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STATE OF IDAHO

DEPARTMENT OF WATER RESOURCES

NOTICE OF CHANGE IN WATER RIGHT OWNERSHIP

*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 numbers (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
SEE ATTACHED LIST		

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)
- Bowler Ranches, Inc.
246 Roosevelt St., American Falls, ID 83211

4. New Owner/Claimant(s)
- Name Connector (check one) ☐ and, ☐ or, ☐ and/or
KBCP, LLC
- New Mailing Address 3062 S. Frontage Road
- City, State, Zip code American Falls, ID 83211
- New Telephone Number 208-226-2773

5. Date you acquired the property December , 2008

RECEIVED

JAN 07 2009

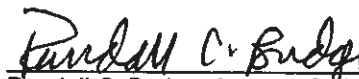
Department of Water Resources
Eastern Region

6. If the change in ownership affects the entire water right for each water right or adjudication claim number list 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 will not be split, skip this area and proceed to line7)		
Water Use	Diversion Rate or Volume (cubic feet per second or acre-feet per annum)	Description (acres, number and type of stock, homes, etc.)
Water Right and/or Adjudication Claim Number _____		
Irrigation		
Stock		
Domestic		
Other		
Totals		
Water Right and/or Adjudication Claim Number _____		
Irrigation		
Stock		
Domestic		
Other		
Totals		
Water Right and/or Adjudication Claim Number _____		
Irrigation		
Stock		
Domestic		
Other		
Totals		

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.

7. Signature of New Owner(s) or Claimant(s)
(include title if applicable)


Randall C. Budge, Attorney for KBCP, LLC.

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.

Received by BMK
Receipted by _____
Processed by _____ AJ

Date 1-7-09
Date _____
Date _____ WR _____

Fee 500.00
Receipt No. E034707
Date _____

DE✓
LAW OFFICES OF

**RACINE OLSON NYE BUDGE & BAILEY
CHARTERED**

201 EAST CENTER STREET
POST OFFICE BOX 1391
POCATELLO, IDAHO 83204-1391

TELEPHONE (208) 232-6101
FACSIMILE (208) 232-6109

www.racinelaw.net

SENDER'S E-MAIL ADDRESS: rcb@racinelaw.net

W. MARCUS W. NYE
RANDALL C. BUDGE
JOHN A. BAILEY, JR.
JOHN R. GOODELL
JOHN B. INGELSTROM
DANIEL C. GREEN
BRENT O. ROCHE
KIRK B. HADLEY
FRED J. LEWIS
ERIC L. OLSEN
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RICHARD A. HEARN, M.D.
DAVID E. ALEXANDER
LANE V. ERICKSON
PATRICK N. GEORGE
SCOTT J. SMITH
STEPHEN J. MUHONEN
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JOSHUA D. JOHNSON
JONATHAN S. BYINGTON
DAVE BAGLEY
CAROL TIPPI VOLYN
THOMAS J. BUDGE
CANDICE M. MCHUGH
JONATHAN M. VOLYN
MARK A. SHAFFER

BOISE OFFICE
101 SOUTH CAPITOL
BOULEVARD, SUITE 208
BOISE, IDAHO 83702
TELEPHONE: (208) 395-0011
FACSIMILE: (208) 433-0167

IDAHO FALLS OFFICE
477 SHOUP AVENUE
SUITE 203A
IDAHO FALLS, ID 83402
TELEPHONE: (208) 526-6101
FACSIMILE: (208) 528-6109

COEUR D'ALENE OFFICE
250 NORTHWEST
BOULEVARD, SUITE 106A
COEUR D'ALENE, ID 83814
TELEPHONE: (208) 765-6888

ALL OFFICES TOLL FREE
(877) 232-6101

LOUIS F. RACINE (1917-2008)
WILLIAM D. OLSON, OF COUNSEL

January 6, 2009

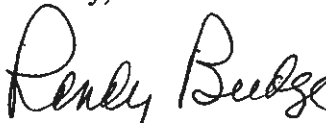
Idaho Department of Water Resources
Eastern Region
Attention Bobbi
900 N. Skyline Drive, Suite A
Idaho Falls, Idaho 83402

Re: *Koompin-Bowler Ranches Transaction*
Notice of Change of Water Right Ownership

Dear Bobbi:

Thanks for your call today and the information regarding the above water rights. Enclosed is our check in the amount of \$500 for 20 water rights.

Sincerely,


RANDALL C. BUDGE

RCB:rr
Enclosures

RR
RECEIVED
JAN 10 2009
Department of Water Resources
Eastern Region

LAW OFFICES OF

**RACINE OLSON NYE BUDGE & BAILEY
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SENDER'S E-MAIL ADDRESS: rcb@racinelaw.net

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(877) 232-6101

LOUIS F. RACINE (1917-2005)
WILLIAM D. OLSON, OF COUNSEL

December 30, 2008

Idaho Department of Water Resources
Eastern Region
900 N. Skyline Drive, Suite A
Idaho Falls, Idaho 83402

*Re: Koompin-Bowler Ranches Transaction
Notice of Change of Water Right Ownership*

To Whom It May Concern:

Enclosed you will find original and extra copy of Notice of Change in Water Right Ownership. Please file the original and file stamp the extra copy and return it to me in the enclosed return envelope. Also enclosed is check in the amount of \$1275 (51 rights x \$25) for filing fees. If you have any questions don't hesitate to call.

Sincerely,


RANDALL C. BUDGE

RR

RCB:rr
Enclosures

RECEIVED

JAN 02 2009

Department of Water Resources
Eastern Region

IDWR Water Right and Adjudication Search

Note: This search tool is used for both active and inactive water rights. If you want to search only active water rights, please uncheck the box below.
☒ Search for both active and inactive water right records.

Search Results

Type of Query

USAGE INSTRUCTION

☐ All SRBA & Water Rights	
SRBA ☐ Claims ☐ Recommendations ☐ Both	Water Rights ☐ Applications ☐ Permits ☐ Decrees, Licenses and Statutory Claims ☐ Transfers ☒ All of the above

Basin

Who

What

When

Where

Clear

Search

Help

Query parameters:

OrganizationName = Bowler Ranches

Search for: both active and inactive Records

Information for type: Application

	Record	Basin	Sequence	Suffix	Version	Basis	Status	Priority Date	Diversion Rate	Source List	Water Uses	Owner List
Details Related Documents General Provision	1	35	8844				See Remarks					BOWLER RANCHES INC (Current)
Details General Provision	2	35	9025				Active	1993-06-29	6.4	GROUND WATER	IRRIGATION	BOWLER RANCHES INC (Current)

Information for type: Statutory Claim, Decree and License

	Record	Basin	Sequence	Suffix	Version	Basis	Status	Priority Date	Diversion Rate	Source List	Water Uses	Owner List
Details Related Documents General Provision	3	35	4093			Statutory Claim	Active	1961-06-01	2.5	GROUND WATER	IRRIGATION	BOWLER RANCHES INC (Current); POWER COUNTY IMPLEMENT (Current)
Details Pedigree Related Documents General Provision	4	35	7233			Decreed	Parent	1972-05-17	1.78	GROUND WATER	IRRIGATION	BOWLER RANCHES INC (Current)
Details Related Documents General Provision	5	35	7275			Decreed	Active	1973-01-26	2.64	GROUND WATER	IRRIGATION	BOWLER RANCHES INC (Current)
Details Related Documents General Provision	6	35	7399			Decreed	Active	1974-03-28	0.4	GROUND WATER	IRRIGATION	BOWLER RANCHES INC (Current)
Details Pedigree Related Documents General Provision	7	35	7400			Decreed	Parent	1974-03-28	4.82	GROUND WATER	IRRIGATION	BOWLER RANCHES INC (Current)

OK	Details	8	35	WR 7401		Decreed	Active	1974-03-28	5.28	GROUND WATER	IRRIGATION	BOWLER RANCHES INC (Current)	3
	Related Documents					Done							
	General Provision												
OK	Details	9	35	WR 7402		Decreed	Active	1974-03-28	1.94	GROUND WATER	IRRIGATION	BOWLER RANCHES INC (Current)	4
	Related Documents					Done							
	General Provision												
	Details	10	35	7405	35-13387	Decreed	Parent	1974-03-28	4.74	GROUND WATER	IRRIGATION	BOWLER RANCHES INC (Current)	
	Pedigree				35-13388								
	Related Documents												
	General Provision												
	Details	11	35	7408	35-13314	Decreed	Parent	1974-03-28	4.22	GROUND WATER	IRRIGATION	BOWLER RANCHES INC (Current)	
	Pedigree				35-13397								
	Related Documents												
	General Provision												
	Details	12	35	8332	35-13410	License	Parent	1983-12-05	2.64	GROUND WATER	IRRIGATION	BOWLER RANCHES INC (Current); POWER COUNTY IMPLEMENT (Current)	
	Pedigree				35-13411								
	Related Documents												
	General Provision												
	Details	13	35	8347	35-13383	License	Parent	1984-04-17	5.95	GROUND WATER	IRRIGATION	BOWLER RANCHES INC (Current)	
	Pedigree				35-13384								
	Related Documents												
	General Provision												
OK	Details	14	35	WR 8806		License	Active	1989-08-23	0.04	GROUND WATER	COMMERCIAL STOCKWATER	BOWLER RANCHES INC (Current)	5
	Related Documents					Done							
	General Provision												
	Details	15	35	8844	35-13381	License	Parent	1989-08-14	1.6	GROUND WATER	IRRIGATION	BOWLER RANCHES INC (Current)	
	Pedigree				A 35-13382								
	Related Documents												
	General Provision												
OK	Details	16	35	WR 12428		Decreed	Active	1938-03-15	0.16	GROUND WATER	DOMESTIC STOCKWATER	BOWLER RANCHES INC (Current)	6
	General Provision					Done							
OK	Details	17	35	WR 12429		Decreed	Active	1942-05-10	0.09	GROUND WATER	DOMESTIC STOCKWATER	BOWLER RANCHES INC (Current)	7
	General Provision					Done							
OK	Details	18	35	WR 12430		Decreed	Active	1948-04-05	0.07	GROUND WATER	STOCKWATER	BOWLER RANCHES INC (Current)	8
	General Provision					Done							
	Details	19	35	WR 12432		Decreed	Active	1952-03-10	0.07	GROUND WATER	STOCKWATER	BOWLER RANCHES INC (Current)	9
	General Provision					Done							
OK	Details	20	35	WR 12433		Decreed	Active	1938-03-10	0.07	GROUND WATER	STOCKWATER	BOWLER RANCHES INC (Current)	10
	General Provision					Done							
OK	Details	21	35	WR 13381		License	Active	1989-08-14	1.22	GROUND WATER	IRRIGATION	BOWLER RANCHES INC (Current)	11
	Pedigree					Done							
	Related Documents												
	General Provision												
	Details	22	35	13382		License	Active	1989-08-14	0.38	GROUND WATER	IRRIGATION	BOWLER RANCHES INC (Current)	
	Pedigree												
	Related Documents												
	General Provision												

Information for type: Statutory Claim, Decree and License

	Record	Basin	Sequence	Suffix	Version	Basis	Status	Priority Date	Diversion Rate	Source List	Water Uses	Owner List
Details Pedigree Related Documents General Provision	23	35	13383	35	13412 13413	License	Parent	1984-04-17	5.65	GROUND WATER	IRRIGATION	BOWLER RANCHES INC (Current)
Details Pedigree Related Documents General Provision	24	35	13384			License	Active	1984-04-17	0.3	GROUND WATER	IRRIGATION	BOWLER RANCHES INC (Current)
Details Pedigree Related Documents General Provision	25	35	13385			Decreed	Active	1974-03-28	3.94	GROUND WATER	IRRIGATION	BOWLER RANCHES INC (Current)
Details Pedigree Related Documents General Provision	26	35	13386			Decreed	Active	1974-03-28	0.26	GROUND WATER	IRRIGATION	BOWLER RANCHES INC (Current)
Details Pedigree Related Documents General Provision	27	35	13387			Decreed	Active	1974-03-28	3.84	GROUND WATER	IRRIGATION	BOWLER RANCHES INC (Current)
Details Pedigree Related Documents General Provision	28	35	13388			Decreed	Active	1974-03-28	0.9	GROUND WATER	IRRIGATION	BOWLER RANCHES INC (Current)
Details Pedigree Related Documents General Provision	29	35	13389			Decreed	Active	1972-05-17	1.65	GROUND WATER	IRRIGATION	BOWLER RANCHES INC (Current)
Details Pedigree Related Documents General Provision	30	35	13390			Decreed	Active	1972-05-17	0.13	GROUND WATER	IRRIGATION	BOWLER RANCHES INC (Current)
Details Pedigree Related Documents General Provision	31	35	13396	35	13385 13386	Decreed	Parent	1974-03-28	4.2	GROUND WATER	IRRIGATION	BOWLER RANCHES INC (Current)
Details Pedigree Related Documents General Provision	32	35	13397			Decreed	Active	1974-03-28	0.02	GROUND WATER	IRRIGATION	BOWLER RANCHES INC (Current)
Details Pedigree Related Documents General Provision	33	35	13408	35	13414 13415	Decreed	Parent	1974-03-28	4.74	GROUND WATER	IRRIGATION	BOWLER RANCHES INC (Current)
Details Pedigree Related Documents	34	35	13409			Decreed	Active	1974-03-28	0.08	GROUND WATER	IRRIGATION	BOWLER RANCHES INC (Current)

	General Provision														
OK	Details		35	35	WR 13410			License	Active	1983-12-05	2.42	GROUND WATER	IRRIGATION	BOWLER RANCHES INC (Current)	14
	Pedigree														
	Related Documents														
	General Provision														
OK	Details		36	35	WR 13411			License	Active	1983-12-05	0.14	GROUND WATER	IRRIGATION	BOWLER RANCHES INC (Current)	15
	Pedigree														
	Related Documents														
	General Provision														
OK	Details		37	35	WR 13412			License	Active	1984-04-17	4.87	GROUND WATER	IRRIGATION	BOWLER RANCHES INC (Current)	14
	Pedigree														
	Related Documents														
	General Provision														
OK	Details		38	35	WR 13413			License	Active	1984-04-17	0.78	GROUND WATER	IRRIGATION	BOWLER RANCHES INC (Current)	17
	Pedigree														
	Related Documents														
	General Provision														
OK	Details		39	35	WR 13414			Decreed	Active	1974-03-28	4.64	GROUND WATER	IRRIGATION	BOWLER RANCHES INC (Current)	18
	Pedigree														
	Related Documents														
	General Provision														
OK	Details		40	35	WR 13415			Decreed	Active	1974-03-28	0.1	GROUND WATER	IRRIGATION	BOWLER RANCHES INC (Current)	17
	Pedigree														
	Related Documents														
	General Provision														

Information for type: Permit

	Record	Basin	Sequence	Suffix	Version	Basin	Status	Priority Date	Diversion Rate	Source List	Water Uses	Owner List
Details General Provision	41	35	7403				Lapsed	X				BOWLER RANCHES INC (Current); POWER COUNTY IMPLEMENT (Current)
Details General Provision	42	35	7404				Lapsed	X				BOWLER RANCHES INC (Current); POWER COUNTY IMPLEMENT (Current)
Details General Provision	43	35	7406				Lapsed	X				BOWLER RANCHES INC (Current); POWER COUNTY IMPLEMENT (Current)
Details General Provision	44	35	7407				Lapsed	X				BOWLER RANCHES INC (Current); POWER COUNTY IMPLEMENT (Current)
Details General Provision	45	35	8348				Relinquished	X				BOWLER RANCHES INC (Current)
Details Related Documents General Provision	46	35	8844				See Remarks	Double				BOWLER RANCHES INC (Current)

Information for type: Transfer

	Record	Application ID	Applicant	Existing Water Right Nos.	Proposed Water Right Nos.	Status	Received Date	Total Div. Rate (cfs)	Total Div. Vol (af)	Total Acres	Protest Deadline
Details Related Documents General Provision	47	74093	BOWLER RANCHES INC (Transfer Applicant), <i>[Signature]</i>	35-7275, 35-7399, 35-13382, 35-13384, 35-13385, 35-13386, 35-13388, 35-13390, 35-13397, 43-13366, 43-13369,	35-7275, 35-7399, 35-13382, 35-13384, 35-13385, 35-13386, 35-13388, 35-13390, 35-13397, 43-13395, 43-13596, 43-13597, 43-13598,	Active	8/22/2007	9.1	2098	524.5	
Details Pedigree Related Documents General Provision	48	74096	BOWLER RANCHES INC (Transfer Applicant), <i>[Signature]</i>	35-13387, 43-13523, 43-13529,	35-13387, 43-13523, 43-13529,	Active	8/22/2007	3.94	750.6	188.4	
Details Pedigree Related Documents General Provision	49	74093	BOWLER RANCHES INC (Transfer Applicant),	35-7275, 35-7399, 35-13382, 35-13384, 35-13385, 35-13386, 35-13388, 35-13390, 35-13397, 43-13366, 43-13369,	35-7275, 35-7399, 35-13382, 35-13384, 35-13385, 35-13386, 35-13388, 35-13390, 35-13397, 43-13395, 43-13596, 43-13597, 43-13598,	Active	8/22/2007	9.1	2098	524.5	
Details Pedigree General Provision	50	74096	BOWLER RANCHES INC (Transfer Applicant),	35-13387, 43-13523, 43-13529,	35-13387, 43-13523, 43-13529,	Active	8/22/2007	3.94	750.6	188.4	

Number of records = 50

11, 3 = 14

(10)

IDWR Water Right and Adjudication Search

Note: This search tool is used for both active and inactive water rights. If you want to search only active water rights, please uncheck the box below.
☒ Search for both active and inactive water right records.

Search Results

Type of Query

☐ All SRBA & Water Rights

SRBA

☐ Claims

☐ Recommendations

☐ Both

Water Rights

☐ Applications

☐ Permits

☐ Decrees, Licenses and Statutory Claims

☐ Transfers

☒ All of the above

Query parameters:

lastName = Bowler

Search for: both active and inactive Records

Information for type: Statutory Claim, Decree and License

	Record	Basin	Sequence	Suffix	Version	Basis	Status	Priority Date	Diversion Rate	Source List	Water Uses	Owner List
Details General Provision						Decreed	Active	1969-09-02	0.06	GROUND WATER	DOMESTIC, STOCKWATER	BOWLER, BRUCE S (Current); BOWLER, MERRI ANN (Current)
Details Related Documents General Provision				A		Decreed	Active	1952-09-25	2.11	GROUND WATER	IRRIGATION	LARSEN, BLAINE L (Current); LARSEN, CONNIE L (Current)
Details Related Documents General Provision	3	35	2172			License	Active	1950-04-07	2.16	GROUND WATER	IRRIGATION	BOWLER, MC KINLEY (Current)
Details Related Documents General Provision						Statutory Claim	Active	1947-11-01	0.5	SPRING	DOMESTIC, IRRIGATION, POWER	BOWLER, ALDRICH (Current)
Details Related Documents General Provision						Statutory Claim	Active	1947-06-30	0.13	SPRING	IRRIGATION	BOWLER, ALDRICH (Current)
Details Related Documents General Provision						Statutory Claim	Active	1934-11-01	17	UNNAMED STREAM	POWER	BOWLER, ALDRICH (Current); FARNSWORTH, B W (Current)
Details Related Documents General Provision				A		Decreed	Active	1934-11-01	0.02	SPRINGS	DOMESTIC	BOWLER, PETER (Current)
Details Related Documents General Provision				B		Decreed	Active	1934-11-01	0.02	SPRINGS	DOMESTIC	BOWLER, PETER (Current)
Details Related Documents General Provision				A		License	Active	1974-09-10	0.01	SPRINGS	IRRIGATION	BOWLER, ALDRICH (Current)
Details												BOWLER,

Related Documents				B		License	Active	1974-09-10	0.01	SPRINGS	IRRIGATION	HOLDEN (Current)
General Provision												
Details												
Related Documents						License	Active	1988-06-20	0.02	SPRING	DOMESTIC	WUNDERLE, BETTE J (Current); WUNDERLE, ROBERT W (Current)
General Provision												
Details												
Related Documents						Decreed	Active	1928-06-01	0.04	GROUND WATER	DOMESTIC	BOWLER, PHILLIP K (Current); BOWLER, REBECCA L (Current)
General Provision												
Details												
General Provision						Decreed	Active	1960-05-01	0.05	GROUND WATER	DOMESTIC	BOWLER, ANTHONY C (Current)
Details												
General Provision						Decreed	Active	1969-10-01	0.06	GROUND WATER	DOMESTIC, STOCKWATER	BOWLER, ANNIE (Current); BOWLER, WILLIAM T (Current)
Details												
General Provision						Decreed	Active	1980-07-30	0.04	GROUND WATER	DOMESTIC	BOWLER, W SCOTT (Current)
Details												
General Provision						Decreed	Active	1969-07-15	0.03	SPRINGS	STOCKWATER	BOWLER, W SCOTT (Current)

Information for type: Permit

	Record	Basin	Sequence	Suffix	Version	Basis	Status	Priority Date	Diversion Rate	Source List	Water Uses	Owner List
Details												
Related Documents							Active	2004-08-24	0.04	SPRING, UNNAMED STREAM	AESTHETIC STORAGE, DOMESTIC	BOWLER, PETER (Current)
General Provision												
Details							Lapsed					BOWLER, BRUCE (Current)
General Provision												
Details							Lapsed					BOWLER, BRUCE (Current)
General Provision												
Details							Lapsed					BOWLER, BRUCE (Current)
General Provision												

Number of records = 20



WARRANTY DEED

For value received, Bowler Ranches, Inc., an Idaho corporation ("Grantor"), whose address is 246 Roosevelt Street, American Falls, Idaho 83211, does hereby grant, sell and convey unto KBCP, LLC, a(n) Idaho limited liability company ("Grantee"), whose address is 3062 South Frontage Road, American Falls, Idaho 83211, and its successors and assigns forever, the following described real property located in Power County, Idaho, as described in Schedule "1," attached hereto and incorporated by this reference (the "Property").

TOGETHER WITH all and singular the tenements, hereditaments, easements, rights and appurtenances thereunto belonging or in any way appertaining, the reversion and reversions, remainder and remainders, rents, issues, and profits thereof; and all estate, right, and interest in and to the Property, as well in law as in equity, including any and all water rights appurtenant to the Property.

SUBJECT only to rights reserved in federal patents, building or use restrictions, building and zoning regulations and ordinances of any governmental unit, and rights of way and easements of record, and taxes and assessments for the current year not yet due and payable.

Grantor hereby, for itself and its successors and assigns, covenants and agrees with Grantee that Grantor is lawfully seized in fee simple of the Property herein conveyed; that it has good right to sell and convey the same in the manner set forth herein and the Property is free and clear of all liens, claims and encumbrances by and through and under the Grantor; that Grantor, its successors and assigns shall warrant and defend the same unto Grantee forever against the lawful claims and demands of all persons.

IN WITNESS WHEREOF, the Grantor has caused these presents to be executed this 18 day of December, 2008.

Bowler Ranches, Inc.


By: Nancy Ross, President

State of Idaho
County of Bannock)ss.

Instrument # 195302

POWER COUNTY, IDAHO

12-23-2008

04:40:19 No. of Pages: 9

Recorded for: ALLIANCE TITLE CO.

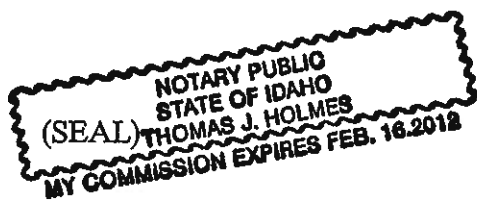
CHRISTINE STEINLIGHT Fee: 27.00

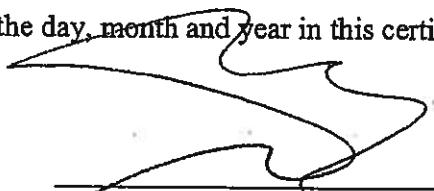
Ex-Officio Recorder Deputy 

On Dec 18, 2008, before me personally appeared Nancy Ross, personally known to me or proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he/she executed the same in his/her authorized capacity, and that by his/her signature on the instrument the entity upon behalf

of which the person acted, executed the instrument.

WITNESS MY HAND and official seal hereto affixed the day, month and year in this certificate first above written.




Notary Public for: Idaho
Residing at: Pointeille
My commission expires: _____

THE PROPERTY

Parcel 1:

Township 7 South, Range 30 East, Boise Meridian, Power County, Idaho.

Section 25:

The West ½ of the Northeast ¼ and the Southwest ¼ and the Northwest ¼ and the West ½ of the Southeast ¼, and Lots 1, 2 3, and 4.

NE SE NE SE
NE NE SE SE

Excepting that portion of Highway 39 Deeded to the State of Idaho in Deed on April 24, 1958 as Instrument No. 77765.

Except:

A tract of land in the Northeast ¼ of Section 25, Township 7 South, Range 30 East, Boise Meridian, Power County, Idaho, described as follows:

COMMENCING at the Northeast corner of said Section 25;
Thence South, along the East line of said Section 1062.18 feet;
Thence South 56°35' West, 35.94 feet to a ½" iron pin marking the Northeast corner of Funk Irrigation Company property, the TRUE POINT OF BEGINNING.
Thence South 56°35' West, along said North line 1047.86 feet to the Northwestern right-of-way of Federal Aid Project No. SDS-1721(4) (State Highway 39) to a ½" iron pin marking the Northwest corner of said Funk property;
Thence North 30°50' West, along said right of way 1919.09 feet to a Highway monument that is 50.00 feet right of Station 90+01.6 Point of Spiral;
Thence along a parallel spiral to the right and 50.00 feet right of a centerline spiral having a spiral angle of 5°24', "a" value of 5/6, and a spiral length of 360.00 feet, for a distance along said parallel spiral of 6.31 feet to the South side of South Pleasant Valley Road;
Thence South 89°16' East, along the South side of said Road, 1644.44 feet;
Thence along a curve to the right, having a radius of 220.00 feet; through a central angle of 89°16', for an arc length of 342.76 feet;
Thence South 835.15 feet to the TRUE POINT OF BEGINNING.

Except:

A parcel of land, partly in Lot 2 and Lot 3 of Section 25, Township 7 South, Range 30 East, Boise Meridian, Power County, Idaho, described as follows:

COMMENCING at the West ¼ corner of Section 30, Township 7 South, Range 31 East, Boise Meridian, Power County, Idaho;
Thence North, along the East line of said Section 25, 577.75 feet;
Thence South 56°55' West, 35.80 feet, to the West side of an existing county road, and the TRUE POINT OF BEGINNING;

Thence South along the West side of said County road, 884.26 feet to the Northeasterly right of way of State Highway 39;

Thence North 30°50' West, along said highway right-of-way, 741.47 feet;

Thence North 56°55' East 453.57 feet to the TRUE POINT OF BEGINNING.

Except:

A parcel of land in Lots 1 and 2 of Section 25, Township 7 South, Range 30 East, Boise Meridian, Power County, Idaho, described as follows:

COMMENCING at the West ¼ corner of Section 30 on the Range line between Range 30 East, and Range 31 East;

Thence North 577.53 feet;

Thence South 56°55' West, 35.80 feet to the West side of an existing County road and the TRUE POINT OF BEGINNING;

Thence South 56°55' West 453.57 feet to the East right of way of State Highway No. 39;

Thence North 30°50' West, along said right of way 965.00 feet;

Thence North 56°35' East, 1047.86 feet to the West side of the above mentioned County Road;

Thence South along said County road 1158.11 feet to the TRUE POINT OF BEGINNING.

Township 7 South, Range 31 East, Boise Meridian, Power County, Idaho.

Section 30:

Lots 10 and 11, lying South and West of Highway 39 in Section 30, Township 7 South, Range 31 East, Boise Meridian, Power County, Idaho, except:

A parcel of land being on the Southwesterly side of the centerline of State Highway No. 39, Project No. ST-1721(518) Highway survey as shown on the plans thereof now on file in the Office of the Department of Highways of the State of Idaho, and being a portion of Government Lot 11 of Section 30, Township 7 South, Range 31 East, Boise Meridian, Described as follows, to-wit:

BEGINNING at the point of intersection of the Southwesterly right of way line of existing State Highway No. 39, Project No. S-1721(4) Highway survey as shown on the plans thereof now on file in the Office of the Department of Highway of the State of Idaho and as described in that certain Warranty Deed dated December 16, 1957, recorded March 13, 1958 in Book 102 of Deeds on page 484 as Instrument No. 77623 Records of Power County, Idaho and the East line of Government Lot 11, Section 30, Township 7 South, Range 31 East, Boise Meridian, which point is approximately 873.0 feet North and 647.0 feet East from the Southwest corner of said Section 30;

Thence Northwesterly along said existing Southwesterly right of way line 248.0 feet, more or less, to a point that bears South 58°39' West 65.0 feet from station 41+20.5 of said existing Highway Survey;

Thence South 27°40'16" East 50.0 feet to a point that bears South 59°35'24" West 48.85 feet from station 7+56.95 of said State Highway No. 39, Project No. ST-1721(518) Highway Survey;

Thence South 28°54'18" East 231.43 feet to a point in the East line of said Government Lot 11;
Thence North 0°10'16" East along said Eats line 40.0 feet to the REAL POINT OF
BEGINNING.

Parcel 2:

Township 8 South, Range 29 East, Boise Meridian, Power County, Idaho.

Section 9: Southwest $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ and that portion of the North $\frac{1}{2}$ of the Southeast $\frac{1}{4}$
that is South of the railroad right of way.

Section 10: Southeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ and the South $\frac{1}{2}$.

Section 11: The East $\frac{1}{2}$ and the East $\frac{1}{2}$ of the Northwest $\frac{1}{4}$ and the Southwest $\frac{1}{4}$ of the Northwest
 $\frac{1}{4}$ and the Southwest $\frac{1}{4}$.

Section 12: The West $\frac{1}{2}$ of the West $\frac{1}{2}$.

Section 13: The South $\frac{1}{2}$ and the West $\frac{1}{2}$ of the Northwest $\frac{1}{4}$.

Section 14: All

Section 15: All

Section 21: Southeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ and the Southeast $\frac{1}{4}$.

Except:

A tract of land in the Southwest $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of Section 21, Township 8 South, Range
29 East, Boise Meridian, Power County, Idaho, described as follows:

BEGINNING at the South $\frac{1}{4}$ corner of said Section 21;

Thence North 89°54'46" East along the South line of said Section, 200.00 feet;

Thence North 0°18'29" East, parallel with the West line of said Southwest $\frac{1}{4}$ of the Southeast $\frac{1}{4}$,
435.60 feet;

Thence South 89°54'46" West, parallel with the South line of said Section, 200.0 feet to the
West line of said Southwest $\frac{1}{4}$ of the Southeast $\frac{1}{4}$;

Thence South 0°18'29" West, along said West line, 435.60 to the POINT OF BEGINNING.

Section 22: All

Section 23: All

Except:

A parcel of land in the Northwest $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of Section 23, Township 8 South, Range

29 East, Boise Meridian, Power County, Idaho, described as follows:

COMMENCING at the Northwest corner of said Section 23;

Thence South $89^{\circ}54'51''$ East, along the North line of said Section, 327.11 feet to the TRUE POINT OF BEGINNING;

Thence South $89^{\circ}54'51''$ East, continuing along said North line, 475.00 feet;

Thence South $00^{\circ}05'04''$ West, leaving said North line, 330.00 feet to a $\frac{1}{2}$ " rebar and plastic cap stamped PLS 843;

Thence North $89^{\circ}54'51''$ West, on a line parallel with said North line, 457.52 feet to a $\frac{1}{2}$ " rebar and plastic cap stamped PLS 843, said rebar falls in a fence line running in a North-South direction;

Thence North $02^{\circ}56'50''$ West, along said fence line, 330.46 feet to the TRUE POINT OF BEGINNING.

Section 24: All

Section 25: All

Section 26: All

Except:

A tract of land in Sections 23, 24, 25 and 26, Township 8 South, Range 29 East, Boise Meridian, Power County, Idaho, described as follows:

COMMENCING at the Northeast corner of Section 24;

Thence South $89^{\circ}52''$ West along the North line of said Section 2511.80 feet;

Thence South $00^{\circ}08'$ East 30.00 feet to the TRUE POINT OF BEGINNING;

Thence along a curve to the right having a radius of 1560.00 feet, through a central angle of $25^{\circ}48'20''$ for an arc length of 702.61 feet;

Thence South $25^{\circ}40'20''$ West 545.04 feet;

Thence South $03^{\circ}13'26''$ East 428.48 feet;

Thence along a curve to the left, having a radius of 1440.00 feet, through a central angle of $22^{\circ}18'$ for an arc length of 560.46 feet;

Thence South $25^{\circ}31'26''$ East 673.99 feet;

Thence South $01^{\circ}27'04''$ East 336.77 feet;

Thence along a curve to the right, having a radius of 1500.00 feet, through a central angle of $27^{\circ}30'50''$ for an arc length of 720.32 feet;

Thence from a tangent bearing South $22^{\circ}39'25''$ West along a curve to the left, having a radius of 1350.00 feet through a central angle of $65^{\circ}55'51''$ for an arc length of 1553.46 feet;

Thence from a tangent bearing South $43^{\circ}16'26''$ East along a curve to the right, having a radius of 1660.00 feet, through a central angle of $209^{\circ}03'58''$ for an arc length of 6057.16 feet;

Thence North $14^{\circ}12'28''$ West 493.58 feet to a point which intersects the North, South Section line common to Section 25 and 26;

Thence North $00^{\circ}14'37''$ East along said Section line 574.26 feet;

Thence North $89^{\circ}50'$ West 200.00 feet;

Thence South 00°14'37" West 620.02 feet;
Thence from a tangent bearing South 43°33'13" West along a curve to the right, having a radius of 2000.00 feet, through a central angle of 102°11'31" for an arc length of 3567.17 feet;
Thence North 55°44'44" East 4004.71 feet;
Thence from a tangent bearing North 28°15'12" West along a curve to the right having a radius of 1500.00 feet, through a central angle of 51°54'06" for an arc length of 1358.79 feet;
Thence from a tangent bearing North 23°38'54" East along a curve to the left having a radius of 1900.00 feet through a central angle of 54°05'49" for an arc length of 1793.92 feet;
Thence from a tangent bearing North 30°26'54" West along a curve to the right having a radius of 1560.00 feet, through a central angle of 30°24'21" for an arc length of 827.86 feet to a point on the Southerly right of way of an existing County Road;
Thence South 89°43' East along said right of way 340.00 feet to a point on the North, South Section line common to Section 23 and 24;
Thence North 89°52' East continuing along said right of way 2780.01 feet to the TRUE POINT OF BEGINNING.

Section 27: North ½ and the Northeast ¼ of the Southeast ¼.

Township 8 South, Range 30 East, Boise Meridian, Power County, Idaho;

Section 18: Southwest ¼.

Section 19: West ½.

Section 30: Northwest ¼ and the North ½ of the Southwest ¼.

Parcel 3:

Lots 4-13, and the East 23.83 feet of Lot 14, Block 35, American Falls Reclamation Addition, as the same appears on the official plat thereof, in the Records of Power County, Idaho.

Together with the following easements:

The easement reserved in that certain "Warranty Deed" recorded on October 21, 1999 in Power County as Instrument Number 173783 in the real property records of Power County, Idaho, where Bowler Ranches, Inc. granted, bargained, sold, and conveyed certain property to KBC Farms, L.L.C., described as follows:

An easement 15.00 feet in width, 7.50 feet on each side of the following described centerline:
COMMENCING at the Northeast corner of Section 24;
Thence South 89°52" West along the North line of said Section 2511.80 feet;
Thence South 00°08' East 30.00 feet to the TRUE POINT OF BEGINNING;
Thence along a curve to the right having a radius of 1560.00 feet, through a central angle of 25°48'20" for an arc length of 702.61 feet;
Thence South 25°40'20" West 545.04 feet;
Thence South 03°13'26" East 428.48 feet;

Thence along a curve to the left, having a radius of 1440.00 feet, through a central angle of 22°18' for an arc length of 560.46 feet;
Thence South 25°31'26" East 673.99 feet;
Thence South 01°27'04" East 336.77 feet;
Thence along a curve to the right, having a radius of 1500.00 feet, through a central angle of 27°30'50" for an arc length of 720.32 feet;
Thence from a tangent bearing South 22°39'25" West along a curve to the left, having a radius of 1350.00 feet through a central angle of 65°55'51" for an arc length of 1553.46 feet;
Thence from a tangent bearing South 43°16'26" East along a curve to the right, having a radius of 1660.00 feet, through a central angle of 209°03'58" for an arc length of 6057.16 feet;
Thence North 14°12'28" West 493.58 feet to a point which intersects the North, South Section line common to Section 25 and 26;
Thence North 00°14'37" East along said Section line 574.26 feet;
Thence North 89°50' West 200.00 feet;
Thence South 00°14'37" West 620.02 feet;
Thence from a tangent bearing South 43°33'13" West along a curve to the right, having a radius of 2000.00 feet, through a central angle of 102°11'31" for an arc length of 3567.17 feet;
Thence North 55°44'44" East 4004.71 feet;
Thence from a tangent bearing North 28°15'12" West along a curve to the right having a radius of 1500.00 feet, through a central angle of 51°54'06" for an arc length of 1358.79 feet;
Thence from a tangent bearing North 23°38'54" East along a curve to the left having a radius of 1900.00 feet through a central angle of 54°05'49" for an arc length of 1793.92 feet;
Thence from a tangent bearing North 30°26'54" West along a curve to the right having a radius of 1560.00 feet, through a central angle of 30°24'21" for an arc length of 827.86 feet to a point on the Southerly right of way of an existing County Road;
Thence South 89°43' East along said right of way 340.00 feet to a point on the North, South Section line common to Section 23 and 24;
Thence North 89°52' East continuing along said right of way 2780.01 feet to the TRUE POINT OF BEGINNING.

The easement reserved in that certain "Warranty Deed" recorded on September 21, 2004 as Instrument Number 185736 in the real property records of Power County, Idaho, where Bowler Ranches, Inc. granted, bargained, sold, and conveyed certain property to Koompin Bros., L.L.C., described as follows:

An easement for ingress and egress 60.00 feet wide with the east line of said easement running contiguous with and along the west line of the following property:

A parcel of land in the Northwest ¼ of the Northwest ¼ of Section 23, Township 8 South, Range 29 East, Boise Meridian, Power County, Idaho, described as follows:

COMMENCING at the Northwest corner of said Section 23;
Thence South 89°54'51" East, along the North line of said Section, 327.11 feet to the TRUE POINT OF BEGINNING;
Thence South 89°54'51" East, continuing along said North line, 475.00 feet;
Thence South 00°05'04" West, leaving said North line, 330.00 feet to a ½" rebar and plastic cap

stamped PLS 843;

Thence North $89^{\circ}54'51''$ West, on a line parallel with said North line, 457.52 feet to a $\frac{1}{2}$ " rebar and plastic cap stamped PLS 843, said rebar falls in a fence line running in a North-South direction;

Thence North $02^{\circ}56'50''$ West, along said fence line, 330.46 feet to the TRUE POINT OF BEGINNING.

Also a water line easement being 10.00 feet in width, 5.00 feet on each side of the following described centerline:

Commencing at the NE corner of the above described parcel; thence, S $00^{\circ}05'04''$ W, along the East line of said parcel, 35.00 feet to the TRUE POINT OF BEGINNING; thence, S $89^{\circ}54'51''$ E, on a line parallel with and 5.00 feet south of the Southerly right-of-way line of Lake Channel Road, 714.44 feet; thence, S $00^{\circ}07'51''$ W, 144.28 feet.