER A SMART SOLUTION FOR TODAY'S INVESTOR

A powerful investment tool, 1031 exchanges give the Exchangor the ability to keep all of the sold property's equity for re-investment, allowing the Exchangor the opportunity to achieve investment goals by possibly acquiring a replacement property with better cash flow, less management or a more desirable location.

JELD-WEN 1031 has overseen thousands of successful exchanges. By being able to defer capital gains tax and capture the benefits of a 1031 exchange, we make it possible for our clients to upgrade their investments and wealth with every transaction. Like any real estate transaction, it is critical for the Exchangor to do research and know the Qualified Intermediary they are working with so complete trust and confidence will ensure a successful transaction.

SECURE JELD-WEN 1031 ACCOUNT OPTIONS FOR YOUR PEACE OF MIND

Segregated Accounts

- Money Market: FDIC coverage to \$250,000 through December 2013
- Checking Account: non-interest; FDIC coverage unlimited through December 2012
- Certificate of Deposit Account Registry Service (CDARS)
 - FDIC-protected fund while earning interest
 - Time-sensitive deposits with penalties for early withdrawal
 - For more information, visit www.cdars.com

Specialized Account Products

- US Treasuries and Certificates of Deposit
 - Subject to account requirements
 - Time-sensitive deposits





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