

726969.

WARRANTY DEED

5454

For Value Received

NORMA NELSON, a widow

BOOK 282 PAGE 140

the grantor does hereby grant, bargain, sell and convey unto OSCAR SINGER
1314 Sherman Avenue
Coeur d'Alene, Idaho 83814

the grantee, the following described premises, in Kootenai County Idaho, to wit:

A part of East $\frac{1}{2}$ of the East $\frac{1}{2}$ of the
Northwest $\frac{1}{4}$ of the Northwest $\frac{1}{4}$; Section 8
Township 51 North, Range 3 West Boise Meridian
Described as follows:
Commencing 800 feet South and 30 feet East
of the Northwest corner of said property;
thence East 208 feet; thence
South 208 feet; thence West 208 feet;
thence North 208 feet.

Together with a right of way for ingress and egress from
said property Northerly to the County Road.

Also together with a right to lay and maintain a water line
and to draw water from a spring and well located in the
West $\frac{1}{2}$ of the Northwest $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of said Section
8; which well is approximately 800 feet Northwesterly of
the property above described.

The grantee shall have the right to take and draw water for
one (1) dwelling for domestic purposes only, all persons
using said well and or spring shall pay their prorata share
of maintenance and operational costs.

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee,
heirs and assigns forever. And the said Grantor does hereby covenant to and
with the said Grantee, that he the owner in fee simple of said premises; that they are free
from all incumbrances except for easements in view and of record

and that he will warrant and defend the same from all lawful claims whatsoever.

Dated: March 30, 1977
Norma Nelson
Norma Nelson

STATE OF IDAHO, COUNTY OF Kootenai
On this 30 day of March, 1977,
before me, a notary public in and for said State, personally
appeared
Norma Nelson

known to me to be the person whose name is
subscribed to the within instrument, and acknowledged to
me that she executed the same.

Residing at Coeur d'Alene, Idaho
Comm. Expires 1980

STATE OF IDAHO, COUNTY OF Kootenai
I hereby certify that this instrument was filed for record at
the request of KOOTENAI COUNTY TITLE CO.
at 30 minutes past 10 o'clock a m.,
this APR 8 1977 day of April,
in my office, and duly recorded in Book
of Deeds at page

CAROL DEITZ
Ex-Officio Recorder

By Nancy Heat
Fees \$ 1.00
Mail to Grantee

Deputy.

INSTRUMENT NO