

RECEIVED

SEP 22 2004

DEPARTMENT OF
WATER RESOURCES

TELEPHONE
(208) 726-4421
FACSIMILE
(208) 726-0752

SPECK & AANESTAD

A PROFESSIONAL CORPORATION
ATTORNEYS

120 EAST AVENUE
POST OFFICE BOX 987
KETCHUM, IDAHO 83340
September 21, 2004

JAMES P. SPECK
jimspeck@cox-internet.com
DOUGLAS J. AANESTAD
aanestad@cox-internet.com

Mr. Allen Merritt
Idaho Department of Water Resources
1341 Fillmore, Suite 200
Twin Falls ID 83301

**Re: South Cove Ventures L.L.C. - Scott T. Scheer and Alonzo B. LeaVell
Notices of Change of Water Right Ownership**

Dear Allen:

I represent South Cove Ventures L.L.C. My client has recently acquired certain properties and appurtenant water rights from Scott T. Scheer and Alonzo B. LeaVell. Enclosed are originals and one copy each of two Notices of Change of Water Right Ownership for the various water rights involved in these transactions.

Please note that the Scheer Notice includes portions of Water Rights Nos. 37-593A, 37-594A and 37-595A which were first transferred from Scheer to Alonzo B. LeaVell and then from LeaVell to South Cove Ventures L.L.C. Other portions of 37-594A and 37-595A were conveyed directly from Scheer to South Cove Ventures L.L.C. All of the relevant deeds are attached for that Notice.

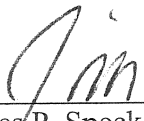
Finally, I have also included the original and one copy of a Notice of Change in Water Right Ownership for those water rights appurtenant to lands commonly known as the Magic Ranch recently acquired by South Cove Ventures L.L.C. from Alonzo B. LeaVell together with another check payable to the Department in the amount of \$100 which represents \$25 as the filing fee for Water Right No. 37-12044 in the Magic Ranch Notice, \$25 as the filing fee for Water Right No. 37-13032 in the Scheer Notice and a \$50 filing fee for Water Right Nos. 37-10103 and 37-2315 in the LeaVell Notice.

Please have your secretary receipt date stamp the copies of each of these Notices and return them to me in the postage prepaid, self addressed envelope I have included for that purpose. Kindly call me right away if you have any questions or concerns about these filings.

Thank you.

Sincerely yours,

SPECK & AANESTAD
A Professional Corporation

By: 
James P. Speck

JPS:jal/enclosures

cc: Chuck Hill (w/out encls.)
Rod Gonsales, (w/out encls.)
Carter Fritschle (w/encls.)

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES
NOTICE OF CHANGE IN WATER RIGHT OWNERSHIP

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 DEPARTMENT OF
 WATER RESOURCES

Please print or type. Attach pages with additional information. Instructions are included at the end of this form.
 Incomplete forms will be returned.

1. Please list the water right number(s) and/or adjudication claim number(s) (if any) for each water right to be changed. List just the adjudication claim number if there is no corresponding water right record on file with the department. Indicate, by checking in the space provided (under the "split" heading), if the change in ownership is limited to a portion of a water right in which case division of the existing water right or adjudication claim record will be required.

Water Right No(s).	Adjudication Claim No(s).	Split	Water Right No(s).	Adjudication Claim No(s).	Split
	37-593A	☒			☐
	37-594A	☒			☐
	37-595A	☒			☐
	37-596	☐			☐
37-13032		☐			☐

2. The following **REQUIRED** information must be submitted with this form:

- A. The appropriate **FILING FEE**. See instructions for fee amounts.
- B. A copy of the most recent **DEED, TITLE POLICY, CONTRACT OF SALE** or other legal document indicating your ownership of the property and water right(s) or claim(s) in question, **WITH ATTACHED LEGAL DESCRIPTION**.
- C. Either of the following (if necessary to clarify division of water rights or other complex property descriptions):
PLAT OF PROPERTY or **SURVEY MAP** clearly showing the location of the point(s) of diversion and place of use of your water right(s) and/or adjudication claim(s) (these are usually attached to your deed or on file with the county).

OR

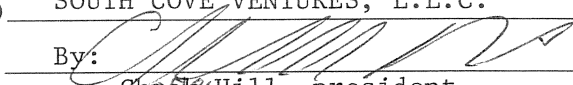
If your water right(s) and/or adjudication claim(s) is for ten or more acres of irrigation, you must submit a USDA Farm Service Agency **AERIAL PHOTO** with the irrigated acres outlined and point(s) of diversion clearly marked. The **AERIAL PHOTO** should be submitted in place of the **PLAT OF PROPERTY** or **SURVEY MAP**.

3. Name and Address of Former Owner/Claimant(s) Scott T. Scheer, Rte. 1, Box 1080, Fairfield, ID, 83327
4. New Owner/Claimant(s) South Olive Ventures, L.L.C.
- Name Connector (Check one): [] and, [] or, [] and/or
- New Mailing Address c/ Chuck Hill, P.O. Box 1607
- City, State and ZIP Code Bellevue, WA, 98009
- New Telephone Number (425) 460-2504
5. Date you acquired the property May 10, 2004

6. If the change in ownership affects the entire water right for each water right or adjudication claim number listed in item 1, THEN SKIP THIS ITEM AND GO TO ITEM 7. If the change in ownership divides the water right(s) among multiple owners, you must describe, in detail, your portion of each water right after the change. Fill in the appropriate spaces in the box(es) below to describe your water right(s) after the change (one water right per box, you may copy this page as necessary). If your quantity of water is greater than a proportionate split, you must attach documentation to show justification for a larger amount. If you are not sure how to identify your portion of the original water right or adjudication claim records, please contact the nearest IDWR office for assistance.

DESCRIPTION OF YOUR PORTION OF WATER RIGHT (If the right(s) will not be split, skip this area and proceed to item 7)		
Water Right and/or Adjudication Claim Number <u>37-593A</u>		
Water Use	Diversion Rate or Volume (cubic feet per second or acre-feet per annum)	Description (acres, number and type of stock, homes, etc)
Irrigation	<u>0.36 cfs</u>	<u>80 acres</u>
Stock	_____	_____
Domestic	_____	_____
Other _____	_____	_____
Total	<u>0.36 cfs/80 acres</u>	

DESCRIPTION OF YOUR PORTION OF WATER RIGHT (If the right(s) will not be split, skip this area and proceed to item 7)		
Water Right and/or Adjudication Claim Number <u>37-594A</u>		
Water Use	Diversion Rate or Volume (cubic feet per second or acre-feet per annum)	Description (acres, number and type of stock, homes, etc)
Irrigation	<u>0.53 cfs</u>	<u>125 acres</u>
Stock	_____	_____
Domestic	_____	_____
Other _____	_____	_____
Total	<u>0.53 cfs/125 acres</u>	

7. Signature of New Owner(s) or Claimant(s) SOUTH COVE VENTURES, L.L.C.
(include title if applicable)
- By: 
Chuck Hill, president

For Snake River Basin Adjudication Claims: Please attach a Notice of Appearance completed by your attorney, if you wish IDWR to correspond with him/her for all matters related to your claims.

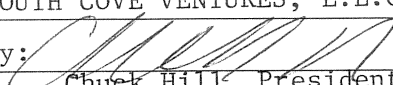
For Office Use Only

Received by _____ Date _____ Fee _____
 Receipted by _____ Date _____ Receipt No. _____
 Processed by _____ AJ Date _____ WR _____ Date _____

6. **If the change in ownership affects the entire water right for each water right or adjudication claim number listed in item 1, THEN SKIP THIS ITEM AND GO TO ITEM 7.** If the change in ownership divides the water right(s) among multiple owners, you must describe, in detail, your portion of each water right after the change. Fill in the appropriate spaces in the box(es) below to describe your water right(s) after the change (one water right per box, you may copy this page as necessary). If your quantity of water is greater than a proportionate split, you must attach documentation to show justification for a larger amount. If you are not sure how to identify your portion of the original water right or adjudication claim records, please contact the nearest IDWR office for assistance.

DESCRIPTION OF YOUR PORTION OF WATER RIGHT (If the right(s) will not be split, skip this area and proceed to item 7)		
Water Right and/or Adjudication Claim Number <u>37-595A</u>		
Water Use	Diversion Rate or Volume (cubic feet per second or acre-feet per annum)	Description (acres, number and type of stock, homes, etc)
Irrigation	<u>0.42 cfs</u>	<u>125 acres</u>
Stock	_____	_____
Domestic	_____	_____
Other _____	_____	_____
Total	<u>0.42 cfs/125 acres</u>	

DESCRIPTION OF YOUR PORTION OF WATER RIGHT (If the right(s) will not be split, skip this area and proceed to item 7)		
Water Right and/or Adjudication Claim Number _____		
Water Use	Diversion Rate or Volume (cubic feet per second or acre-feet per annum)	Description (acres, number and type of stock, homes, etc)
Irrigation	_____	_____
Stock	_____	_____
Domestic	_____	_____
Other _____	_____	_____
Total	_____	

7. Signature of New Owner(s) or Claimant(s) SOUTH COVE VENTURES, L.L.C.
(include title if applicable) By: 
Chuck Hill, President

For Snake River Basin Adjudication Claims: Please attach a Notice of Appearance completed by your attorney, if you wish IDWR to correspond with him/her for all matters related to your claims.

For Office Use Only

Received by _____	Date _____	Fee _____
Received by _____	Date _____	Receipt No. _____
Processed by _____ AJ	Date _____	WR _____ Date _____

WARRANTY DEED

THIS INDENTURE, made this 10 day of May, 2004,
between ALONZO B. LEAVELL, a/k/a A. B. LEAVELL, ("Grantor"),
and, SOUTH COVE VENTURES L.L.C., a Washington Limited Liability
Company, whose address is c/o Chuck Hill, P O Box 1607,
Bellevue, Washington 98009, ("Grantee").

W I T N E S S E T H:

The Grantor for and in consideration of the sum of
Ten Dollars (\$10.00), lawful money of the United States of
America, and other good and valuable consideration, to the
Grantor in hand paid by the Grantee, the receipt whereof is
hereby acknowledged, has granted, bargained, and sold and by
these presents does grant, bargain and sell, convey and confirm
unto the Grantee, and to the successors and assigns of Grantee
forever, all of the following described real estate situated in
the County of Camas, State of Idaho, to-wit:

That property more particularly set forth on
Exhibit A attached hereto and made a part
Hereof by reference, consisting of Parcels
1 through 12.

SUBJECT TO:

Those exceptions listed on Title Commitment
Number C040033, of First American Title Company as
Exceptions numbers 2 through 5, 10, 11, 13, 14, 15,
16, 17, 18, 19, 24, 25, and 26.

TOGETHER with all water rights, claims to water, and
pending water transfers, including, but not limited to the

1 following: SRBA Claims Nos. 37-593A, 37-594A, 37-595A, 37-13256
2 and 37-12007, Water Rights Nos. 37-10103 and 37-2315.

3 TOGETHER with all and singular the tenements,
4 hereditaments and appurtenances thereunto belonging or in
5 anywise appertaining, the reversion and reversions, remainder
6 and remainders, rents, issues and profits thereof, and all
7 estate, right, title and interest in and to said property as
8 well in law as in equity of the Grantor.

9 TO HAVE AND TO HOLD, all and singular the above-
10 mentioned and described premises, together with appurtenances
11 unto the Grantee and to the successors and assigns of Grantee
12 forever.

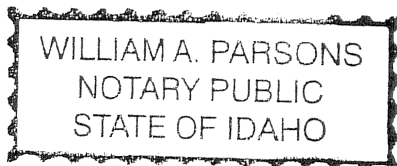
13 The Grantor shall and will warrant and by these
14 presents will forever defend the said premises in the quiet and
15 peaceable possession of the Grantee, and the successors and
16 assigns of Grantee against all and every person and persons
17 whomsoever lawfully claiming the same, except as aforesaid.

18 IN WITNESS WHEREOF, the Grantor has executed this
19 Deed the day and year first above written.
20

21 
22 Alonzo B. Leavell

1 STATE OF IDAHO)
2 County of Cassia) ss

3 On this 10 day of May, in the year of 2004,
4 before me, the undersigned, a Notary Public in and for said
5 State, personally appeared ALONZO B. LEAVELL, a/k/a A. B.
6 LEAVELL, known or identified to me to be the person whose name
7 is subscribed to the within instrument, and acknowledged to me
8 that said person executed the same.



William A. Parsons
Notary Public for Idaho
Residing at Boji
My Commission Expires: 7/20/04

EXHIBIT "A"

PARCEL 1

Township 2 South, Range 16 East of the Boise Meridian, Camas County, Idaho

Section 16: SE $\frac{1}{4}$ NW $\frac{1}{4}$ and NW $\frac{1}{4}$ SW $\frac{1}{4}$

Section 17: NW $\frac{1}{4}$ NW $\frac{1}{4}$; NW $\frac{1}{4}$ NE $\frac{1}{4}$; SE $\frac{1}{4}$ NW $\frac{1}{4}$; SE $\frac{1}{4}$ NE $\frac{1}{4}$; NW $\frac{1}{4}$ SW $\frac{1}{4}$; NW $\frac{1}{4}$ SE $\frac{1}{4}$; SE $\frac{1}{4}$ SW $\frac{1}{4}$; SE $\frac{1}{4}$ SE $\frac{1}{4}$

PARCEL 2

Township 2 South, Range 16 East of the Boise Meridian, Camas County, Idaho

Section 16: SW $\frac{1}{4}$ NW $\frac{1}{4}$ and NE $\frac{1}{4}$ SW $\frac{1}{4}$

Section 17: NE $\frac{1}{4}$ NW $\frac{1}{4}$; NE $\frac{1}{4}$ NE $\frac{1}{4}$; SW $\frac{1}{4}$ NW $\frac{1}{4}$; SW $\frac{1}{4}$ NE $\frac{1}{4}$; NE $\frac{1}{4}$ SW $\frac{1}{4}$; NE $\frac{1}{4}$ SE $\frac{1}{4}$; SW $\frac{1}{4}$ SW $\frac{1}{4}$; SW $\frac{1}{4}$ SE $\frac{1}{4}$

PARCEL 3

Township 1 South, Range 15 East of the Boise Meridian, Camas County, Idaho

Section 27: W $\frac{1}{2}$ W $\frac{1}{2}$ NW $\frac{1}{4}$ NE $\frac{1}{4}$; SE $\frac{1}{4}$ NW $\frac{1}{4}$ NE $\frac{1}{4}$; S $\frac{1}{2}$ NE $\frac{1}{4}$ NW $\frac{1}{4}$ NE $\frac{1}{4}$; NE $\frac{1}{4}$ NE $\frac{1}{4}$ NW $\frac{1}{4}$ NE $\frac{1}{4}$; W $\frac{1}{2}$ NE $\frac{1}{4}$ NE $\frac{1}{4}$; SE $\frac{1}{4}$ NE $\frac{1}{4}$ NE $\frac{1}{4}$; W $\frac{1}{2}$ NW $\frac{1}{4}$ SW $\frac{1}{4}$ NE $\frac{1}{4}$; SW $\frac{1}{4}$ SW $\frac{1}{4}$ NE $\frac{1}{4}$; N $\frac{1}{2}$ NE $\frac{1}{4}$ SW $\frac{1}{4}$ NE $\frac{1}{4}$; S $\frac{1}{2}$ SE $\frac{1}{4}$ SW $\frac{1}{4}$ NE $\frac{1}{4}$; S $\frac{1}{2}$ S $\frac{1}{2}$ SE $\frac{1}{4}$ NE $\frac{1}{4}$; N $\frac{1}{2}$ N $\frac{1}{2}$ SE $\frac{1}{4}$ NE $\frac{1}{4}$; SE $\frac{1}{4}$ NW $\frac{1}{4}$ SE $\frac{1}{4}$ NE $\frac{1}{4}$; S $\frac{1}{2}$ NE $\frac{1}{4}$ SE $\frac{1}{4}$ NE $\frac{1}{4}$; SE $\frac{1}{4}$ SW $\frac{1}{4}$

PARCEL 4

Township 2 South, Range 16 East of the Boise Meridian, Camas County, Idaho

Section 18: Lot 3; SE $\frac{1}{4}$ SW $\frac{1}{4}$; SE $\frac{1}{4}$ NE $\frac{1}{4}$; NW $\frac{1}{4}$ SE $\frac{1}{4}$; SE $\frac{1}{4}$ SE $\frac{1}{4}$

Section 19: Lot 1

PARCEL 5

Township 2 South, Range 15 East of the Boise Meridian, Camas County, Idaho

Section 13: NW $\frac{1}{4}$ NW $\frac{1}{4}$; SE $\frac{1}{4}$ NW $\frac{1}{4}$; SE $\frac{1}{4}$ NE $\frac{1}{4}$; SE $\frac{1}{4}$ SW $\frac{1}{4}$; NW $\frac{1}{4}$ SE $\frac{1}{4}$; SE $\frac{1}{4}$ SE $\frac{1}{4}$

Section 14: NW $\frac{1}{4}$ NE $\frac{1}{4}$; SE $\frac{1}{4}$ NE

Section 24: NW $\frac{1}{4}$ NE $\frac{1}{4}$

(continued)

PARCEL 6

Township 1 South, Range 15 East of the Boise Meridian, Camas County, Idaho

Section 33: NE $\frac{1}{4}$ NE $\frac{1}{4}$

Section 34: SE $\frac{1}{4}$ NW $\frac{1}{4}$

PARCEL 7

Township 1 South, Range 15 East of the Boise Meridian, Camas County, Idaho

Section 27: E $\frac{1}{2}$ W $\frac{1}{2}$ NW $\frac{1}{4}$ NE $\frac{1}{4}$; NW $\frac{1}{4}$ NE $\frac{1}{4}$ NW $\frac{1}{4}$ NE $\frac{1}{4}$; E $\frac{1}{2}$ NW $\frac{1}{4}$ SW $\frac{1}{4}$ NE $\frac{1}{4}$;
N $\frac{1}{2}$ SE $\frac{1}{4}$ SW $\frac{1}{4}$ NE $\frac{1}{4}$; S $\frac{1}{2}$ NE $\frac{1}{4}$ SW $\frac{1}{4}$ NE $\frac{1}{4}$; N $\frac{1}{2}$ S $\frac{1}{2}$ SE $\frac{1}{4}$ NE $\frac{1}{4}$; SW $\frac{1}{4}$ NW $\frac{1}{4}$ SE $\frac{1}{4}$ NE $\frac{1}{4}$; NE $\frac{1}{4}$ NE $\frac{1}{4}$;
SW $\frac{1}{4}$ SW $\frac{1}{4}$

SUBJECT TO a 60 foot road right of way South of Camas Creek and parallel to Camas Creek.

TOGETHER WITH an easement for road right of way 10 feet wide over and across the Northeast Quarter of said Section 27, the centerline of said right of way being described as follows:

BEGINNING at a point 5 feet North of the East Quarter corner of said Section 27;
Thence West and parallel with the South boundary of the Northeast Quarter to a point 5 feet North of the Southwest corner of said Northeast Quarter to the point of termination.

AND TOGETHER WITH an easement for road right of way 8 1/4 feet wide over and across the Northwest Quarter of the Southeast Quarter and the Northeast Quarter of the Southwest Quarter of said Section 27, described as follows:

COMMENCING at a point 8 1/4 feet West of the Northeast corner of Northwest Quarter of the Southeast Quarter;
THENCE South and parallel with the East boundary of the Northwest Quarter of the Southeast Quarter to a point 8 1/4 feet North of the South boundary of the Northwest Quarter of the Southeast Quarter;
THENCE West and parallel with the South boundary of the Northwest Quarter of the Southeast Quarter to a point on the center Section line 8 1/4 feet North of the Southwest corner of the Northwest Quarter of the Southwest Quarter;
THENCE in a Southwesterly direction across the Northeast Quarter of the Southwest Quarter to a point on the South boundary of the Northeast Quarter of the Southwest Quarter 8 1/4 feet West of the Southeast corner of the Northeast Quarter of the Southwest Quarter of said Section 27 to the point of termination.

PARCEL 8

Township 2 South, Range 16 East of the Boise Meridian, Camas County, Idaho

Section 18: Lot 4; NE $\frac{1}{4}$ SW $\frac{1}{4}$; NE $\frac{1}{4}$ SE $\frac{1}{4}$; SW $\frac{1}{4}$ SE $\frac{1}{4}$

Section 19: NE $\frac{1}{4}$ NW $\frac{1}{4}$

(continued)

PARCEL 9

Township 2 South, Range 15 East of the Boise Meridian, Camas County, Idaho

Section 13: SW $\frac{1}{4}$ NW $\frac{1}{4}$; NE $\frac{1}{4}$ NW $\frac{1}{4}$; SW $\frac{1}{4}$ NE $\frac{1}{4}$; NE $\frac{1}{4}$ SW $\frac{1}{4}$; NE $\frac{1}{4}$ SE $\frac{1}{4}$; SW $\frac{1}{4}$ SE $\frac{1}{4}$

Section 14: NE $\frac{1}{4}$ NE $\frac{1}{4}$

Section 24: NE $\frac{1}{4}$ NE $\frac{1}{4}$

PARCEL 10

Township 1 South, Range 15 East of the Boise Meridian, Camas County, Idaho

Section 33: SE $\frac{1}{4}$ NE $\frac{1}{4}$

Section 34: NE $\frac{1}{4}$ NW $\frac{1}{4}$

PARCEL 11

Township 1 South, Range 15 East, Boise Meridian, Camas County, Idaho

Section 33: The West one-half of the Northeast Quarter

Section 34: The West one-half of the Northwest Quarter

PARCEL 12

Township 1 South, Range 15, East of the Boise Meridian, Camas County, Idaho

Section 27: The Northwest Quarter of the Southeast Quarter

077163

Recorded at the Request of
Camas County Title
at 5:00 P^M
May 11th, 2004
in Book 34 Page 343
of Deeds
ROLLIE BENNETT
CAMAS COUNTY RECORDER
By Rollie Bennett
Fees \$ 24.00

WARRANTY DEED

For Value Received

SCOTT SCHEER

the grantor(s), do(es) hereby grant, bargain, sell, and convey unto

SOUTH COVE VENTURES L.L.C. a Washington limited liability company

the grantee(s), whose current address is

P.O. Box 1607, Bellevue, WA 98009

the following described premises, to-wit:

Township 1 South, Range 15 East, Boise Meridian, Camas County, Idaho

Section 33: N $\frac{1}{2}$ SE $\frac{1}{4}$

Township 1 South, Range 15 East, Boise Meridian, Camas County, Idaho

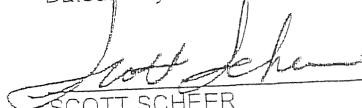
Section 34: NW $\frac{1}{4}$ SW $\frac{1}{4}$

SUBJECT to highway right of way as set out in document recorded November 29, 1952 in Book 3 of Miscellaneous, page 94 as Instrument No. 30320.

Together with any and all water rights appurtenant thereto, including, but not limited to, the following: Those portions of SRBA Claims Nos. 37-594A, 37-595A and 37-596 appurtenant to the above-described property

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee(s), his/her/their heirs and assigns forever. And the said Grantor(s) do(es) hereby covenant to and with the said Grantee(s), that he/she/they are the owner(s) in fee simple of said premises; that said premises are free from all encumbrances except current years taxes, levies, and assessments, and except U. S. Patent reservations, restrictions, easements of record, and easements visible upon the premises, and that he/she/they will warrant and defend the same from all claims whatsoever.

Dated: May 10, 2004

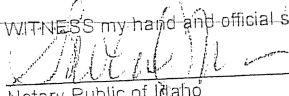

SCOTT SCHEER

STATE OF IDAHO

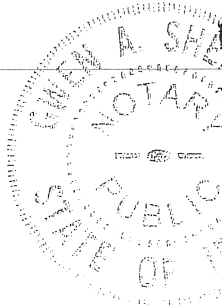
COUNTY OF Gooding

On This 11 day of May, in the year 2004, before me, a Notary Public in and for said State, personally appeared SCOTT SCHEER, known or identified to me to be the person(s) whose name(s) is/are subscribed to the within instrument, and acknowledged to me that he/she/they executed the same.

WITNESS my hand and official seal.


Notary Public of Idaho
Residing at Twin Falls, Idaho
Commission Expires: July 25, 2008

Gooding 3.27.06



Recorded at the Request of

Camas County, ID

4125 PI

May 11, 2004

In Book 34 Page 3

of Deeds

ROLLIE BENNETT
CAMAS COUNTY RECORDER
By Rolie D. Waller
Fees \$ 300

077152

WARRANTY DEED

For Value Received

SCOTT SCHEER

the grantor(s), do(es) hereby grant, bargain, sell, and convey unto

^{L.L.C.}
SOUTH COVE VENTURES, a Washington limited liability company

the grantee(s), whose current address is

P.O. Box 1607, BELLEVUE, WA 98009

the following described premises, to-wit:

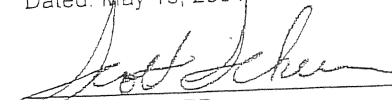
Township 1 South, Range 15 East, Boise Meridian, Camas County, Idaho

Section 33: N $\frac{1}{2}$ SW $\frac{1}{4}$

Together with any and all water rights appurtenant thereto, including, but not limited to, the following: Those portions of SRBA Claims Nos. 37-594A, 37-595A and 37-596 appurtenant to the above-described property, and all of Water Right No. 37-13032.

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee(s), his/her/their heirs and assigns forever. And the said Grantor(s) do(es) hereby covenant to and with the said Grantee(s), that he/she/they are the owner(s) in fee simple of said premises; that said premises are free from all encumbrances except current years taxes, levies, and assessments, and except U. S. Patent reservations, restrictions, easements of record, and easements visible upon the premises, and that he/she/they will warrant and defend the same from all claims whatsoever.

Dated: May 10, 2004

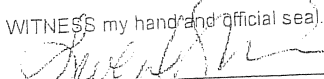

SCOTT SCHEER

STATE OF IDAHO

COUNTY OF Gooding

On This 11 day of May, in the year 2004, before me, a Notary Public in and for said State, personally appeared SCOTT SCHEER, known or identified to me to be the person(s) whose name(s) is/are subscribed to the within Instrument, and acknowledged to me that he/she/they executed the same.

WITNESS my hand and official seal.


Notary Public of Idaho
Residing at Twin Falls, Idaho
Commission Expires: July 25, 2008

3-27-06

077153
Recorded at the Request of
Camas County Title
4:30 PM
MAY 11th 2004
In Book 34 Page 36
Deeds
ROLLIE BENNETT
CAMAS COUNTY RECORDER
By Rollie Blodgett
Fees \$ 3.00

WARRANTY DEED

For Value Received

SCOTT SCHEER

the grantor(s), do(es) hereby grant, bargain, sell, and convey unto

ALONZO B. LEAVELL, a married man as his sole and separate property

the grantee(s), whose current address is

P.O. BOX 54, GOODING, ID 83330

the following described premises, to-wit:

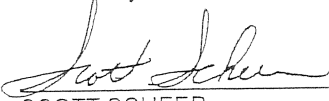
Township 1 South, Range 15 East, Boise Meridian, Camas County, Idaho

Section 33: The West one-half of the Northeast Quarter

Section 34: The West one-half of the Northwest Quarter

DO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee(s), his/her/their heirs and assigns forever. And the said Grantor(s) do(es) hereby covenant to and with the said Grantee(s), that he/she/they are the owner(s) in fee simple of said premises; that said premises are free from all encumbrances except current years taxes, levies, and assessments, and except U. S. Patent reservations, restrictions, easements of record, and easements visible upon the premises, and that he/she/they will warrant and defend the same from all claims whatsoever.

Dated: May 10, 2004


SCOTT SCHEER

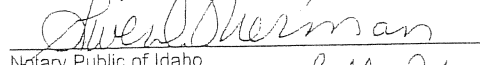
STATE OF IDAHO

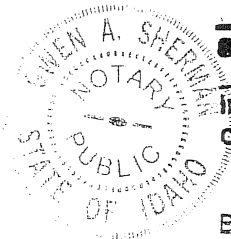
: ss

COUNTY OF GOODING

On This 11 day of May, in the year 2004, before me, a Notary Public in and for said State, personally appeared **SCOTT SCHEER**, known or identified to me to be the person(s) whose name(s) is/are subscribed to the within Instrument, and acknowledged to me that he/she/they executed the same.

WITNESS my hand and official seal.


Notary Public of Idaho
Residing at Twin Falls, Idaho Buhl, Id
Commission Expires: July 25, 2008- 3.27.06



077151
Recorded at the Request of
Camas County Title
4:29 P M
May 11th, 2004
in Book 34 Page 325
of Deeds
ROLLIE BENNETT
CAMAS COUNTY RECORDER
By Korrie Bennett
Fees \$ 3.00

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES
NOTICE OF CHANGE IN WATER RIGHT OWNERSHIP

RECEIVED
 SEP 22 2004
 DEPARTMENT OF
 WATER RESOURCES

Please print or type. Attach pages with additional information. Instructions are included at the end of this form.
 Incomplete forms will be returned.

1. Please list the water right number(s) and/or adjudication claim number(s) (if any) for each water right to be changed. List just the adjudication claim number if there is no corresponding water right record on file with the department. Indicate, by checking in the space provided (under the "split" heading), if the change in ownership is limited to a portion of a water right in which case division of the existing water right or adjudication claim record will be required.

Water Right No(s).	Adjudication Claim No(s).	Split	Water Right No(s).	Adjudication Claim No(s).	Split
_____	37-13256	☐	_____	_____	☐
_____	37-12007	☐	_____	_____	☐
37-10103	_____	☐	_____	_____	☐
37-2315	_____	☐	_____	_____	☐
_____	_____	☐	_____	_____	☐

2. The following **REQUIRED** information must be submitted with this form:

- A. The appropriate **FILING FEE**. See instructions for fee amounts.
- B. A copy of the most recent **DEED, TITLE POLICY, CONTRACT OF SALE** or other legal document indicating your ownership of the property and water right(s) or claim(s) in question, **WITH ATTACHED LEGAL DESCRIPTION**.
- C. Either of the following (if necessary to clarify division of water rights or other complex property descriptions):
PLAT OF PROPERTY or **SURVEY MAP** clearly showing the location of the point(s) of diversion and place of use of your water right(s) and/or adjudication claim(s) (these are usually attached to your deed or on file with the county).

OR

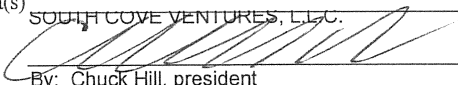
If your water right(s) and/or adjudication claim(s) is for ten or more acres of irrigation, you must submit a USDA Farm Service Agency **AERIAL PHOTO** with the irrigated acres outlined and point(s) of diversion clearly marked. The **AERIAL PHOTO** should be submitted in place of the **PLAT OF PROPERTY** or **SURVEY MAP**.

3. Name and Address of Former Owner/Claimant(s) Alonzo B. LeaVell
P.O. Box 54, Gooding, ID, 83330
South Cove Ventures, L.L.C.
4. New Owner/Claimant(s) _____
 Name Connector (Check one): [] and, [] or, [] and/or
 New Mailing Address c/o Chuck Hill, P.O. Box 1607
 City, State and ZIP Code Bellevue, WA, 98009
 New Telephone Number (425) 460-2504
5. Date you acquired the property May 10, 2004

6. **If the change in ownership affects the entire water right for each water right or adjudication claim number listed in item 1, THEN SKIP THIS ITEM AND GO TO ITEM 7.** If the change in ownership divides the water right(s) among multiple owners, you must describe, in detail, your portion of each water right after the change. Fill in the appropriate spaces in the box(es) below to describe your water right(s) after the change (one water right per box, you may copy this page as necessary). If your quantity of water is greater than a proportionate split, you must attach documentation to show justification for a larger amount. If you are not sure how to identify your portion of the original water right or adjudication claim records, please contact the nearest IDWR office for assistance.

DESCRIPTION OF YOUR PORTION OF WATER RIGHT (If the right(s) will not be split, skip this area and proceed to item 7)		
Water Right and/or Adjudication Claim Number _____		
Water Use	Diversion Rate or Volume (cubic feet per second or acre-feet per annum)	Description (acres, number and type of stock, homes, etc)
Irrigation	_____	_____
Stock	_____	_____
Domestic	_____	_____
Other _____	_____	_____
Total	_____	_____

DESCRIPTION OF YOUR PORTION OF WATER RIGHT (If the right(s) will not be split, skip this area and proceed to item 7)		
Water Right and/or Adjudication Claim Number _____		
Water Use	Diversion Rate or Volume (cubic feet per second or acre-feet per annum)	Description (acres, number and type of stock, homes, etc)
Irrigation	_____	_____
Stock	_____	_____
Domestic	_____	_____
Other _____	_____	_____
Total	_____	_____

7. Signature of New Owner(s) or Claimant(s)
(include title if applicable)
- SOUTH COVE VENTURES, L.L.C.
- 
- By: Chuck Hill, president

For Snake River Basin Adjudication Claims: Please attach a Notice of Appearance completed by your attorney, if you wish IDWR to correspond with him/her for all matters related to your claims.

For Office Use Only

Received by _____	Date _____	Fee _____
Receipted by _____	Date _____	Receipt No. _____
Processed by _____ AJ	Date _____	WR _____ Date _____

WARRANTY DEED

THIS INDENTURE, made this 10 day of May, 2004,
between ALONZO B. LEAVELL, a/k/a A. B. LEAVELL, ("Grantor"),
and, SOUTH COVE VENTURES L.L.C., a Washington Limited Liability
Company, whose address is c/o Chuck Hill, P O Box 1607,
Bellevue, Washington 98009, ("Grantee").

W I T N E S S E T H:

The Grantor for and in consideration of the sum of
Ten Dollars (\$10.00), lawful money of the United States of
America, and other good and valuable consideration, to the
Grantor in hand paid by the Grantee, the receipt whereof is
hereby acknowledged, has granted, bargained, and sold and by
these presents does grant, bargain and sell, convey and confirm
unto the Grantee, and to the successors and assigns of Grantee
forever, all of the following described real estate situated in
the County of Camas, State of Idaho, to-wit:

That property more particularly set forth on
Exhibit A attached hereto and made a part
Hereof by reference, consisting of Parcels
1 through 12.

SUBJECT TO:

Those exceptions listed on Title Commitment
Number C040033, of First American Title Company as
Exceptions numbers 2 through 5, 10, 11, 13, 14, 15,
16, 17, 18, 19, 24, 25, and 26.

TOGETHER with all water rights, claims to water, and
pending water transfers, including, but not limited to the

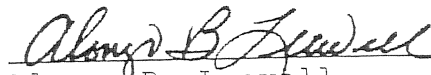
1 following: SRBA Claims Nos. 37-593A, 37-594A, 37-595A, 37-13256
2 and 37-12007, Water Rights Nos. 37-10103 and 37-2315.

3 TOGETHER with all and singular the tenements,
4 hereditaments and appurtenances thereunto belonging or in
5 anywise appertaining, the reversion and reversions, remainder
6 and remainders, rents, issues and profits thereof, and all
7 estate, right, title and interest in and to said property as
8 well in law as in equity of the Grantor.

9 TO HAVE AND TO HOLD, all and singular the above-
10 mentioned and described premises, together with appurtenances
11 unto the Grantee and to the successors and assigns of Grantee
12 forever.

13 The Grantor shall and will warrant and by these
14 presents will forever defend the said premises in the quiet and
15 peaceable possession of the Grantee, and the successors and
16 assigns of Grantee against all and every person and persons
17 whomsoever lawfully claiming the same, except as aforesaid.

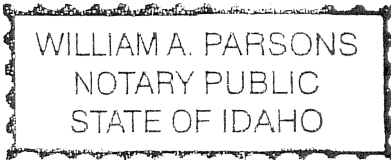
18 IN WITNESS WHEREOF, the Grantor has executed this
19 Deed the day and year first above written.
20

21 
22 Alonzo B. Leavell

1 STATE OF IDAHO)
2 County of Cassia) ss

3 On this 10 day of May, in the year of 2004,
4 before me, the undersigned, a Notary Public in and for said
5 State, personally appeared ALONZO B. LEAVELL, a/k/a A. B.
6 LEAVELL, known or identified to me to be the person whose name
7 is subscribed to the within instrument, and acknowledged to me
8 that said person executed the same.

William A. Parsons



9 Notary Public for Idaho
10 Residing at Burley
11 My Commission Expires: 7/20/04

EXHIBIT "A"

PARCEL 1

Township 2 South, Range 16 East of the Boise Meridian, Camas County, Idaho

Section 16: SE $\frac{1}{4}$ NW $\frac{1}{4}$ and NW $\frac{1}{4}$ SW $\frac{1}{4}$

Section 17: NW $\frac{1}{4}$ NW $\frac{1}{4}$; NW $\frac{1}{4}$ NE $\frac{1}{4}$; SE $\frac{1}{4}$ NW $\frac{1}{4}$; SE $\frac{1}{4}$ NE $\frac{1}{4}$; NW $\frac{1}{4}$ SW $\frac{1}{4}$; NW $\frac{1}{4}$ SE $\frac{1}{4}$; SE $\frac{1}{4}$ SW $\frac{1}{4}$; SE $\frac{1}{4}$ SE $\frac{1}{4}$

PARCEL 2

Township 2 South, Range 16 East of the Boise Meridian, Camas County, Idaho

Section 16: SW $\frac{1}{4}$ NW $\frac{1}{4}$ and NE $\frac{1}{4}$ SW $\frac{1}{4}$

Section 17: NE $\frac{1}{4}$ NW $\frac{1}{4}$; NE $\frac{1}{4}$ NE $\frac{1}{4}$; SW $\frac{1}{4}$ NW $\frac{1}{4}$; SW $\frac{1}{4}$ NE $\frac{1}{4}$; NE $\frac{1}{4}$ SW $\frac{1}{4}$; NE $\frac{1}{4}$ SE $\frac{1}{4}$; SW $\frac{1}{4}$ SW $\frac{1}{4}$; SW $\frac{1}{4}$ SE $\frac{1}{4}$

PARCEL 3

Township 1 South, Range 15 East of the Boise Meridian, Camas County, Idaho

Section 27: W $\frac{1}{2}$ W $\frac{1}{2}$ NW $\frac{1}{4}$ NE $\frac{1}{4}$; SE $\frac{1}{4}$ NW $\frac{1}{4}$ NE $\frac{1}{4}$; S $\frac{1}{2}$ NE $\frac{1}{4}$ NW $\frac{1}{4}$ NE $\frac{1}{4}$; NE $\frac{1}{4}$ NE $\frac{1}{4}$ NW $\frac{1}{4}$ NE $\frac{1}{4}$; W $\frac{1}{2}$ NE $\frac{1}{4}$ NE $\frac{1}{4}$; SE $\frac{1}{4}$ NE $\frac{1}{4}$ NE $\frac{1}{4}$; W $\frac{1}{2}$ NW $\frac{1}{4}$ SW $\frac{1}{4}$ NE $\frac{1}{4}$; SW $\frac{1}{4}$ SW $\frac{1}{4}$ NE $\frac{1}{4}$; N $\frac{1}{2}$ NE $\frac{1}{4}$ SW $\frac{1}{4}$ NE $\frac{1}{4}$; S $\frac{1}{2}$ SE $\frac{1}{4}$ SW $\frac{1}{4}$ NE $\frac{1}{4}$; S $\frac{1}{2}$ S $\frac{1}{2}$ SE $\frac{1}{4}$ NE $\frac{1}{4}$; N $\frac{1}{2}$ N $\frac{1}{2}$ SE $\frac{1}{4}$ NE $\frac{1}{4}$; SE $\frac{1}{4}$ NW $\frac{1}{4}$ SE $\frac{1}{4}$ NE $\frac{1}{4}$; S $\frac{1}{2}$ NE $\frac{1}{4}$ SE $\frac{1}{4}$ NE $\frac{1}{4}$; SE $\frac{1}{4}$ SW $\frac{1}{4}$

PARCEL 4

Township 2 South, Range 16 East of the Boise Meridian, Camas County, Idaho

Section 18: Lot 3; SE $\frac{1}{4}$ SW $\frac{1}{4}$; SE $\frac{1}{4}$ NE $\frac{1}{4}$; NW $\frac{1}{4}$ SE $\frac{1}{4}$; SE $\frac{1}{4}$ SE $\frac{1}{4}$

Section 19: Lot 1

PARCEL 5

Township 2 South, Range 15 East of the Boise Meridian, Camas County, Idaho

Section 13: NW $\frac{1}{4}$ NW $\frac{1}{4}$; SE $\frac{1}{4}$ NW $\frac{1}{4}$; SE $\frac{1}{4}$ NE $\frac{1}{4}$; SE $\frac{1}{4}$ SW $\frac{1}{4}$; NW $\frac{1}{4}$ SE $\frac{1}{4}$; SE $\frac{1}{4}$ SE $\frac{1}{4}$

Section 14: NW $\frac{1}{4}$ NE $\frac{1}{4}$; SE $\frac{1}{4}$ NE

Section 24: NW $\frac{1}{4}$ NE $\frac{1}{4}$

(continued)

PARCEL 6

Township 1 South, Range 15 East of the Boise Meridian, Camas County, Idaho

Section 33: NE $\frac{1}{4}$ NE $\frac{1}{4}$

Section 34: SE $\frac{1}{4}$ NW $\frac{1}{4}$

PARCEL 7

Township 1 South, Range 15 East of the Boise Meridian, Camas County, Idaho

Section 27: E $\frac{1}{2}$ W $\frac{1}{2}$ NW $\frac{1}{4}$ NE $\frac{1}{4}$; NW $\frac{1}{4}$ NE $\frac{1}{4}$ NW $\frac{1}{4}$ NE $\frac{1}{4}$; E $\frac{1}{2}$ NW $\frac{1}{4}$ SW $\frac{1}{4}$ NE $\frac{1}{4}$;
N $\frac{1}{2}$ SE $\frac{1}{4}$ SW $\frac{1}{4}$ NE $\frac{1}{4}$; S $\frac{1}{2}$ NE $\frac{1}{4}$ SW $\frac{1}{4}$ NE $\frac{1}{4}$; N $\frac{1}{2}$ S $\frac{1}{2}$ SE $\frac{1}{4}$ NE $\frac{1}{4}$; SW $\frac{1}{4}$ NW $\frac{1}{4}$ SE $\frac{1}{4}$ NE $\frac{1}{4}$; NE $\frac{1}{4}$ NE $\frac{1}{4}$;
SW $\frac{1}{4}$ SW $\frac{1}{4}$

SUBJECT TO a 60 foot road right of way South of Camas Creek and parallel to Camas Creek.

TOGETHER WITH an easement for road right of way 10 feet wide over and across the Northeast Quarter of said Section 27, the centerline of said right of way being described as follows:

BEGINNING at a point 5 feet North of the East Quarter corner of said Section 27;
Thence West and parallel with the South boundary of the Northeast Quarter to a point 5 feet North of the Southwest corner of said Northeast Quarter to the point of termination.

AND TOGETHER WITH an easement for road right of way 8 1/4 feet wide over and across the Northwest Quarter of the Southeast Quarter and the Northeast Quarter of the Southwest Quarter of said Section 27, described as follows:

COMMENCING at a point 8 1/4 feet West of the Northeast corner of Northwest Quarter of the Southeast Quarter;
THENCE South and parallel with the East boundary of the Northwest Quarter of the Southeast Quarter to a point 8 1/4 feet North of the South boundary of the Northwest Quarter of the Southeast Quarter;
THENCE West and parallel with the South boundary of the Northwest Quarter of the Southeast Quarter to a point on the center Section line 8 1/4 feet North of the Southwest corner of the Northwest Quarter of the Southwest Quarter;
THENCE in a Southwesterly direction across the Northeast Quarter of the Southwest Quarter to a point on the South boundary of the Northeast Quarter of the Southwest Quarter 8 1/4 feet West of the Southeast corner of the Northeast Quarter of the Southwest Quarter of said Section 27 to the point of termination.

PARCEL 8

Township 2 South, Range 16 East of the Boise Meridian, Camas County, Idaho

Section 18: Lot 4; NE $\frac{1}{4}$ SW $\frac{1}{4}$; NE $\frac{1}{4}$ SE $\frac{1}{4}$; SW $\frac{1}{4}$ SE $\frac{1}{4}$

Section 19: NE $\frac{1}{4}$ NW $\frac{1}{4}$

(continued)

• **PARCEL 9**

Township 2 South, Range 15 East of the Boise Meridian, Camas County, Idaho
Section 13: SW $\frac{1}{4}$ NW $\frac{1}{4}$; NE $\frac{1}{4}$ NW $\frac{1}{4}$; SW $\frac{1}{4}$ NE $\frac{1}{4}$; NE $\frac{1}{4}$ SW $\frac{1}{4}$; NE $\frac{1}{4}$ SE $\frac{1}{4}$; SW $\frac{1}{4}$ SE $\frac{1}{4}$
Section 14: NE $\frac{1}{4}$ NE $\frac{1}{4}$
Section 24: NE $\frac{1}{4}$ NE $\frac{1}{4}$

PARCEL 10

Township 1 South, Range 15 East of the Boise Meridian, Camas County, Idaho
Section 33: SE $\frac{1}{4}$ NE $\frac{1}{4}$
Section 34: NE $\frac{1}{4}$ NW $\frac{1}{4}$

PARCEL 11

Township 1 South, Range 15 East, Boise Meridian, Camas County, Idaho
Section 33: The West one-half of the Northeast Quarter
Section 34: The West one-half of the Northwest Quarter

PARCEL 12

Township 1 South, Range 15, East of the Boise Meridian, Camas County, Idaho
Section 27: The Northwest Quarter of the Southeast Quarter

077163

Recorded at the Request of
Camas County Title
at 5:00 P M
May 11th, 2004
in Book 34 Page 343
of Deeds
ROLLIE BENNETT
CAMAS COUNTY RECORDER
By Rollie Bennett
Fees \$ 24.00

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES
NOTICE OF CHANGE IN WATER RIGHT OWNERSHIP

RECEIVED
 SEP 22 2004
 DEPARTMENT OF
 WATER RESOURCES

Please print or type. Attach pages with additional information. Instructions are included at the end of this form.
 Incomplete forms will be returned.

1. Please list the water right number(s) and/or adjudication claim number(s) (if any) for each water right to be changed. List just the adjudication claim number if there is no corresponding water right record on file with the department. Indicate, by checking in the space provided (under the "split" heading), if the change in ownership is limited to a portion of a water right in which case division of the existing water right or adjudication claim record will be required.

Water Right No(s).	Adjudication Claim No(s).	Split	Water Right No(s).	Adjudication Claim No(s).	Split
	37-7395	☒			☐
	37-11989	☐			☐
	37-2211	☐			☐
	37-12000	☐			☐
37-12044		☐			☐

2. The following **REQUIRED** information must be submitted with this form:

A. The appropriate **FILING FEE**. See instructions for fee amounts.

B. A copy of the most recent **DEED, TITLE POLICY, CONTRACT OF SALE** or other legal document indicating your ownership of the property and water right(s) or claim(s) in question, **WITH ATTACHED LEGAL DESCRIPTION**.

C. Either of the following (if necessary to clarify division of water rights or other complex property descriptions):
PLAT OF PROPERTY or **SURVEY MAP** clearly showing the location of the point(s) of diversion and place of use of your water right(s) and/or adjudication claim(s) (these are usually attached to your deed or on file with the county).

OR

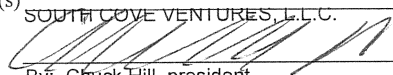
If your water right(s) and/or adjudication claim(s) is for ten or more acres of irrigation, you must submit a USDA Farm Service Agency **AERIAL PHOTO** with the irrigated acres outlined and point(s) of diversion clearly marked. The **AERIAL PHOTO** should be submitted in place of the **PLAT OF PROPERTY** or **SURVEY MAP**.

3. Name and Address of Former Owner/Claimant(s) Alonzo B. LeaVell
- P.O. Box 54, Gooding, ID, 83330
- South Cove Ventures, L.L.C.
4. New Owner/Claimant(s) _____
- Name Connector (Check one): [] and, [] or, [] and/or
- New Mailing Address c/o Chuck Hill, P.O. Box 1607
- City, State and ZIP Code Bellevue, WA, 98009
- New Telephone Number (425) 460-2504
5. Date you acquired the property July 6, 2004

6. If the change in ownership affects the entire water right for each water right or adjudication claim number listed in item 1, THEN SKIP THIS ITEM AND GO TO ITEM 7. If the change in ownership divides the water right(s) among multiple owners, you must describe, in detail, your portion of each water right after the change. Fill in the appropriate spaces in the box(es) below to describe your water right(s) after the change (one water right per box, you may copy this page as necessary). If your quantity of water is greater than a proportionate split, you must attach documentation to show justification for a larger amount. If you are not sure how to identify your portion of the original water right or adjudication claim records, please contact the nearest IDWR office for assistance.

DESCRIPTION OF YOUR PORTION OF WATER RIGHT (If the right(s) will not be split, skip this area and proceed to item 7)		
Water Right and/or Adjudication Claim Number <u>37-7395</u>		
Water Use	Diversion Rate or Volume (cubic feet per second or acre-feet per annum)	Description (acres, number and type of stock, homes, etc)
Irrigation	<u>9.8 cfs</u>	<u>799 acres</u>
Stock	_____	_____
Domestic	_____	_____
Other _____	_____	_____
Total	<u>9.8 cfs/799 acres</u>	

DESCRIPTION OF YOUR PORTION OF WATER RIGHT (If the right(s) will not be split, skip this area and proceed to item 7)		
Water Right and/or Adjudication Claim Number _____		
Water Use	Diversion Rate or Volume (cubic feet per second or acre-feet per annum)	Description (acres, number and type of stock, homes, etc)
Irrigation	_____	_____
Stock	_____	_____
Domestic	_____	_____
Other _____	_____	_____
Total	_____	

7. Signature of New Owner(s) or Claimant(s)
(include title if applicable)
- SOUTH COVE VENTURES, L.L.C.
- 
- By: Chuck Hill, president

For Snake River Basin Adjudication Claims: Please attach a Notice of Appearance completed by your attorney, if you wish IDWR to correspond with him/her for all matters related to your claims.

For Office Use Only

Received by _____	Date _____	Fee _____
Receipted by _____	Date _____	Receipt No. _____
Processed by _____ AJ	Date _____	WR _____ Date _____

WARRANTY DEED

For Value Received

ALONZO B. LEAVELL, a married man as his sole and separate property, also shown of record as ALONZO LEAVELL

the grantor(s), do(es) hereby Grant, Bargain Sell, and Convey unto

SOUTH COVE VENTURES L.L.C., a Washington limited liability company

the grantee(s), whose current address is: ~~Box 54, Wooding, Idaho 83338~~
P.O. BOX 1607, BELLEVUE, WA 98009

the following described real estate, situated in CAMAS County, Idaho, to-wit:

See Attached Exhibit "A"

TOGETHER WITH any and all water rights appurtenant to the above-described property, including without limitation, 37-7395, 37-2211, 37-11989, 37-12000 and 37-12044. Excepting and excluding the following the following portions of 37-7395 which are the subject of pending applications for transfer of water right: (1) 0.012 cfs for the irrigation of 1 acre on Lot 1, Block 1, Magic Ranch Subdivision #11; (2) 0.025 cfs for the irrigation of 2 acres of Lot 1, Magic Ranch Subdivision #2; (3) 0.037 cfs for the irrigation of 3 acres on Lot 1, Magic Ranch Subdivision #1; (4) 0.025 cfs for irrigation of 2.0 acres Lot 3, Magic Ranch Subdivision #3; (5) 0.025 cfs for irrigation of 2.0 acres Lot 4, Magic Ranch Subdivision #1; (6) 0.037 cfs for irrigation of 3.0 acres on East 6th St. property

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee(s), his/her/their heirs and assigns forever. And the said Grantor(s) do(es) hereby covenant to and with the said Grantee(s), that he/she/they are the owner(s) in fee simple of said premises; that said premises are free from all encumbrances except current years taxes, levies, and assessments, and except U.S. Patent reservations, restrictions, easements of record, and easements visible upon the premises, and that he/she/they will warrant and defend the same from all lawful claims whatsoever.

Dated: 7/2/2004

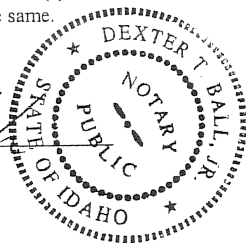
Alonzo B. Leavell
Alonzo B. Leavell

State of IDAHO }
County of TWIN FALLS } ss.

On this 2ND day of July, in the year 2004, before me, a Notary Public in and for said State, personally appeared Alonzo B. Leavell, known or identified to me to be the person(s) whose name(s) is/are subscribed to the within instrument, and acknowledged to me that he/she/they executed the same.

WITNESS my hand and official seal.

Notary Public
Residing At: Twin Falls
Commission Expires: 3-22-08



077403
Recorded at the Camas County Title
at 3:35
in Book 34, Page 490
of Deeds
By Korey Blodgett
Fees \$ 6.00

EXHIBIT A
C040070

PARCEL 1:

Township 2 South, Range 17 East, Boise Meridian, Camas County, Idaho

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

SUBJECT TO a road right of way 35 feet in width along the West boundary of the SW $\frac{1}{4}$ SW $\frac{1}{4}$.

EXCEPTING THEREFROM the Northerly 20 feet of the SW $\frac{1}{4}$ SW $\frac{1}{4}$.

Township 2 South, Range 17 East, Boise Meridian, Camas County, Idaho

Section 11: NE $\frac{1}{4}$ NW $\frac{1}{4}$

Township 2 South, Range 17 East, Boise Meridian, Camas County, Idaho

Section 11: NW $\frac{1}{4}$ SE $\frac{1}{4}$ lying West of the Highway

Lot 3 Block 2 MAGIC RANCH SUBDIVISION No. 11 , filed in the office of the Camas County, Idaho Recorder as Instrument No. 76224.

PARCEL 2:

Township 2 South, Range 17 East, Boise Meridian, Camas County, Idaho

Section 2: SE $\frac{1}{4}$ SE $\frac{1}{4}$

Township 2 South, Range 17 East, Boise Meridian, Camas County, Idaho

Section 11: SW $\frac{1}{4}$ NE $\frac{1}{4}$; SE $\frac{1}{4}$ NE $\frac{1}{4}$; NE $\frac{1}{4}$ SE $\frac{1}{4}$; SW $\frac{1}{4}$ SE $\frac{1}{4}$; SE $\frac{1}{4}$ SE $\frac{1}{4}$ and NW $\frac{1}{4}$ SE $\frac{1}{4}$ excepting therefrom that portion of the NW $\frac{1}{4}$ SE $\frac{1}{4}$ lying West of the Highway;

Township 2 South, Range 17 East, Boise Meridian, Camas County, Idaho

Section 11: NE $\frac{1}{4}$ NE $\frac{1}{4}$;

Township 2 South, Range 17 East, Boise Meridian, Camas County, Idaho

Section 11: NW $\frac{1}{4}$ NE $\frac{1}{4}$;

Lots 2 and 3 MAGIC RANCH SUBDIVISION No. 1, Camas County, Idaho, according to the official plat filed in the office of the Camas County as Instrument No. 76003.

Lots 1, 2, 4 and 5 MAGIC RANCH SUBDIVISION No. 3 , filed in the office of the Camas County, Idaho Recorder as Instrument No. 76005, and replatted as Instrument No. 76784.

Lots 1 and 2 Block 2 MAGIC RANCH SUBDIVISION No. 11 , filed in the office of the Camas County, Idaho Recorder as Instrument No. 76224.

PARCEL 3:

Lots 2A, 2B, 3 and 4A Block 1 MAGIC RANCH SUBDIVISION No. 2, Camas County, Idaho, according to the official plat filed in the office of the Camas County as Instrument No. 76004 and replatted as Instrument No. 76797.