



First American Title Company

1866 North Lakewood Drive, Coeur d'Alene, ID 83814

(208)667-0567- Fax (208)765-2050

FAX TRANSMITTAL

DATE: **01/12/2015 10:44:44 AM**

FILE NO.: **452071-C**

TO: **Dept. Water Resource**
Attn: **Shaun Maxey**

FAX: **1(208)762-2819**

FROM: **Nadine Cooper**

Special Instructions/Comments: **Good Morning Mr. Maxey:**

Please find the signed Warranty Deed you needed for your file.

Please let us know if you need anything else.

Nadine

SCANNED

JAN 12 2015

Thank You For Your Business! We Know You Have A Choice.

IMPORTANT NOTICE:

Should any of these papers require an **ORIGINAL SIGNATURE** and your fax machine produces the facsimile on thermal paper, please **PHOTOCOPY** then sign the photocopy.

We will "not" accept an Original Signature on THERMAL fax paper.

Thank you for your cooperation in this matter.

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SCANNED

JAN 12 2015

RECORDING REQUESTED BY
First American Title Company

AND WHEN RECORDED MAIL TO:
Ken A. Crawley
25777 S. Latour Creek Road
Cataldo, ID 83810

Space Above This Line for Recorder's Use Only

WARRANTY DEED

File No.: **452071-C (mj)**

Date: **March 06, 2013**

For Value Received, **Ronald G. Simmons and Lillian E. Simmons, who is executing this deed to terminate her homestead interest only, husband and wife,** hereinafter called the Grantor, hereby grants, bargains, sells and conveys unto **Ken A. Crawley and Kathryn A. Crawley, husband and wife,** hereinafter called the Grantee, whose current address is **25777 S. Latour Creek Road, Cataldo, ID 83810**, the following described premises, situated in **Kootenai County, Idaho**, to-wit:

Legal Description attached hereto as Exhibit A, and by this referenced incorporated herein.

SUBJECT TO all easements, right of ways, covenants, restrictions, reservations, applicable building and zoning ordinances and use regulations and restrictions of record, and payment of accruing present year taxes and assessments as agreed to by parties above.

TO HAVE AND TO HOLD the said premises, with its 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.

SCANNED

JAN 12 2015

Date: **03/06/2013**

Warranty Deed
- continued

File No.: **452071-C (mj)**

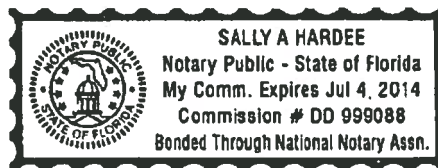
Ronald G. Simmons
Ronald G. Simmons

Lillian E. Simmons
Lillian E. Simmons

STATE OF Florida)
COUNTY OF Sumter) ss.

On this 7th day of March, 2013, before me, a Notary Public in and for said State, personally appeared **Ronald G. Simmons and Lillian E. Simmons**, known or identified to me to be the person(s) whose name(s) is/are subscribed to the within instrument, and acknowledged to me that he/she/they executed the same.

Sally A Hardee
Notary Public for the State of Florida
Residing at: The Village, FL
My Commission Expires: 07-04-2014



Date: 03/06/2013

Warranty Deed
- continued

File No.: 452071-C (mj)

EXHIBIT A

A PORTION OF THE NORTH HALF OF SECTION 23, TOWNSHIP 48 NORTH, RANGE 1 WBM, KOOTENAI COUNTY, IDAHO, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE NORTH LINE OF SAID SECTION 23, AT THE INTERSECTION WITH THE WESTERLY LINE OF LATOUR CREEK; THENCE, WEST ALONG THE NORTH LINE OF SAID SECTION 23, TO THE NORTHWEST CORNER THEREOF; THENCE, SOUTH ALONG THE WEST LINE OF SAID SECTION 23, A DISTANCE OF 330 FEET; THENCE, EAST PARALLEL WITH THE NORTH LINE OF SAID SECTION 23, TO THE WESTERLY LINE OF SAID LATOUR CREEK; THENCE, NORTHEASTERLY ALONG THE SAID WESTERLY LINE OF LATOUR CREEK TO THE POINT OF BEGINNING,

EXCEPTING THEREFROM ALL ROADS CROSSING OVER SAID PROPERTY, AS RESERVED IN THE DEED FROM MATTAWA LAND & CATTLE CO., RECORDED OCTOBER 8, 1975, IN BOOK 273 OF DEEDS, PAGE 658, RECORDS OF KOOTENAI COUNTY, IDAHO.

SCANNED

JAN 12 2015