

1 April 2004

**EILEEN UPHOFF
301 E 21ST ST APT 102
CHEYENNE WY 82001**

**JUDY UPHOFF
2034 CONCHA LOOP
CHEYENNE WY 82009**

**MARY J UPHOFF
PO BOX 26
BINGEN WA 98605**

**PETER ANDERSON
PO BOX 565
DRIGGS ID 83422**

RE: Splitting of SRBA Claims 22-7255A AND 22-2267A

Dear Property Owners:

I have recently received documentation from Brooke Saindon, American Reality West, Inc., that attempts to split the above referenced water rights among you, the new property owners. Upon examination of the documentation presented I find the wrong form has been used. I am enclosing Notice of Change Water Right Ownership forms, one per each, to accomplish this effort. Please sign as tagged and return your completed form to me by April 20. Do not attach any other information as I have the deed and map copies as provided by Ms Saindon.

Thank you for your attention in this matter. If you have questions or concerns please feel free to contact me.

Respectfully submitted,

Allen B. Ruberry
Sr. Water Resource Agent

Cc: File
Enclosure: Notice of Change of Water Right Ownership form

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

RECEIVED
JUN 04 2001

Department of Water Resources
Eastern Region

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, 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
22-7255A		TO BE SPLIT 3X			
22-2267A		" " " "			

5N4SE

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) are 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)

4. New Owner/Claimant(s)

Name Connector (Check one): ☐ and, ☐ or, ☐ and/or

New Mailing Address

City, State and ZIP Code

New Telephone Number

5. Date you acquired the property

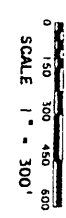
M. EILEEN UPHOFF

Apt 102 301 E 21ST ST Cheyenne Wyo 82001

() 6 Aspen Wms #322

4010 N Cousins Dr
Cheyenne Wyo 82001

8/12/04 JAR



LINE	BEARING	DISTANCE
L 1	N 8P 54.13° E	19.24'
L 2	M 00P 44.14° W	48.02'
L 3	M 00P 41.00° W	28.81'
L 4	S 8P 59.46° W	200.00'
L 5	S 8P 59.46° W	200.00'
L 6	S 00P 44.14° E	472.98'
L 7	S 8P 58.58° E	502.11'
L 8	N 8P 58.40° E	460.31'
L 9	S 00P 44.14° E	16.72'
L 10	N 8P 56.58° W	128.58'
L 11	M 00P 44.14° W	472.41'

PROPERTY DESCRIPTIONS

PARCEL 22:

A PORTION OF THE NW 1/4 SEC 2, T. 2N., R. 9E., S. 8N., SECTION 22, DUNDAS, ALTON PARISH DESCRIBED AS:

THENCE S 00°01'15"E, 120.75 FEET TO THE POINT OF BEGINNING; THENCE S 89°54'45"E, 328.56 FEET ALONG THE SOUTHERN SECTION LINE TO THE EASTERN RIGHT-OF-WAY LINE OF STATE HIGHWAY 31; THENCE S 00°01'15"E, 1343.78 FEET ALONG SAID LINE TO THE POINT OF BEGINNING; THENCE S 00°44'15"E, 473.18 FEET PARALLEL ALONG SAID HIGHWAY RIGHT-OF-WAY;

THENCE S 89°54'45"E, 440.31 FEET TO A POINT OF BEGINNING; THENCE S 00°01'15"E, 120.75 FEET TO THE POINT OF BEGINNING.

CONTAINING 5.00 ACRES MORE OR LESS.

SURVEYED AND UTILITY EXAMINER ALONG THE EASTERN AND SOUTHERN PROPERTY LINES.

AND SUBJECT TO A 20 FOOT FLOOD LANE AND IRRIGATION EASEMENT ALONG THE SOUTHERN PROPERTY LINE.

PARCEL 28:

A PORTION OF THE NW 1/4 SEC 1/4 SECTION 2, T. 2N., R. 9E., S. 8N., SECTION 28, DUNDAS, ALTON PARISH DESCRIBED AS:

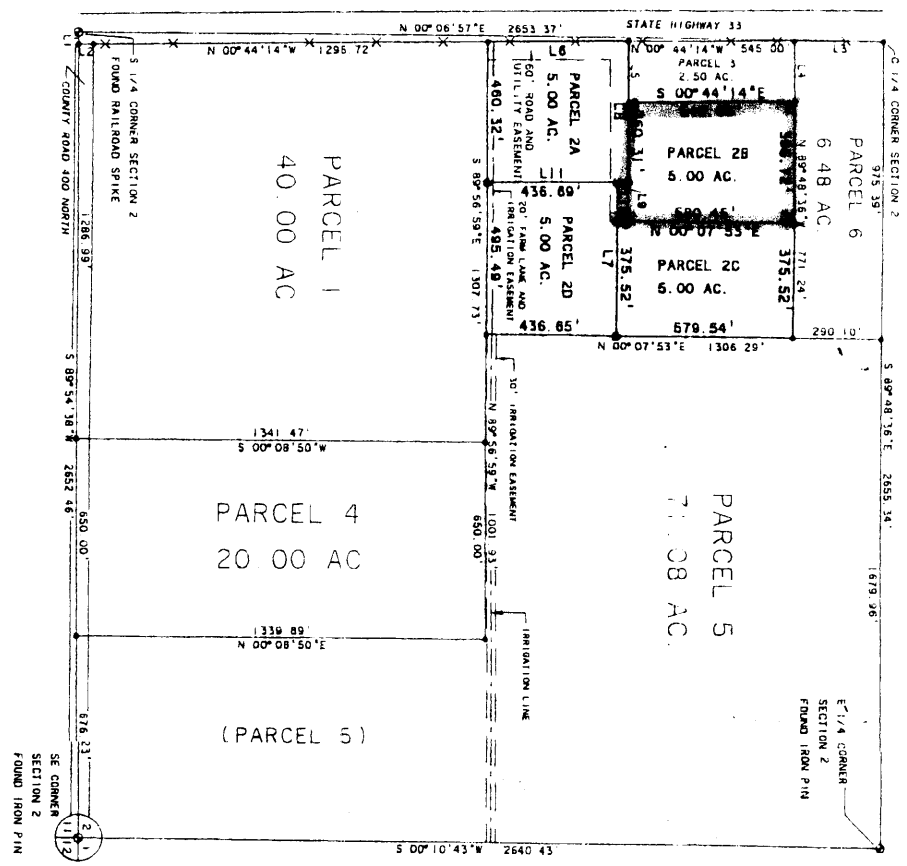
THENCE S 00°01'15"E, 120.75 FEET TO THE POINT OF BEGINNING; THENCE S 89°54'45"E, 328.56 FEET ALONG THE SOUTHERN SECTION LINE TO THE EASTERN RIGHT-OF-WAY LINE OF STATE HIGHWAY 31; THENCE S 00°44'15"E, 473.18 FEET PARALLEL ALONG SAID HIGHWAY RIGHT-OF-WAY;

THENCE S 89°54'45"E, 440.31 FEET TO A POINT OF BEGINNING; THENCE S 00°01'15"E, 120.75 FEET TO THE POINT OF BEGINNING.

CONTAINING 5.00 ACRES MORE OR LESS.

SURVEYED AND UTILITY EXAMINER ALONG THE EASTERN AND SOUTHERN PROPERTY LINES.

AND SUBJECT TO A 20 FOOT FLOOD LANE AND IRRIGATION EASEMENT ALONG THE SOUTHERN PROPERTY LINE.

[illegible][illegible]

FAMILY TO FAMILY PARCEL DIVISION

THE ALLOCATION OF LAND ON A ONE-TIME BASIS TO THE "IMMEDIATE FAMILY" MEANING HUSBAND, WIFE, DAUGHTERS AND SONS. THIS ALLOCATION IS SUBJECT TO THE PRE-APPLICATION PROCEDURE TO INSURE PARCELS BEING TRANSFERRED CAN MEET THE REQUIREMENTS OF THE DISTRICT HEALTH DEPARTMENT AND ALL LOCAL ORDINANCES TO INSURE USABILITY. AS STIPULATED IN ARTICLE 11, SECTION B, TOWN COUNCIL SUBDIVISION ORDINANCE AS AMENDED.

SURVEYOR'S CERTIFICATE

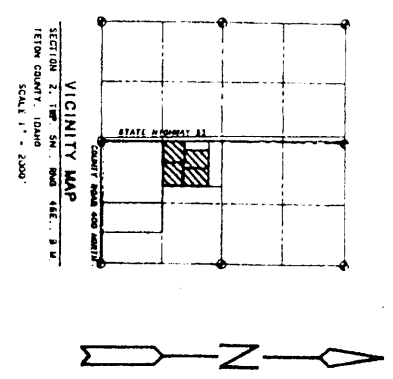
LAND SURVEYOR/ENGINEER IN THE STATE OF IDAHO.
No. 2860. DO HEREBY CERTIFY THAT I DID SURVEY THE
TRACT OF LAND AS HEREIN PLATTED AND DESCRIBED
ACCORDING TO THE LAWS OF THE STATE OF IDAHO.

116045

ATTENDANCES PAGE 12 A M
DATE May 10 1994
BY [Signature] CLERK OF RECORDER
[Signature] DEPUTY

RECORD OF SURVEY

THE SE 1/4 SECTION 2, T4P. 5N., R90G. 40E., B.M. TELEON COUNTRY, IDAHO	SURVEYED FOR: M. ELLEEN UPHOFF 3454 FOR CROFT CENTER, WY 82001	A W ENGINEERING P.O. BOX 139 VICTOR, IDAHO 83455 208-781-2952	DRAWN: N.C. 04-07-94 PROJECT 94 - 041	SURVEYED FOR: A.W. SECTION 2
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LEGEND

- 6 SECTIONAL CORNER FOUND AS NOTED
SET 1/2" X IRON PIN WITH 1/2" ALUMINUM
INSCRIBED: AM ENG 2860 PREVIOUS S
SET 1/2" IRON PIN WITH 1/2" ALUMINUM
INSCRIBED: AM ENG 2860 THIS SURVE
IRIGATION LINE
EASEMENT - TYPE AND WIDTH AS NOTED
FENCE LINE

When recorded, mail to:

Kate Lahey
Van Cott, Bagley, Cornwall & McCarthy
P. O. Box 45340
Salt Lake City, Utah 84145

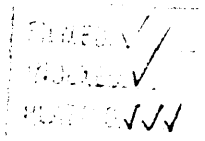
WARRANTY DEED

COMMUNICATIONS INVESTMENT CORPORATION, a Delaware corporation, grantor, of Salt Lake City, County of Salt Lake, State of Utah, hereby conveys and warrants to TETON VALLEY RANCHES, INC., a Nevada corporation with its offices at 2185 South 3600 West, Salt Lake City, Utah 84119 (hereinafter referred to as "TVR"), grantee, for the sum of TEN DOLLARS (\$10.00) and other good and valuable consideration, all of the surface and an undivided one-half of the oil, gas and other minerals in those certain lands located in Teton County, State of Idaho, which are more particularly described in Exhibit "A" attached hereto, together with all water and water rights appurtenant thereto, and together with all of the executive rights to all of the oil, gas and other minerals in said lands it being the intent of the parties that TVR shall be the sole owner of said executive rights and that TVR shall have sole discretion to determine whether to grant leases, exploration rights or other rights of entry upon said lands, and that TVR shall have the right to prevent any and all exploitation of said oil, gas and other minerals in said lands.

IN WITNESS WHEREOF, the undersigned executed this Warranty Deed on the 22 day of JUNE, 1987.

COMMUNICATIONS INVESTMENT CORPORATION

101087



George C. Hatch
By George C. Hatch
Its President

Patrick A. Shea
By Patrick A. Shea
Its Assistant Secretary

First American
45 11 a
July 9, 1987.
E. Wayne Schiess
Aora Hill

SYSTEMS

STATE OF UTAH)
 : ss.
COUNTY OF SALT LAKE)

On the 2nd day of June, in the year 1987,
before me Wanda Oliver, personally appeared
GEORGE C. HATCH and PATRICK A. SHEA, known or identified to me
(or proved to me on the oath of GEORGE C. HATCH and PATRICK A.
SHEA) to be the President and Assistant Secretary of
Communications Investment Corporation, the corporation that
executed the above instrument or the persons who executed the
instrument on behalf of said corporation and acknowledged to me
that such corporation 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.

Wanda Oliver
Notary Public, residing at Salt Lake City, UT
My commission expires on June 1, 1987

5608L
031987

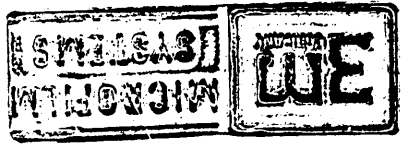


EXHIBIT "A"
(continued)

Parcel 2

Township 5 North, Range 45 East, Boise Meridian
Section 1: N $\frac{1}{2}$
Section 2: E $\frac{1}{2}$ NE $\frac{1}{4}$; and BEGINNING 33-1/2 rods East
from the Southwest corner of the
Northeast Quarter of said Section 2;
and running thence East 46-1/2 rods;
thence North 126-1/2 rods; thence
West 46-1/2 rods; thence South
to the point of

5608L
031987



EXHIBIT "A"
(continued)

Parcel 2

Township 5 North, Range 45 East, Boise Meridian

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

Section 2: E $\frac{1}{2}$ NE $\frac{1}{4}$; and BEGINNING 33-1/2 rods East from the Southwest corner of the Northeast Quarter of said Section 2; and running thence East 46-1/2 rods; thence North 126-1/2 rods; thence West 46-1/2 rods; thence South 126-1/2 rods to the point of beginning.

Township 5 North, Range 46 East, Boise Meridian

Section 6: NW $\frac{1}{4}$ NW $\frac{1}{4}$ (also known as Lot 4);
NE $\frac{1}{4}$ SE $\frac{1}{4}$ NW $\frac{1}{4}$

(containing 516.76 acres, more or less)

Parcel 3

Township 5 North, Range 45 East, Boise Meridian

Section 1: SW $\frac{1}{4}$; W $\frac{1}{2}$ SE $\frac{1}{4}$

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

Subject to a road right of way held by the State of Idaho over and across a portion of the SW $\frac{1}{4}$ SE $\frac{1}{4}$ and the NW $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 2, granted by an instrument recorded July 13, 1935 in Book 62 at Page 523, as Instrument No. 27833, and an instrument recorded August 26, 1935 in Book 62 at Page 559, as Instrument No. 27995.

(containing 400.00 acres, more or less)

EXHIBIT "A"

Parcel 1

Township 5 North, Range 45 East, Boise Meridian
Section 1: E $\frac{1}{2}$ SE $\frac{1}{4}$

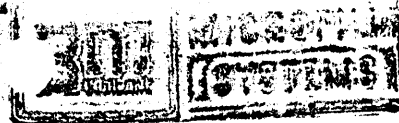
Township 5 North, Range 46 East, Boise Meridian
Section 6: S $\frac{1}{2}$ S $\frac{1}{2}$ NW $\frac{1}{4}$; SW $\frac{1}{4}$ EXCEPTING THEREFROM:
BEGINNING at the South quarter corner
of said Section and running thence
North 800 feet; thence West 700 feet;
thence South 800 feet; thence East
700 feet to the point of beginning;
AND LESS: BEGINNING at a point 66
feet North and 1035 feet East of the
Southwest corner of said Section,
running thence North 200 feet: thence
North 65° East 1000 feet, more or
less, to the West line of the Idaho
State gravel pit: thence South 600
feet to the County road right of way:
thence West 900 feet to the point of
beginning.

Subject to the interest, if any, owned by the State of
Idaho to the South 4 rods of the West 1940 feet of the
SW $\frac{1}{4}$ of Section 6 in Township 5 North, Range 46 East,
as evidenced by a deed recorded December 15, 1953 in
Book 77, at Page 396, as Instrument No. 52108.

(containing 248.88 acres, more or less)

...continued on next page...





5-7287-Z
 DEPARTMENT OF
 RECORDS, IDAHO

102175
 FILED

AT THE REQUEST OF

American Land

AT 15 MINUTES PAST 3 P. M.

DATE Feb. 26, 1988

C. Wayne Schiess

CLERK OF RECORDER

BY Nora Hill

DEPUTY

When recorded, return to:

Mr. Bruce Nash
 KLM Properties
 2185 S. 3600 West
 Salt Lake City, UT 84119

WARRANTY DEED

TETON VALLEY RANCHES, INC., (Grantor), a Nevada Corporation with offices at 2185 S. 3600 West, Salt Lake City, Utah 84119, hereby conveys and warrants to TETON VALLEY RANCHES CORPORATION, (Grantee), a Nevada Corporation with offices at 2185 S. 3600 West, Salt Lake City, Utah 84119, for the sum of Ten Dollars (\$10.00) and other good and valuable consideration, all of the surface and an undivided one-half of the oil, gas and other minerals, together with all water and water rights appurtenant thereto, and together with all of the executive rights to all of the oil, gas and other minerals, in those certain lands located in Teton County, State of Idaho, which are more particularly described as follows:

Township 5 North, Range 45 East, Boise Meridian, Teton County, Idaho
 Section 2: W1/2 SE1/4

(Contains 30.00 acres, more or less.)

subject to any and all exceptions and reservations of record.

It is the intent of the parties that TETON VALLEY RANCHES CORPORATION shall be the sole owner of said executive rights and that TETON VALLEY RANCHES CORPORATION shall have sole discretion to determine whether to grant leases, exploration rights or other rights of entry upon this parcel, and that TETON VALLEY RANCHES CORPORATION shall have the right to prevent any and all exploitation of said oil, gas and other minerals upon this parcel.

IN WITNESS WHEREOF the undersigned executed this Warranty Deed on the 26 day of February, 1987

TETON VALLEY RANCHES, INC.
 (Grantor)

George C. Hatch
 George C. Hatch, President

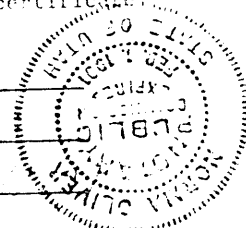
Patrick A. Shea
 Patrick A. Shea, Asst. Secretary

STATE OF UTAH
 COUNTY OF SALT LAKE

On this 26 day of February, 1987, Before me, James R. Hill, personally appeared George C. Hatch and Patrick A. Shea, known or identified to me (or proved to me on the oath of George C. Hatch and Patrick A. Shea) to be the President and Asst. Secretary of Teton Valley Ranches, Inc., the corporation that executed the above instrument or the persons who executed the instrument on behalf of the said corporation and acknowledged to me that such corporation 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.

Notary Public
 Residing at _____

My commission expires: _____





AME LAND TITLE CO.
P. O. BOX 732
REXBURG, IDAHO 83440

FILED

AT THE REQUEST OF

105322

When recorded, return to:

Mr. Barry Nash
KUTV Properties
2185 S. 3600 West
Salt Lake City, UT 84119

American Land
25 JAN 2 1990
E. Wayne Schissel
Nora Hill

WARRANTY DEED

TETON VALLEY RANCHES CORPORATION, (Grantor), a Nevada Corporation with offices at 2185 S. 3600 West, Salt Lake City, Utah 84119, hereby conveys and warrants to TETON WEST CORPORATION, (Grantee), a Nevada Corporation with offices at 2185 S. 3600 West, Salt Lake City, Utah 84119, for the sum of Ten Dollars (\$10.00) and other good and valuable consideration, all of the surface and an undivided one-half of the oil, gas and other minerals, together with all water and water rights appurtenant thereto, and together with all of the executive rights to all of the oil, gas and other minerals, in those certain lands located in Teton County, State of Idaho, which are more particularly described as follows:

Township 5 North, Range 45 East, Boise Meridian, Teton County, Idaho
Section 2: W1/2 SE1/4

(Contains 80.00 acres, more or less.)

Subject to any and all exceptions and reservations of record.

It is the intent of the parties that TETON WEST CORPORATION shall be the sole owner of said executive rights and that TETON WEST CORPORATION shall have sole discretion to determine whether to grant leases, exploration rights or other rights of entry upon this parcel, and that TETON WEST CORPORATION shall have the right to prevent any and all exploitation of said oil, gas and other minerals upon this parcel.

IN WITNESS WHEREOF, the undersigned executed this Warranty Deed on the _____ day of _____, 1989.

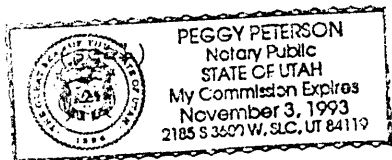
TETON VALLEY RANCHES CORPORATION
(Grantor)

by George C. Hatch
George C. Hatch, President

by Patrick A. Shea
Patrick A. Shea, Asst. Secretary

STATE OF UTAH)
COUNTY OF SALT LAKE) ss.

On this 28th day of January, 1989, before me, Peggy Peterson, personally appeared George C. Hatch and Patrick A. Shea, known or identified to me (or proved to me on the oath of George C. Hatch and Patrick A. Shea) to be the President and Asst. Secretary of Teton Valley Ranches Corporation, the corporation that executed the above instrument or the persons who executed the instrument on behalf of the said corporation and acknowledged to me that such corporation 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.



Peggy Peterson
Notary Public
Residing at Bear River
My commission expires: 11/3/93

RECEIVED
JAN 27 1994

115136

American Land Title Co.
PO Box 644
Driggs, ID 83422

TETON Co. Id.
Clark Recorder

CORPORATION WARRANTY DEED

THIS INDENTURE is made this 17th day of January, 1994, between TETON WEST CORPORATION, a Nevada corporation duly authorized to do business in the State of Idaho, and having its principal office in Idaho at Driggs in the County of Teton, State of Idaho, the "GRANTOR", and M. EILEEN UPHOFF, AS TRUSTEE OF THE M. EILEEN UPHOFF TRUST, whose mailing address is 3483 Foxcroft Road, Cheyenne, Wyoming 82001, the "GRANTEE".

WITNESSETH, that GRANTOR, having been duly authorized by resolution of its Board of Directors, 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 it in hand paid by GRANTEE, receipt whereof is hereby acknowledged, has granted, bargained and sold, and by these presents does grant, bargain, sell, convey and confirm unto GRANTEE and to GRANTEE's heirs and assigns forever, all the following described property in the County of Teton, State of Idaho, to-wit:

Township 5 North, Range 45 East, Boise Meridian.
Section 2: Beginning at the Southwest corner of the Northwest Quarter Southeast Quarter of said Section 2, and running thence East 940 feet, thence North 1043 feet, thence West 740 feet, thence South 545 feet, thence West 200 feet, thence South 498 feet to the point of beginning. Less: State Highway Right-of-Way.

ALSO BEING DESCRIBED BY SURVEY AS:
Beginning at the S 1/4 corner of said Section 2, thence S 60°56'06" E. 1344.87 feet to a point on the Eastern Right-of-Way of State Hwy. 33, the true point of beginning. Thence N. 00°44'14" W. 472.95 feet along said highway right-of-way to a point; Thence N. 89°56'46" E. 200.00 feet to a point; thence N. 00°44'14" W. 545.00 feet to a point; thence S. 89°48'36" E. 771.24 feet to a point; thence S. 60°07'53" W. 1016.19 feet to a point; thence N. 89°56'59" W. 955.81 feet to the true point of beginning. Subject to a 20 foot farm lane and irrigation easement across the south side.

SUBJECT to all existing easements or claims of easements, patent reservations, rights of way, protective covenants, zoning ordinances, and applicable building codes, laws and regulations, encroachments, overlaps, boundary line disputes and other matters which would be disclosed by an accurate survey or inspection of the premises.

TOGETHER with the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining, also any reversions, remainders, rents, issues and profits therefrom, and all estate, right, title and interest in and to said property, as well in law as in equity, of the GRANTOR.

115136

TO HAVE AND TO HOLD, the above described premises and appurtenances unto the GRANTEE and to GRANTEE's heirs and assigns forever. The GRANTOR shall warrant and defend said premises in the quiet and peaceable possession of the GRANTEE against GRANTOR and GRANTOR's successors, and against every person whomsoever who lawfully holds (or who later lawfully claims to have held) rights in the premises as of the date hereof.

In construing this deed and where the context so requires, the singular includes the plural.

IN WITNESS WHEREOF, the GRANTOR has caused its corporate name to be affixed by its duly authorized officer.

TETON WEST CORPORATION

By: George C. Datta
Its President

ATTEST:

Marie J. Orr
Assistant Secretary

(Corporate Seal)

115136

FILED

AT THE REQUEST OF

American Land

AT 10 MINUTES PAST 3 P. M.

DATE January 27, 1994

Asa J. Drake

CLERK OF RECORDS

BY Bonnie Reece

DEPUTY

STATE OF UTAH

COUNTY OF San Juan

On this 17th day of January, in the year 1994, before me, the undersigned, a notary public in and for said state, personally appeared George C. Datta and Marie J. Orr, known or identified to me to be the President and Assistant Secretary, respectively, of Teton West Corporation, and the persons who executed the instrument on behalf of said corporation, and acknowledged to me that such corporation 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.

(Seal)

Thomas Oliver
Notary Public for Utah
Residing at Sub-Liberty rd, Utah
My Commission Expires: 2/1/95