

Maxey, Shaun

From: Adrienne New [allnewinsurance@gmail.com]
Sent: Monday, March 30, 2015 7:04 PM
To: Maxey, Shaun
Subject: 94-4238 warranty deed - 5th scan
Attachments: 2015_03_30_19_01_11.pdf

Shaun,

Here is the copy of the warranty deed when we purchased the property.

Page two references the Bull Run Water System.

I realize it is after the 1971 date but at least it documents the system.

Thanks,

Adrienne
bullrunnew@wildblue.net

SCANNED

MAR 31 2015

664761

209 888

WARRANTY DEED

For Value Received, ARMIN OTTO ZAHN and JOANN C. ZAHN,
husband and wife, Grantors, do hereby grant, bargain, sell
and convey to DOUGLAS W. NEW and ADRIENNE M. NEW, husband and
wife, Box 185, Silverton, Idaho 83867, Grantees, the following
described premises in Kootenai County, Idaho, to-wit:

Parcel 1:

A portion of the Northwest Quarter of Section 9,
Township 48 North, Range 1 West of the Boise
Meridian, Kootenai County, Idaho, which is described
as follows:

Starting at North $\frac{1}{4}$ corner of Section 9;
Thence S. $42^{\circ}30'40''$ W. 1163.00 feet to an iron rod
at the edge of the slough, which is the true point
of beginning;
Thence N. $15^{\circ}53'10''$ W. 408.63 feet to a point in
water;
Thence S. $88^{\circ}42'10''$ W. 660.26 feet to a point in
water;
Thence S. $7^{\circ}15'25''$ E. 619.94 feet to an iron rod
at the edge of the slough;
Thence continuing S. $7^{\circ}15'25''$ E. 232.64 feet to an
iron rod;
Thence N. $62^{\circ}40'25''$ E. 773.17 feet to a point;
Thence N. $11^{\circ}21'15''$ W. 115.00 feet to an iron rod,
which is the true point of beginning;
Containing 11.0 acres more or less.

Parcel 2:

A portion of the Northwest Quarter of Section 9,
Township 48 North, Range 1 West of the Boise
Meridian, Kootenai County, Idaho, which is described
as follows:

Starting at North $\frac{1}{4}$ Corner of Section 9;
Thence S. $42^{\circ}30'40''$ W. 1163.08 feet to an iron
rod at the edge of the slough;
Thence S. $11^{\circ}21'15''$ E. 115.00 feet to a point, which
is the true point of beginning;
Thence continuing S. $11^{\circ}21'15''$ E. 882.99 feet to an
iron rod on the S. E. edge of the roadway;
Thence along the roadway and crossing it S. $83^{\circ}48'00''$
W. 423.28 feet to an iron rod;
Thence N. $6^{\circ}19'15''$ W. 61.20 feet to an iron rod;
Thence N. $41^{\circ}09'10''$ W. 658.28 feet to an iron rod;
Thence N. $62^{\circ}40'25''$ E. 773.17 feet to a point, which
is the true point of beginning;
Containing 9.4 acres more or less.

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Except rights-of-way of view and of record and
Except an easement in favor of William Dole
running along the road which runs generally
along the southerly boundary of Parcel 2, for
the purpose of installing a waterline.

TOGETHER WITH an easement over and across adjacent
land of Grantors lying easterly, where the existing
roadway is located.

AND TOGETHER WITH all rights to continue to receive
domestic water from a certain spring situated upon
forest service land, and together with all rights of
Grantors in and to the Bull Run Water System, as the
same apply to the property herein conveyed.

TO HAVE AND TO HOLD the said premises, with their
appurtenances unto Grantees, their heirs and assigns forever.
Grantors do hereby covenant to and with Grantees, that they
are the owners in fee simple of said premises; that they are
free from all encumbrances and that they will warrant and
defend the same from all lawful claims whatsoever.

Dated this 21 day of December, 1974.

Otto Zahn
J. Ann C. Zahn

STATE OF IDAHO:
ss.
County of Kootenai:

On this 21 day of December, 1974, before me, the under-
signed Notary Public, personally appeared OTTO ARMIN ZAHN and
JOANN C. ZAHN, husband and wife, known to me to be the persons
whose names are subscribed to the foregoing and acknowledged
to me that they executed the same.



Robert G. Hoffman
Notary public for Idaho,
Residing at Coeur d'Alene.

FILED and recorded at the request of TITLE SECURITY OF NORTHERN IDAHO
at 3:09 P.M. this 21 day of JUN 7, 1975
By: Nancy Heath Deputy
Fee \$ 2.00
Carol Deitz
Ex-Officio Auditor-Recorder
Kootenai County, Idaho
Return to _____

RETURN TO:

SCANNED
MAR 31 2015