

31
QUIT CLAIM DEED 89015107

Rerecorded to correct legal description

THIS INDENTURE, Made the 1 st. day of December in the year of our Lord
One Thousand Nine Hundred and eighty nine between Dwaine W. Anderson & Renee G.
Anderson of 9196 Anderson , of the County of Bannock
and State of Idaho the part ies of the first part, and Todd D. Anderson &
Deborah D. Anderson of 9895 W. Clifford, of the County of Bannock
and State of Idaho , the parties of the second part,

WITNESSETH, That the said part ies of the first part, for and in consideration of the sum of
ONE HUNDRED DOLLARS,
lawful money of the United States of America, to cash in hand paid by the said parties of the second part, the
receipt whereof is hereby acknowledged, do by these presents demise, release and forever Quit claim unto the said
part ies of the second part, and to and assigns
all th certain situated in
County, of the State of Idaho, particularly described as follows, to-wit:
See Attachment A

Together with all and singular, the tenements, hereditaments and appurtenances thereunto belonging, or in anywise
appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD all and singular the said premises, together with the appurtenances unto said
parties of the second part, and to heirs and assigns forever.

IN TESTIMONY WHEREOF, The said part ies of the first part has hereunto set their hand and
seal the day and year first above written.

Signed, Sealed and Delivered in the Presence of

Dwaine W. Anderson
Renee G. Anderson

[SEAL]
[SEAL]
[SEAL]
[SEAL]

3-2

91007752
89015107

STATE OF IDAHO,
County of Bannock } SS.

On this 8TH day of December in the year 1989, before me
Dwain & Renee Anderson, a Notary Public
in and for said County and State personally appeared

known to me to be the person whose name subscribed to the within instrument, and acknowledged to
me that he 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.

Ernest McCreary
Notary Public.
Residence Pocatello

Notary Seal

NO 91007752 NO 89015107
RECORDED AT REQUEST OF RECORDED AT REQUEST OF
TODD ANDERSON TODD ANDERSON
'91 JUN 17 P4:51 '89 DEC 9 P12:52
513
543
9.00 BY--CA 9.00 TS-CK

QUIT CLAIM DEED

STATE OF IDAHO,

County of

SS.

I hereby certify that this instrument was filed for
record at request of

at minutes past

of this day of M.

A. D. 19 in my office and duly recorded in

Book of Deeds at page

Ex-Officio Recorder.

By Deputy.

Fee, \$

DESCRIPTION FOR DWAIN ANDERSON
(Area Adjacent to Home Site)

A tract of land in the southwest quarter of Section 18, Township 6 South, Range 35 East, Boise Meridian, described as follows:

Commencing at the southwest corner of Section 18, Township 6 South, Range 35 East, Boise Meridian; thence

North $00^{\circ}23'05''$ East along the west line of Section 18, for a distance of 730.08 feet to the **TRUE POINT OF BEGINNING**; thence

Continuing North $00^{\circ}23'05''$ East along the west line of Section 18, for a distance of 213.73 feet; thence

North $86^{\circ}27'06''$ East for a distance of 238.60 feet; thence

South $54^{\circ}11'21''$ East for a distance of 699.70 feet to an intersection with the west boundary of the land depicted on the Record of Survey Map recorded in the records of Bannock County as instrument 814914; thence

South $30^{\circ}21'01''$ West (recorded as South $30^{\circ}31'56''$ West) along the said west boundary, for a distance of 22.43 feet to an intersection with the north boundary of the land described in the deed recorded as instrument 89014951; thence

North $86^{\circ}51'44''$ West (recorded as North $86^{\circ}40'49''$ West) along the north boundary of the land described in instrument 89014951, for a distance of 277.71 feet; thence

North $70^{\circ}21'10''$ West for a distance of 550.42 feet to the point of beginning.

Comprising 3.9 acres, more or less.

Also including 20 inches of Pocatello Creek of the Patrick S. & Mary TANEY right of June 1 1887 which was deeded to Harry and Dwaine Anderson.

May 21, 1991
Job No. 91035
TS

C O P Y

July 8, 1948

Messrs. Merrill & Merrill
Attorneys at Law
Pocatello, Idaho

Attention: Mr. R. D. Merrill

Dear Mr. Merrill:

In reply to your letter of July 7th, the records in this Department show the following valid filings on Pocatello Creek:

Pocatello Creek (Or Big Pocatello Creek)

License	No. 555, George H. Perry, for 0.8 second feet - Priority	4-25-04
"	No. 829, Alfred A. Allen, 1.6 " " "	8-9 -04
"	No. 837, Robert Crum, 1.0 " " "	9-14-07
"	No. 2271, Carmina Gianchetta, 0.224 " " "	9-5 -06
"	No. 2575, Charles Pfeifer, 0.4 " " "	1-14-07
"	No. 3817, Nathaniel M. Eldridge 1.8 " " "	7-2 -08
"	No. 13984, S. E. Brady 1.0 " " "	4-19-13
Permit	No. 4651, Thomas Hopper 3/4 " "	

Filed 3-17-09; Certificate of completion of works issued 12-28-11. Beneficial use proof not made.

Little Pocatello Creek

License No. 1963, Mary E. Brown, for 1 second foot, priority 4-27-06
Permit No. 4397, Mrs. Elizabeth L. Henion, for 1/5 second foot,
Filed 3-4-09; Certificate of completion of works issued 5-18-11. Beneficial use proof not made.
Permit No. 9136, Wm. K. Bunce, for 1 second foot, filed 2-25-13;
Certificate of completion of works issued 4-30-14.
Beneficial use proof not made.

South Fork Pocatello Creek

License No. 1152, Sylvester Carlile, for 35/50 second foot, priority 3-6-04

We also have copies of the following location notices, which are no doubt of record in Bannock County, and which indicate the initiation of a water right;

Raphael Lavatta, for one second foot of North fork Pocatello Creek, dated June 3, 1901.

Raphael Lavatta, for one second foot from Pocatello Creek, same date.

We also find a copy of a decree rendered by Judge Dietrich of the U. S. District Court, in the case of Patrick S. Taney et al. Vs. H. S. Woodland, et al. (including Robert Crum and Katie Crum, his wife), dated April 1, 1925, which may take precedence over all earlier filings, and which decrees the following:

NAME	AMOUNT CUBIC FEET PER SECOND	PRIORITY
Patrick S. & Mary Taney	2.0	6-1-1887
	0.2	6-1-1890
Grace M. Perry,) Pocatello Realty Co.,) C. W. Gray Investment Co.)	0.8	4-25-1904
Thomas & Vernie Hopper	1.4	9-9-1904
Robert & Katie Crum	1.0	9-14-1904
H. S. & Louise Woodland	0.5 (South fork)	2-23-1907
Also	0.3	"Superior to the rights of all other parties"

I am writing this in the absence of Mr. Kulp, and also of Mr. Roy Thompson, Supervisor of Water Distribution, who may have more information on the subject, as I want to comply with your request to reply by return mail. Should there be anything further to add, we will write you again upon Mr. Thompson's return to the office tomorrow.

Very truly yours,

MARK R. KULP
State Reclamation Engineer
By
/s/ Jeanne L. Anderson
Chief Clerk

A

QUITCLAIM DEED

89012599

For Value Received

Dwaine W. and Renee G. Anderson

do hereby convey, release, remise and forever quit claim unto Todd D. Anderson

whose current address is 9895 W. Clifford Drive
Pocatello, Idaho 83201

the following described premises, to-wit:

A 2.7 acre parcel of land situated in the southwest quarter, southwest quarter, Section 18, Township 6 South, Range 35 East, Boise Meridian, Bannock County, Idaho, more particularly described as follows:

Commencing at the southwest corner, Section 18, Township 6 South, Range 35 East, Boise Meridian, Bannock County, Idaho; thence

South 89°56'00" East along the south line of said Section 18 a distance of 637.27 feet to a 1/2x24-inch iron pin; thence

North 38°01'47" West a distance of 88.49 feet to a 1/2x24-inch iron pin, said point being the POINT OF BEGINNING; thence

North 71°24'07" East a distance of 493.32 feet to a 1/2x24-inch iron pin; thence

North 08°57'31" West a distance of 123.96 feet to a 1/2x24-inch iron pin; thence

North 43°46'35" West a distance of 111.59 feet to a 1/2x24-inch iron pin; thence

North 56°44'57" West a distance of 90.64 feet to a 1/2x24-inch iron pin; thence

South 53°23'10" West a distance of 485.77 feet to a 1/2x24-inch iron pin; thence

South 38°11'34" East a distance of 153.10 feet to the POINT OF BEGINNING,

containing 2.7 acres, more or less, as surveyed in August 1985 and as shown on a Record of Survey recorded in the Office of the Clerk of Bannock County, Idaho in Book 429, Instrument 756094 on August 27, 1985.

Together with a 50.00 foot easement for ingress and egress across the following described land;

Commencing at the southwest corner, Section 18, Township 6 South, Range 35 East, Boise Meridian, Bannock County, Idaho: thence

South 89°56'00" East along the south line of said Section 18 a distance of 637.27 feet; thence

North 38°01'47" West a distance of 88.49 feet; thence

North 38°11'34" West a distance of 153.10 feet; thence

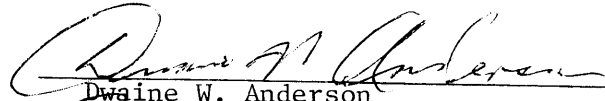
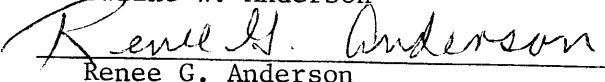
North 53°23'10" East a distance of 347.19 feet to the POINT OF BEGINNING of the center line of a 50 feet easement; thence

North 49°41'05" West a distance of 37.22 feet; thence

North 13°20'38" East a distance of 111.78 feet. The side lines of said 50 foot easement are extended or shortened to meet at the angle point.

together with their appurtenances.

Dated:

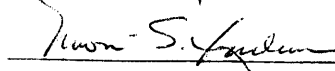

Dwaine W. Anderson

Renee G. Anderson


Todd D. Anderson

STATE OF IDAHO, COUNTY OF Bannock
On this 24th day of December, 1986,
before me, a notary public in and for said State, personally
appeared Dwaine W. Anderson,
Renee G. Anderson and Todd D. Anderson

Notary Seal

known to me to be the persons whose names are
subscribed to the within instrument, and acknowledged to
me that they executed the same.


Notary Public
Residing at Pocatello Idaho, Idaho
Comm. Expires July 19, 1987

89012599

NO
RECORDED & INDEXED
TODD ANDERSON

'89 OCT 13 P1:42

OFFICIAL RECORD BOOK 510
FEE 3.00
CA
VR

4-1

QUIT CLAIM DEED92010090

THIS INDENTURE, Made the Sixth day of July in the year of our Lord
One Thousand Nine Hundred and Ninety Two between Noel D. Anderson
811 S. Cole of Boies, of the County of
and State of Idaho the part y of the first part, and Todd D. Anderson &
Deborah D. Anderson 9895 Clifford Pocatello, of the County of Bannock
and State of Idaho, the part ies of the second part,

WITNESSETH, That the said party of the first part, for and in consideration of the sum of One Hundred
DOLLARS,
lawful money of the United States of America, to cash in hand paid by the said part ies of the second part, the
receipt whereof is hereby acknowledged, do by these presents demise, release and forever Quit claim unto the said
part ies of the second part, and to and assigns
all th certain situated in
County, of the State of Idaho, particularly described as follows, to-wit:
See Attachment A

Together with all and singular, the tenements, hereditaments and appurtenances thereunto belonging, or in anywise
appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD all and singular the said premises, together with the appurtenances unto said
part of the second part, and to and assigns forever.

IN TESTIMONY WHEREOF, The said part of the first part ha hereunto set hand and
seal the day and year first above written.

Signed, Sealed and Delivered in the Presence of
Noel D Anderson 7/6/92
[SEAL]
[SEAL]
[SEAL]
[SEAL]

92010090

4-2

STATE OF IDAHO,
County of Bannock } SS.

On this 6th day of July in the year 19 92, before me
in and for said County and State personally appeared Paul R. Anderson

known to me to be the person whose name is subscribed to the within instrument, and acknowledged to
me that he 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 SEAL

Norma Clark
Notary Public.
Pocatello, Idaho
Residence
Commission Expires 1-15-1927

NO. 92010090
RECORDED AT REQUEST OF
TODD ANDERSON
92 JUL -6 P4:22

RECEIVED RECORDS NO 566
LAND & MINING DEPT
JUL 12 1922

No.
.....
.....
TO
.....
.....
Dated....., 19.....
QUIT CLAIM DEED
STATE OF IDAHO, } SS.
County of.....
I hereby certify that this instrument was filed for
record at request of
.....
at..... minutes past
....., o'clock,..... M.,
this..... day of.....
A. D. 19....., in my office and duly recorded in
Book..... of Deeds at page.....
.....
Ex-Officio Recorder.
By..... Deputy.
Fee, \$.....
PRIMBS & SONS, POCATELLO, IDAHO

5/5 THIS INDENTURE, made this Seventh day of January in the year of our Lord, One Thousand Nine Hundred and Fifty-seven, between HARRY E. ANDERSON and CORA ANDERSON, husband and wife,

of Pocatello, County of Bannock, State of Idaho

the parties of the first part, and DWAIN E. ANDERSON, of Pocatello, Bannock

County, Idaho

of, County of, State of

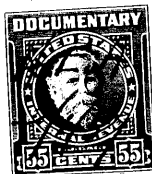
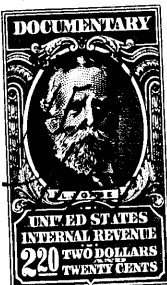
the party of the second part:

WITNESSETH: That the said parties of the first part, for and in consideration of the sum of TWO THOUSAND AND ONE HUNDRED AND NO/100 (\$2,100.00) - - - - DOLLARS, lawful money of the United States of America, to them in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged do by these presents, Grant, Bargain, Sell and Convey and Confirm unto said party of the second part, and to his heirs and assigns forever: All that certain lot, piece or parcel of land situate, lying and being in the County of Bannock, State of Idaho, bounded and more particularly described as follows, to-wit:

A tract of land in SW $\frac{1}{4}$ NE $\frac{1}{4}$ and SE $\frac{1}{4}$ NW $\frac{1}{4}$ Sec. 20, T6S, R35E, B.M., Bannock County, Idaho, more particularly described as follows:

Beginning at the center 1/4 corner of said Sec. 20; thence, along the latitudinal centerline of said Sec. 20, westerly 122.9 feet; thence northerly, parallel to the longitudinal centerline of said Sec. 20, 1320 feet, more or less, to the north 1/16 line of said Sec. 20; thence easterly, along the north 1/16 line of said Sec. 20, 617.9 feet; thence southerly, parallel to the longitudinal centerline of said Sec. 20, 1320 feet, more or less, to the latitudinal centerline of said Sec. 20; thence westerly, along the latitudinal centerline of said Sec. 20, 495 feet, more or less, to the point of beginning; containing 18.72 acres, more or less, Together with 32

inches of water right from Pocatello Creek dating back to the year of 1887.



Together with all and singular, the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and the rents, issues and profits thereof.

TO HAVE AND TO HOLD, all and singular, the said premises, together with the appurtenances and privileges thereunto incident unto the said party of the second part, and to his heirs and assigns forever and the said parties of the first part, and their heirs warrant the said premises in the quiet and peaceable possession of the said party of the second part, his heirs and assigns against the said parties of the first part, and their heirs and against all and every person or persons whomsoever, lawfully claiming or to claim the same, shall and will warrant and by these presents forever defend.

IN WITNESS WHEREOF, the said parties of the first part have hereunto set their hands and seals the day and year first above written.

Signed, Sealed and Delivered in the Presence of

} Harry E. Anderson [SEAL]
Cora Anderson [SEAL]
_____[SEAL]
_____[SEAL]

STATE OF IDAHO,

COUNTY OF

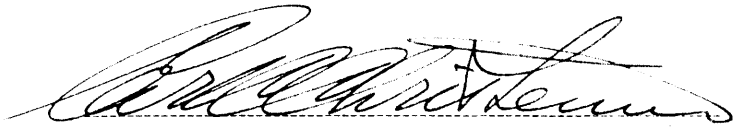
Bannock

} ss:

On this Seventeenth day of January, in the year 1957, before me the undersigned, a Notary Public in and for said County and State, personally appeared HARRY E. ANDERSON and CORA ANDERSON, husband and wife,

known to me to be 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.



Notary Public
for Idaho

Residence Pocatello, Idaho

820369

WARRANTY DEED

RECORDED
FEE BOOK
PROOF READ
INDEXED
TO

Dated _____, 19____

STATE OF IDAHO,
COUNTY OF Bannock } ss:

I hereby certify that this instrument was filed for record at the request of

Dwayne W. Anderson

at 50 minutes past 4

o'clock P M., this 9th day of

October A. D. 19 57

at my office and duly recorded in Book

128 of Deeds at page 510

Ex-Officio Recorder

By _____ Deputy

Fee, \$1.50

Pocatello Creek Road

RECORDED

1957 OCT -9 PM 4:50

CLERK, ADJUTANT & RECORDER
BANNER COUNTY, IDAHO

200

4-3

Attachment A
DESCRIPTION FOR

92010090

DWAINE W. ANDERSON

NORTHERLY PARCEL

A 2.3 acre parcel of land situated in the southwest quarter, southwest quarter, Section 18, Township 6 South, Range 35 East, Boise Meridian, Bannock County, Idaho, more particularly described as follows:

Commencing at the southwest corner, Section 18, Township 6 South, Range 35 East, Boise Meridian, Bannock County, Idaho; thence

South 89°56'00" East along the south line of said Section 18 a distance of 637.27 feet to a $\frac{1}{2}$ x24-inch iron pin ~~set this survey~~; thence

North 38°01'47" West a distance of 88.49 feet to a $\frac{1}{2}$ x24-inch iron pin ~~set this survey~~; thence

North 38°11'34" West a distance of 153.10 feet to a $\frac{1}{2}$ x24-inch iron pin ~~set this survey~~, said point being the POINT OF BEGINNING; thence

North 53°23'10" East a distance of 485.77 feet to a $\frac{1}{2}$ x24-inch iron pin ~~set this survey~~; thence

North 48°06'57" West a distance of 69.80 feet to a $\frac{1}{2}$ x24-inch iron pin ~~set this survey~~; thence

North 86°40'49" West a distance of 301.25 feet to a $\frac{1}{2}$ x24-inch iron pin ~~set this survey~~; thence

South 47°45'23" West a distance of 248.60 feet to a $\frac{1}{2}$ x24-inch iron pin ~~set this survey~~; thence

South 38°11'34" East a distance of 237.48 feet to the point of beginning, containing 2.3 acres, more or less, as surveyed in August 1985 and as shown on a Record of Survey recorded in the Office of the Clerk of Bannock County, Idaho in Book 429, Instrument 756094 on August 27, 1985.

Subject to a fifty foot easement for ingress and egress over and across the following described portion of the above described parcel of land,

Commencing at the southwest corner, Section 18, Township 6 South, Range 35 East, Boise Meridian, Bannock County, Idaho; thence

44-4

92010090

Attachment A.

South 89°56'00" East along the south line of said Section 18 a distance of 637.27 feet; thence

North 38°01'47" West a distance of 88.49 feet; thence

North 38°11'34" West a distance of 153.10 feet; thence

North 53°23'10" East a distance of 347.19 feet to the POINT OF BEGINNING of the center line of a 50 foot easement; thence

North 49°41'05" West a distance of 37.22 feet; thence

North 13°20'38" East a distance of 111.78 feet. The side lines of said 50 foot easement are extended or shortened to meet at the angle point.

August 23, 1985
#185043