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WATER RESOURCES
WESTERN REGION

812

WARRANTY DEED

3-1

657481

1 For Value Received, William A. Williams and Joann
2 Williams, husband and wife, the grantors, do hereby grant,
3 bargain, sell and convey unto Duane J. Williams and Cheryl
4 Williams, husband and wife, William H. Woodland and Michelle
5 H. Woodland, husband and wife, and Alan G. Phillips and
6 Rhonda Phillips, husband and wife, the grantees, the following
7 described premises, in Bannock County, Idaho, as described on
8 Exhibit A attached, together with the tenements, hereditaments
9 and appurtenances thereunto belonging or in anywise apper-
10 taining.

11 TO HAVE AND TO HOLD the said premises, with their
12 appurtenances unto the said Grantee, their heirs and assigns
13 forever. And the said Grantors do hereby covenant to and
14 with the said Grantee, that they are the owners in fee simple
15 of said premises; that they are free from all encumbrances
16 except a Mortgage in favor of Genevieve Merrill and that they
17 will warrant and defend the same from all lawful claims
18 whatsoever.

19 November 1, 1980
20 Date

William A. Williams
William A. Williams

21 November 1, 1980
22 Date

Joann Williams
Joann Williams

23 STATE OF IDAHO)
24) ss.
25 COUNTY OF BANNOCK)

26 On the 5th day of November, 1980,
27 before me, the undersigned, a Notary Public in and for
28 said County and State, personally appeared William A.
29 Williams and Joann Williams, husband and wife, known to me
30 to be the persons whose names are subscribed to the fore-
31 going instrument and acknowledged to me that they executed
32 the same.

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

Terrence Gilman
NOTARY PUBLIC FOR IDAHO
Residing at Pocatello, Idaho

NOTARY SEAL

(Seal)

EXHIBIT A

A parcel of property in the South half of Section 20 and the North half of Section 29, Township 6 South, Range 35 E.B.M., Bannock County, Idaho, more particularly described as follows:

Commencing at the Southeast corner of Section 20, Township 6 South, Range 35 E.B.M. said point also being Northwest corner of Section 29, Township 6 South, Range 35 E.B.M.; thence South $89^{\circ}50'30''$ West, 641.43 feet to the Easterly right of way of Buckskin Road; thence continuing along the right of way North $40^{\circ}26'$ West, 542.35 feet to a point of curvature; thence continuing along the right of way along a curve to the right 105.85 feet (radius 573.49 feet, chord bearing of North $35^{\circ}05'45''$ West, chord length of 106.70 feet) to a point; thence continuing along the right of way North $29^{\circ}45'30''$ West, 245.05 feet to a point of curvature; thence continuing along the right of way along a curve to the left 286.26 feet (radius 602.76 feet; chord bearing North $43^{\circ}21'49''$ West, chord length 283.58 feet) to a point; thence continuing along the right of way North $56^{\circ}57'03''$ West, 169.01 feet; thence across the right of way of Buckskin Road South $33^{\circ}02'57''$ West, 60.00 feet to the Southern right of way of Buckskin Road which is the true point of beginning; thence South $31^{\circ}10'22''$ West, 282.31 feet to a point of curvature; thence on a curve to the right 164.06 feet (radius 125.23 feet, chord bearing South $21^{\circ}23'54''$ East, chord length 152.58 feet) to a point; thence South $16^{\circ}03'02''$ West, 277.80 feet; thence South $74^{\circ}28'30''$ East, 185.66 feet; thence South $42^{\circ}15'10''$ East, 71.87 feet; thence North $53^{\circ}29'20''$ East, 3.60 feet; thence South $42^{\circ}15'10''$ East, 183.13 feet; thence South $06^{\circ}52'10''$ East, 80.00 feet; thence South $64^{\circ}11'27''$ West, 5.14 feet; thence South $06^{\circ}44'30''$ East, 210.94 feet; thence South $42^{\circ}00'24''$ West, 50.00 feet to a point of curvature; thence on a curve to the right 199.74 feet (radius 130.03 feet, chord bearing of South $03^{\circ}59'37''$ East, chord length of 180.67 feet) to a point; thence South $40^{\circ}00'42''$ West, 167.02 feet to a point of curvature; thence on a curve to the left 71.23 feet (radius 85.03 feet, chord bearing of South $16^{\circ}00'48''$ West, chord length of 69.17 feet) to a point; thence South $07^{\circ}59'06''$ East, 190.28 feet to a point of curvature; thence on a curve to the left 43.63 feet (radius 25.00 feet chord bearing South $57^{\circ}59'14''$ East, chord length of 38.30 feet) to a point; thence North $72^{\circ}01'$ East, 80.22 feet to a point of curvature; thence on a curve to the right 124.82 feet (radius 130.03 feet, chord bearing South $80^{\circ}28'47''$ East, chord length of 120.08 feet) to a PCC; thence on a curve to the left 265.04 feet (radius 690.28 feet, chord bearing of South $63^{\circ}58'47''$ East, chord length of 263.41 feet); thence South $00^{\circ}10'48''$ West, 308.54 feet to the North 1/16 line of Section 29; thence South $89^{\circ}35'10''$ West, 1774.47 feet on the North 1/16 line of Section 29 to the meridional centerline of Section 29, said

point being also North 1/16 corner of Section 29;
 thence North $00^{\circ}01'34''$ West, 1005.21 feet on the
 meridional centerline of Section 29 to the North
 quarter corner of Section 29; thence North $89^{\circ}50'30''$
 East, 217.80 feet on the North Section line of
 Section 29, thence North $03^{\circ}02'34''$ West, 1020.40
 feet to the Southern right of way of Buckskin Road;
 thence continuing along the right of way North $73^{\circ}29'08''$ East, 201.19 feet to a point of curvature,
 thence continuing along the right of way along a
 curve to the left 100.56 feet (radius 1482.83 feet,
 chord bearing of North $71^{\circ}32'34''$ East, chord length
 of 100.54 feet) to a point; thence continuing along
 the right of way North $69^{\circ}36'$ East, 106.26 feet to
 a point of curvature; thence continuing along the
 right of way along a curve to the right 239.52 feet
 (radius 256.76 feet, chord bearing of South $83^{\circ}40'31''$ East, chord length of 230.93 feet) to a point;
 thence continuing along the right of way South $56^{\circ}57'03''$ East, 284.71 feet to the point of
 beginning . . .

together with an

easement described in the North half of Section
 29, Township 6 South, Range 3, East, B.M. More
 particularly described as follows:

A 50.00 foot road easement 25.00 feet either side
 of the center line described as follows:

Commencing at the North 1/16 corner on the Section
 Line between sections 29 and 28:

Thence N $00^{\circ}12'30''$ W 709.20 feet along said Section
 Line;

Thence N $69^{\circ}56'49''$ W 261.75 feet;

Thence S $20^{\circ}03'11''$ W 80.14 feet; to a P.C.

Thence on a curve to the right 180.14 feet (radius
 166.66 feet, chord bearing S $51^{\circ}01'05''$ W, chord
 length of 171.50 feet) to a P.T.

Thence S $81^{\circ}59'$ W 390.27 feet to a P.C.

Thence on a curve to the right 137.93 feet (radius
 328.00 feet, chord bearing N $85^{\circ}58'18''$ W, chord
 length of 136.92 feet) to a P.T.

Thence N $73^{\circ}55'36''$ W 2.66 feet to the TRUE POINT
 OF BEGINNING.

Thence N $73^{\circ}55'36''$ W 207.32 feet to a P.C.

Thence on a curve to the right 137.96 feet (r
 330.20 feet, chord bearing N $61^{\circ}57'27''$ W, ch
 length of 136.96) to a P.T.

Thence N $49^{\circ}59'18''$ W 50.21 feet.

This easement is for the benefit of the
 land to insure ingress and egress.

Craig,

the title chain is

Tolsonen (original Homestead)

↓
Henry S. Woodland

↓
Andrew Woodland

↓
Genevieve Bestline (mailed)

↓
William A. Williams

NO
 REC'D

65
 American

OFFICIAL RECORD

W H W

WILLIAM H. WOODLAND
DISTRICT ATTORNEY
P. O. BOX 4126
POCATELLO, IDAHO 83205-4126

Att.
Cory
Soyten

Dept of Health Services
2735- Airport Way
Boise Idaho
83705-5082

83705+5082

