

M & M FARMS
JANEANE M. WILLIAMS

FACSIMILE TRANSMITTAL SHEET

TO: *Roxanne Brown* FROM: *Janeane*
FAX NUMBER: *(208) 327-7866* DATE: *May 6, 2003*
COMPANY: *Idaho Dept. of Water Resources* TOTAL NO. OF PAGES INCLUDING COVER: *6*
PHONE NUMBER:

RE: ** Letter from Sally Sherman
(see attached)*

☐ URGENT ☒ FOR REVIEW ☐ PLEASE COMMENT ☐ PLEASE REPLY ☐ PLEASE RECYCLE

NOTES/COMMENTS:

Dear Roxanne,
Hi! As per Sally's request, I am sending
you a copy of the Warranty Deed for
my parents- Romaldo & Janice Martin's
property - formerly Bolton Ranch. I hope
this info. resolves whatever is needed to
complete the Water Rights issue. Please
let me know if you need anything
else from me. Thanks!
Have a GREAT day!
Janeane ☺

*Janeane
Williams
831 637-7878*

M & M FARMS
1192 FALLON RD.
PHONE: 831 637-7878 • FAX: 831 637-4708



State of Idaho

DEPARTMENT OF WATER RESOURCES

1301 North Orchard Street, Boise, ID 83706 - P.O. Box 83720, Boise, ID 83720-0098
Phone: (208) 327-7900 Fax: (208) 327-7866 Web Site: www.idwr.state.id.us

DIRK KEMPTHORNE
Governor

KARL J. DREIER
Director

April 29, 2003

JANEANE M WILLIAMS
M & M FARMS
1192 FALLON RD
HOLLISTER CA 95023

RE: Snake River Basin Adjudication (SRBA)
Notice of Change in Water Right Ownership – Bolton Ranch
Notices of Claim to a Water Right #74-6, 74-7, 74-618, 74-619, 74-621, 74-624,
74-918, 74-2200 and 74-2272

Dear Ms. Williams:

I apologize for not recognizing your name when you called recently. Your Notice of Change in Water Right Ownership has been given to a Senior Water Resource Agent to process. She informed me the Quitclaim Deed you enclosed with your ownership change form is for the mineral rights instead of for the land.

Please send a copy of the Warranty Deed conveying the land to Bolton Ranch to Roxanne Brown at this address. I have enclosed a postage-paid envelope for your convenience. Please write at least one of your water right claim numbers on the deed or return this letter with the deed.

Please call me toll-free at 1/800-451-4129 if you have any questions.

Sincerely,

Sally Sherman
Technical Records Specialist
Adjudication Bureau
ssherman@idwr.state.id.us

SS:region

WARRANTY DEED

FOR VALUE RECEIVED, BOLTON RANCH, INC., an Idaho corporation, the Grantor, does hereby grant, bargain, sell and convey unto ROMALDO MARTIN and JANICE MARTIN, husband and wife, whose current address is M & M Farms, 1192 Fallon Rd., Hollister, CA 95023, the Grantee, the following described premises, in Lemhi County, Idaho, to-wit:

See attached Exhibit "A."

Together with all improvements, water, water rights, ditches, ditch rights, easements and all appurtenances thereto, except mineral rights.

TO HAVE AND TO HOLD the said premises, with their appurtenances unto said Grantee, their heirs and assigns forever. And the said Grantor does hereby covenant to and with the said Grantee that it is the owner in fee simple of said premises; that they are free from all encumbrances and that it will warrant and defend the same from all lawful claims whatsoever.

DATED: August 8, 2002.

BOLTON RANCH, INC., an
Idaho corporation

William B. Bolton
William B. Bolton, President

Rose Bolton
Rose Bolton, Secretary

State of Idaho }
County of Lemhi } SS No. 251370

This instrument was filed for record at the request

of Alliance Title
at 1:16 o'clock p.m. 8-9 2002

and duly filed and indexed in the records of Lemhi
County

By Tern J. Morton
Tern J. Morton
Em. Office Recorder Deputy

Fee 12⁰⁰

Return to _____

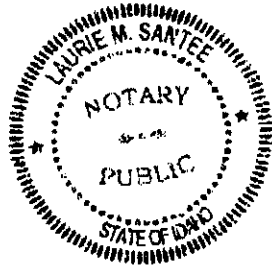
WARRANTY DEED - Page 1

STATE OF IDAHO)
) SS
County of Lemhi)

251370

On this 24th day of August, 2002, before me, a Notary Public in and for said State, personally appeared WILLIAM B. BOLTON and ROSE BOLTON, known to me to be the President and Secretary, respectively of BOLTON RANCH, INC., and the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.



Laurie M. Santee
Notary Public for Idaho
Residing at Salmon, Idaho
Commission Expires: 6-19-2007

LEGAL DESCRIPTION
EXHIBIT 'A'

251370 _

ALL OF THE FOLLOWING DESCRIBED REAL PROPERTY LOCATED IN
LEMHI COUNTY, IDAHO;

SECTION 3, TOWNSHIP 21 NORTH, RANGE 23 EAST, BOISE MERIDIAN;
LOTS 3 AND 4, S1/2NW1/4 AND THE SW1/4.

SECTION 4, TOWNSHIP 21 NORTH, RANGE 23 EAST, BOISE MERIDIAN:
LOT 1, SE1/4NE1/4, E1/2SE1/4SW1/4NE1/4, NE1/4SE1/4, E1/2NW1/4SE1/4,
SW1/4NW1/4SE1/4, S1/2SE1/4, SE1/4SW1/4, E1/2NWNWSE.

SECTION 9, TOWNSHIP 21 NORTH, RANGE 23 EAST, BOISE MERIDIAN:
NE1/4, E1/2NW1/4, E1/2E1/2SW1/4NW1/4 AND THE N1/2SE1/4.

SECTION 10, TOWNSHIP 21 NORTH, RANGE 23 EAST, BOISE MERIDIAN:
N1/2NW1/4.

SECTION 16, TOWNSHIP 21 NORTH, RANGE 23 EAST, BOISE MERIDIAN:
N1/2NW1/4 AND THE SW1/4NW1/4.

SECTION 17, TOWNSHIP 21 NORTH, RANGE 23 EAST, BOISE MERIDIAN:
E1/2NE1/4 AND THE SW1/4NE1/4.

SECTION 20, TOWNSHIP 22 NORTH, RANGE 23 EAST, BOISE MERIDIAN:
LOTS 1, 2 AND 3.

SECTION 21, TOWNSHIP 22 NORTH, RANGE 23 EAST, BOISE MERIDIAN:
E1/2, N1/2SW1/4, SE1/4NW1/4, LOTS 1 AND 2.

SECTION 22, TOWNSHIP 22 NORTH, RANGE 23 EAST, BOISE MERIDIAN:
W1/2SW1/4.

SECTION 27, TOWNSHIP 22 NORTH, RANGE 23 EAST, BOISE MERIDIAN:
NW1/4SW1/4 AND THE W1/2NW1/4.

SECTION 28, TOWNSHIP 22 NORTH, RANGE 23 EAST, BOISE MERIDIAN:
E1/2 AND THE E1/2W1/4.

SECTION 33, TOWNSHIP 22 NORTH, RANGE 23 EAST, BOISE MERIDIAN:
LOT 1 AND THE N1/2NE1/4.

SECTION 34, TOWNSHIP 22 NORTH, RANGE 23 EAST, BOISE MERIDIAN:
LOTS 2, 3, 5 AND 6.

251370

**EXCEPTING THEREFROM A ROAD RIGHT-OF-WAY AS DESCRIBED IN
DEED RECORDED NOVEMBER 15, 1963 IN BOOK 49 AT PAGES 89-90.**

**EXCEPTING THEREFROM A 1967 CONCORD MOBILE HOME FROM THE
ABOVE DESCRIBED REAL PROPERTY.**

**SUBJECT TO: THAT CERTAIN RANCH LEASE DATED JUNE 1, 2002 WHEREIN BOLTON
RANCH, INC. APPEARS AS LESSOR AND THE WALTON RANCH COMPANY APPEARS AS
LESSEE.**