

WARRANTY DEED

409764

For Value Received THE LLOYD STOLWORTHY FAMILY LIMITED PARTNERHIP-B

Hereinafter called the Grantor, hereby grants, bargains, sells and conveys unto

GORDON BRENT STEFFLER and RHONDA STEFFLER, husband and wife
whose address is: 625 North 800 East, Firth, Idaho 83236

Hereinafter called the Grantee, the following described premises situated in Bingham County, Idaho, to-wit:

TRACT A:

Part of Sections 26, 27, 28, 33, 34, and 35, Township 2 South, Range 38 E.B.M., and Section 3, Township 3 South, Range 38 E.B.M., Bingham County, Idaho described as:

Beginning at a point that is N. 00°10'38" W. 72.62 feet along the Section line to the meander of Cedar Creek and the S. line of Deed Instrument No. 302706 from the corner common to said Sections 27, 28, 33, and 34 and running thence along said meanders in said Deed Instrument No. 302706 the following 6 courses S. 79°49'29" E. 2.31 feet; (2) thence S. 36°09'25" E. 169.39 feet; (3) thence N. 20°24'16" E. 20.05 feet; (4) thence N. 86°46'47" E. 55.23 feet; (5) thence S. 00°45'24" E. 122.04 feet; (6) thence S. 70°01'39" E. 118.08 feet; thence N. 77°32'11" E. 47.07 feet crossing the County road to the Northerly bank of Cedar Creek; thence S. 81°31'33" E. 201.28 feet along the said North bank; thence S. 55°42'43" E. 383.14 feet to an existing fence line on the South side of an access road; thence N. 82°31'54" E. 101.29 feet along said fence; thence S. 05°13'41" E. 616.74 feet across Cedar Creek and to a fence line along the cultivated ground; thence along said fence line and cultivated ground the following 13 courses:

(1) S. 77°50'03" E. 482.82 feet; (2) thence S. 76°37'28" E. 401.05 feet; (3) thence S. 76°44'26" E. 122.57 feet; (4) thence S. 56°43'47" E. 62.73 feet; (5) thence S. 35°00'43" E. 257.55 feet; (6) thence S. 61°59'31" E. 83.32 feet; (7) thence S. 61°56'00" E. 198.43; (8) thence N. 66°14'21" E. 377.65 feet; (9) thence N. 82°47'38" E. 353.08 feet; (10) thence N. 83°05'40" E. 217.06 feet; (11) thence S. 75°58'02" E. 413.00 feet; (12) thence N. 85°50'11" E. 360.15 feet; (13) thence N. 86°08'00" E. 578.97 feet; thence N. 28°46'52" E. 714.39 feet along a small ridge to a fence line; thence N. 16°09'40" W. 304.00 feet across Cedar Creek to a fence line along an access road; thence along said fence on the Southerly side of said access road the following 11 courses (1) N. 59°59'06" E. 343.62 feet; (2) thence N. 82°02'50" E. 314.92 feet; (3) thence S. 78°19'44" E. 417.40 feet; (4) thence N. 57°08'58" E. 612.89 feet; (5) thence N. 79°19'52" E. 367.06 feet; (6) thence N. 36°51'54" E. 75.61 feet; (7) thence N. 55°00'37" E. 470.77 feet; (8) thence N. 17°07'10" E. 273.12 feet; (9) thence N. 22°33'49" E. 283.60 feet; (10) thence N. 43°38'52" E. 634.08 feet; (11) thence N. 25°23'05" E. 66.61 feet to the North-South center Section line of Section 26, Township 2 South, Range 38 E.B.M.; thence S. 00°06'31" W. 1372.20 feet along said center Section line to the S $\frac{1}{4}$ corner of said Section 26; thence S. 89°56'27" E. 1318.53 feet along the Section line to the NE corner of the W $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 35, Township 2 South, Range 38 E.B.M.; thence S. 00°01'25" E. 2635.66 feet along the E. line of said W $\frac{1}{4}$ NE $\frac{1}{4}$ to the SE corner of said W $\frac{1}{4}$ NE $\frac{1}{4}$; thence N. 89°57'46" W. 1323.78 feet to the SW corner of said W $\frac{1}{4}$ NE $\frac{1}{4}$; thence S. 00°05'26" W. 1318.92 feet to the SE corner of the NE $\frac{1}{4}$ SW $\frac{1}{4}$ of said Section 35; thence N. 89°57'20" W. 1315.97 feet to the SW corner of said NE $\frac{1}{4}$ SW $\frac{1}{4}$; thence N. 00°03'13" E. 1318.75 feet to the NW corner of said NE $\frac{1}{4}$ SW $\frac{1}{4}$; thence N. 89°57'46" W. 1316.83 feet to the W $\frac{1}{4}$ corner of said Section 35 thence S. 00°00'59" W. 1318.58 feet to the SE corner of the NE $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 34, Township 2 South, Range 38 E.B.M.; thence S. 89°56'07" W. 1321.42 feet to the SW corner of said NE $\frac{1}{4}$ SE $\frac{1}{4}$; thence S. 00°03'29" W. 1319.23 feet to the SE corner of the SW $\frac{1}{4}$ SE $\frac{1}{4}$ of said Section 34; thence S. 89°54'26" W. 958.65 feet along the Section line to the NE corner of Lot 2, Section 3, Township 3 South, Range 38 E.B.M.; thence S. 00°17'44" E. 1672.77 feet to the SE corner of said Lot 2; thence S. 89°48'13" W. 3959.84 feet to the SW corner of Lot 4 of said Section 3; thence N. 00°10'29" W. 1679.92 feet to the NW corner of said Lot 4; thence S. 89°54'26" W. 353.78 feet along the Section line to the SW corner of the E $\frac{1}{4}$ E $\frac{1}{4}$ of Section 33, Township 2 South, Range 38 E.B.M.; thence N. 00°00'21" W. 5293.70 feet to the NW corner of said E $\frac{1}{4}$ E $\frac{1}{4}$ of Section 33; thence N. 00°10'41" W. 347.52 feet along the W. line of the SE $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 28, Township 2 South, Range 38 E.B.M., to the meanders of Cedar Creek; thence S. 74°07'23" E. 72.08 feet along Cedar Creek to the SW corner of Deed Instrument No. 302706; thence along the meander of Cedar Creek and along the S. line of said Deed Instrument No. 302706 the following 13 courses (1) S. 74°07'23" E. 52.68 feet; (2) thence S. 50°12'15" E. 181.50 feet (3) thence N. 26°34'29" E. 120.45 feet; (4) thence N. 21°57'21" E. 90.32 feet;

(5) the N. 10°23'56" E. 100.95 feet; (6) thence N. 81°45'15" E. 73.09 feet; (7) thence S. 43°13'01" E. 201.76 feet; (8) thence S. 43°27'13" E. 144.86 feet; (9) thence S. 23°59'31" E. 19.03 feet; (10) thence S. 86°04'58" E. 174.79 feet; (11) thence S. 79°49'49" E. 344.16 feet; (12) thence S. 04°20'39" E. 59.27 feet; (13) thence S. 79°49'29" E. 120.97 feet to the point of beginning.

ALSO that portion of the NW¼SE¼ of Section 26, Township 2 South, Range 38 E.B.M, Bingham County, Idaho, lying South and East of a fence line on the Northerly side of Cedar Creek Association Access Road more particularly described as a line running from the SW corner of said NW¼SE¼ to the NE corner of said NW¼SE¼ of said Section 26.

TOGETHER WITH all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining, including all water, water rights, ditch and ditch rights.

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee and to the Grantee's heirs and assigns forever. And the said Grantor does hereby covenant to and with the said Grantee, that the Grantor is the owner 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 Grantor will warrant and defend the same from all claims whatsoever.

Dated: SEPTEMBER 2, 1992

THE LLOYD STOLWORTHY FAMILY LIMITED
PARTNERSHIP

BY: Partner

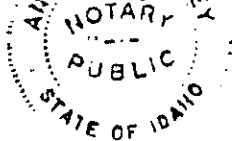
BY: Partner

STATE OF IDAHO

COUNTY OF BINGHAM

On the 2nd day of September, 1992, before me, a Notary Public in and for said State, personally appeared LLOYD STOLWORTHY and Lucille Stolworthy, known to me to be one of the partners in the partnership of The Lloyd Stolworthy Family Limited Partnership-B, and the partners or one of the partners who subscribed said partnership name to the foregoing instrument, and acknowledged to me that he executed the same in partnership name.

Notary Public
Residing at: Blackfoot
Commission Expires: 8/20/94



409764

BINGHAM COUNTY, IDAHO
CLERK OF COURT

FEE \$6.00

92 SEP -2 PM 4:45

RECORDED AT THE REQUEST OF

FIRST AMERICAN TITLE COMPANY

R 38E

T2S

