



State of Idaho

DEPARTMENT OF WATER RESOURCES

1341 Fillmore Street, Suite 200, Twin Falls ID 83301-3380

Phone: (208) 736-3033 FAX: (208) 736-3037

SOUTHERN REGION
July 25, 2002

DIRK KEMPTHORNE
Governor

KARL J. DREHER
Director

JANA HUNT
947 JUSTICE GRADE
HAGERMAN ID 83332

RE: 36-89G & 36-90A

Dear Mrs. Hunt,

Enclosed are the copies I promised to send. The Partial Decree for 36-90A (spring for domestic use) was issued to the Clousers, but our records show you and your husband as the current owners. (The court does not continually update their ownership records - they leave that to us.)

The Partial Decree for 36-89G was issued to you, because there was still an issue being sorted out on irrigation rights, namely the length of the irrigation season, and your ownership change/split was received by the court before things were finally settled. This right shows the **water is delivered through the John Bell Ditch and a pump in Billingsley Creek.**

I hope this information helps answer any questions you may have. If you are still unsure, feel free to give either Steve (327-5450/Boise) or myself a call at the office.

Sincerely,

Jeanie Robertson
Sr. Water Resource Agent



State of Idaho

DEPARTMENT OF WATER RESOURCES

1341 Fillmore Street, Suite 200, Twin Falls, ID 83301-3380

Phone: (208) 736-3033 FAX: (208) 736-3037

SOUTHERN REGION

June 26, 2000

DIRK KEMPTHORNE
GOVERNOR

KARL J. DREHER
DIRECTOR

BOB R HUNT
JANA C HUNT
947 JUSTICE GRADE
HAGERMAN ID 83332

RE: Decreed Water Right 36-00090A

Dear Mr. and Mrs. Hunt:

Pursuant to the change in ownership request that has been submitted to the Department, we have changed the record of current ownership to you. Please find the enclosed copies of the computer record of the water right noting the change in claimant. Review these records and if there is an error, or you have any questions, please contact this office.

Sincerely,

Trish Fawcett
Technical Records Specialist

enc.

AJ0749NP
No. 36-00090A

IDAHO DEPARTMENT OF WATER RESOURCES
ADJUDICATION CLAIM PROFILE REPORT
(REGIONAL)

DATE: 06/13/00
PAGE: 1

OWNER CODE	NAME & ADDRESS	PRIORITY DATE	WATER USE	USE PERIOD FROM TO	DIVERSION RATE	DIVERSION VOLUME
C	BOB R HUNT	06/01/1927	DOMESTIC	01-01 12-31	0.040 CFS	
C	JANA C HUNT					
	947 JUSTICE GRADE			TOTAL DIVERSION:	0.040 CFS	
	HAGERMAN ID 83332					
	(208) 837-4046					

Water Source: SPRING

Tributary to: BILLINGSLEY CREEK

Stage: DECREED

Point(s) of Diversion:

T07S R13E S11

NESENE

GOODING County

Place of use Legal Description for: DOMESTIC

	NE				NW				SW				SE			
	NENE	NWNE	SWNE	SENE	NENW	NWNW	SWNW	SENW	NESW	NWSW	SWSW	SESW	NESE	NWSE	SWSE	SESE
T R S	: Lt Ac	: Lt Ac	: Lt Ac	: Lt Ac	: Lt Ac	: Lt Ac	: Lt Ac	: Lt Ac	: Lt Ac	: Lt Ac	: Lt Ac	: Lt Ac	: Lt Ac	: Lt Ac	: Lt Ac	: Lt Ac
07S 13E 11	:	:	:	:	:	:	:	:	:	:	:	:	:	:	:	:
	:	:	:	:	:	:	:	:	:	:	:	:	:	:	:	:

POU County: GOODING

Non-Irrigation Uses: 1 HOME

Other Rights: 36-00089A

Conditions of Approval:

- N11 - THE QUANTITY OF WATER DECREED FOR THIS WATER RIGHT IS NOT A DETERMINATION OF HISTORICAL BENEFICIAL USE.
- N13 - THE QUANTITY OF WATER UNDER THIS RIGHT SHALL NOT EXCEED 13,000 GALLONS PER DAY.

Remarks: EXP THE FOLLOWING RIGHTS ARE ALSO DIVERTED THROUGH POINT OF DIVERSION DESCRIBED ABOVE: 36-00090B, 36-00090C, 36-00090D, 36-00090E, 36-00090G & 36-04008

Dates: Exam Made Date:

Verified Date:

Objection Filed Date:

Misc: Water District Number: 36A

Field Inspection Flag:
Presumption Flag:

no file



State of Idaho

DEPARTMENT OF WATER RESOURCES

1341 Fillmore Street, Suite 200, Twin Falls, ID 83301-3380

Phone: (208) 736-3033 FAX: (208) 736-3037

SOUTHERN REGION

**DIRK KEMPTHORNE
GOVERNOR**

**KARL J. DREHER
DIRECTOR**

June 13, 2000

**BOB R &/OR JANA C HUNT
947 JUSTICE GRADE
HAGERMAN ID 83332**

RE: Change of Ownership of SRBA Claims 36-00090A & 36-00089A

Dear Mr. & Mrs. Hunt,

Pursuant to your request for a change in ownership and/or the notification that you recently purchased portions of the property in which the above-referenced adjudication claim(s) is appurtenant, the department has changed the record of the current owner as requested for right listed above.

Please find enclosed a copy of your adjudication report, as it now appears in our records. Please refer to this number, 36-00090A & 36-00089G, in your future correspondence with IDWR.

I did not forward a copy of this letter to John F. Clouser since the address of record is the same as your address.

If you have any further corrections or questions please contact our office.

Sincerely,

**STEVE CLELLAND
Sr. Water Resource Agent**

ENC:

36-00090 A

Form 43-201/43-1400(6) February 3, 1997

RECEIVED

SEP 24 1999

Department of Water Resources
Southern Region
Logged ✓STATE OF IDAHO
IDAHO DEPARTMENT OF WATER RESOURCES

NOTICE OF CHANGE OF WATER RIGHT OWNERSHIP

Please print or type. Attach pages with additional information. Instructions are on the back of this page.
Incomplete forms will be returned.

1. Water Right No(s): 36-00089A/36-00090A
Adjudication Claim No(s): _____
2. The following REQUIRED information must be submitted with this form:
 - A. A copy of the most recent DEED, TITLE POLICY, CONTRACT OF SALE or other legal document indicating your ownership of the property and water rights or claims in question, WITH ATTACHED LEGAL DESCRIPTION.
AND
 - B. PLAT OF PROPERTY or SURVEY MAP for parcel of ten acres or less. (These are usually attached to your deed or on file with the county.)
OR
 - C. For water rights or adjudication claims involving ten or more irrigated acres, a USDA Farm Service Agency AERIAL PHOTO with irrigated acres outlined and point(s) of diversion clearly marked.
3. Name and Address of Former Owner/Claimant John F. Clouser and Doris H. Clouser
947 Justice Grade, Hagerman, ID 83332
4. New Owner/Claimant(s) Bob R. Hunt and Jana C. Hunt
Name Connector (Check one): ☒ and, ☐ or, ☐ and/or
New Mailing Address 947 Justice Grade, Hagerman, ID 83332
City, State and ZIP Code _____
New Telephone Number () _____
5. Date you acquired the property September 21, 1999
6. If you have acquired only a portion of the former owner's property, IDWR may need to split the water right(s) or adjudication claim(s). If this applies, describe in detail your portion of each water right or adjudication claim in the spaces below. If necessary, attach additional pages.
Number of acres you irrigate _____ Number and type of stock _____
Diversion rate in CFS _____ Number of homes _____ Other uses _____
If a water right or adjudication claim is being split and you are not sure how to identify your portion of the original right or claim, please contact the nearest IDWR office for assistance.
7. Signature of New Owner or Claimant(s) Bob R. Hunt
Jana C. Hunt
(Corporations or other organizations must submit a list of directors and/or officers demonstrating authority to sign form.)
8. For Snake River Basin Adjudication Claims: Please attach a Notice of Appearance completed by your attorney, if you wish IDWR to correspond with him or her for all matters related to your claims..

36-00090 A : Data Entry made 6/13/00 SC

36-00089A : SRBA Decease → forward info to WR Allocations. 6/12/00 SC
<SEE Attached Recommendation of splits> F & G

WARRANTY DEED

For Value Received

**John F. Clouser And Doris H. Clouser,
Husband And Wife.**

the grantor(s), do(es) hereby grant, bargain, sell, and convey unto

**Bob R. Hunt And Jana C. Hunt,
Husband And Wife.**

the grantee(s), whose current address is

947 JUSTICE GRADE, HAGERMAN, ID 83332

the following described premises, to-wit:

See Attached Exhibit "A"

182443

COUNTY OF GOODING

For the sum of \$10,000.00 GOODING TITLE & ESCROW

11 min. part 4 of block P m. this 2nd

of September 12 99 900

By Tenny Archuleta Deputy

TOGETHER WITH water right number 36-00090A with Idaho Department of Water Resources for .04CFS.

and

TOGETHER WITH water right number 36-00089A with Idaho Department of Water Resources for .02CFS.

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee(s), his/her/their heirs and assigns forever. And the said Grantor(s) do(es) hereby covenant to and with the said Grantee(s), that he/she/they are the owner(s) 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 he/she/they will warrant and defend the same from all claims whatsoever.

Dated: September 20, 1999

John F. Clouser
JOHN F. CLOUSER

Doris H. Clouser
DORIS H. CLOUSER

STATE OF IDAHO

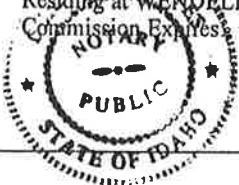
: ss

COUNTY OF GOODING

On This 20th day of SEPTEMBER, in the year 1999, before me, a Notary Public in and for said State, personally appeared **John F. Clouser And Doris H. Clouser**, 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.

WITNESS my hand and official seal.

Deanna H. Myers
Notary Public of Idaho
Residing at WERDELL, Idaho
Commission Expires 03/22/02



TITLE & ESCROW
COMPANIES

EXHIBIT A
G990441

RP07S13E111955

Township 7 South, Range 13 East of the Boise Meridian, Gooding County, Idaho.

Section 11: A parcel of land located in the Southeast Quarter of the Northeast Quarter and more particularly described as follows:

COMMENCING at the Northeast corner of said Section 11, from which the East One Quarter corner of said Section 11 bears S00°46'31" East 2637.39 feet;
Thence South 00°46'31" East along the East boundary of the Northeast Quarter of said Section 11 for a distance of 1318.69 feet to the Northeast corner of the Southeast Quarter of the Northeast Quarter of said Section 11;
Thence South 89°40'00" West along the North boundary of the Southeast Quarter of the Northeast Quarter of said Section 11 for a distance of 725.86 feet to the TRUE POINT OF BEGINNING;
Thence South 00°00'02" West for a distance of 332.00 feet to a point in the center of Billingsley Creek;
Thence along the center of Billingsley Creek on the following courses;
 North 57°15'16" West 66.59 feet;
 North 22°32'28" West 116.85 feet;
 South 50°05'30" West 53.93 feet;
Thence leaving the center of Billingsley Creek on a bearing of North 00°20'00" West for a distance of 221.83 feet to a point on the North boundary of the Southeast Quarter of the Northeast Quarter of said Section 11;
Thence North 89°40'00" East along the North boundary of the Southeast Quarter of the Northeast Quarter of said Section 11 for a distance of 143.47 feet to THE TRUE POINT OF BEGINNING.

EXHIBIT A continued
G990441

TOGETHER WITH

1. A 10.00 foot wide easement for the use and maintenance of an existing buried sanitary sewer line, said easement being centered on the following described line:

COMMENCING at the Northeast corner of the before described parcel;
Thence South $00^{\circ}00'02''$ West along the East boundary of the before described parcel for a distance of 96.50 feet to the TRUE POINT OF BEGINNING;

Thence North $86^{\circ}24'12''$ East for a distance of 116.00 feet to the terminus point of said easement.

2. A 10.0 foot wide easement for the use and maintenance of an existing buried domestic water line, said easement being centered on the following described line;

COMMENCING at the Northeast corner of the before described parcel;
Thence South $00^{\circ}00'02''$ West along the East boundary of the before described parcel for a distance of 171.70 feet to the TRUE POINT OF BEGINNING;

Thence South $76^{\circ}49'27''$ East for a distance of 157.09 feet to the terminus point of said easement.

SUBJECT TO a 25.00 foot wide County road easement along the North boundary of the before described parcel.

QUIT CLAIM DEED

FOR VALUE RECEIVED

RALEIGH W. STEVENS AND VIRGINIA STEVENS

GRANTOR(S)

Do(es) Hereby Convey, Release, Remise and Forever Quitclaim Unto

JOHN F. CLOUSER AND DORIS H. CLOUSER, Husband and Wife

GRANTEE(S)

Whose address is: 947 Justice Grade, Hagerman, ID 83332

The following described premises, to-wit:

See Exhibit "A" attached hereto and made a part hereof

182442

STATE OF NEVADA, COUNTY OF CLARK

GOODING TITLE & ESCROW

Filed for record at the office of the County Clerk of the County of Clark, State of Nevada, on the 10th day of September, 1999, at 4:00 P.M. this 21st day of September, 1999, 9:00 P.M.
By Penny Archibald, Deputy

Together with their appurtenances.

Dated: September 10th, 1999.

Raleigh W. Stevens
Raleigh W. Stevens

Virginia Stevens
By Raleigh W. Stevens conservator
Virginia Stevens
By: Raleigh W. Stevens, conservator

State of Nevada)

County of Clark) ss.

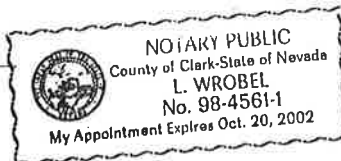
On this 10th day of September, in the year 1999, before me, a Notary Public in and for said State, personally appeared Raleigh W. Stevens, known or identified to me to be the person(s) whose name(s) is/are subscribed to the within instrument, and acknowledged to me that he/she/they executed the same.

WITNESS my hand and official seal.

[Signature]
Notary Public

Residing At: Henderson, NV

Commission Expires: 10-20-02



State of Nevada

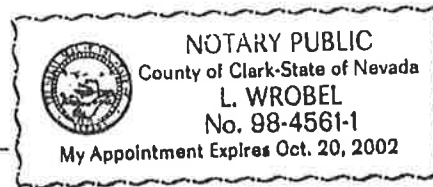
County of Clark } ss.

On this 10th day of September, in the year 1999

before me, _____ the undersigned _____, personally appeared

Raleigh W. Stevens, known or identified to me to be the person(s) whose name(s) is/are
subscribed to the within instrument as conservator of the estate of Virginia Stevens, a protected person, and
acknowledged to me that he executed the same the same as such conservator.

WITNESS my hand and official seal.



[Signature]
Notary Public

Residing At: Wendell, ID

Commission Expires: 03-22-02

ORDER #G990441

QUIT CLAIM DEED

FOR VALUE RECEIVED

JOHN F. CLOUSER AND DORIS H. CLOUSER

GRANTOR(S)

Do(es) Hereby Convey, Release, Remise and Forever Quitclaim Unto

BOB R. HUNT AND JANA C. HUNT, husband and wife

GRANTEE(S)

Whose address is: 947 Justice Grade, Hagerman, ID 83332

The following described premises, to-wit:

Water Right Number 36-00089A with the Idaho Department of Water Resources for .02CFS.
Water Right Number 36-00090A with the Idaho Department of Water Resources for .04CFS.

Together with their appurtenances.

Dated: September 20, 1999.

John F. Clouser
John F. Clouser

Doris H. Clouser
Doris H. Clouser

State of Idaho

County of Gooding

On this 20th day of September, in the year 1999, before me, a Notary Public in and for said State, personally appeared John F. Clouser & Doris H. Clouser 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.

WITNESS my hand and official seal.

Deanna M. Reyes
Notary Public
Residing At: Wendell, ID.
Commission Expires: 03-22-02

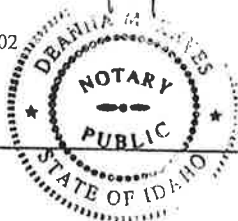


EXHIBIT "A"

A PARCEL OF LAND LOCATED IN THE SE1/4NE1/4 OF SECTION 11, TOWNSHIP 7 SOUTH, RANGE 13 EAST, BOISE MERIDIAN, GOODING COUNTY, IDAHO AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID SECTION 11, FROM WHICH THE EAST ONE QUARTER (E1/4) CORNER OF SAID SECTION 11 BEARS S00° 46' 31" E-2637.39 FEET, THENCE S00°46'31"E ALONG THE EAST BOUNDARY OF THE NE1/4 OF SAID SECTION 11 FOR A DISTANCE OF 1318.69 FEET TO THE NORTHEAST CORNER OF THE SE1/4NE1/4 OF SAID SECTION 11, THENCE S 89°40'00" W ALONG THE NORTH BOUNDARY OF THE SE1/4NE1/4 OF SAID SECTION 11 FOR A DISTANCE OF 637.05 FEET TO THE TRUE POINT OF BEGINNING:

THENCE S29°48'00"E FOR A DISTANCE OF 114.45 FEET

THENCE S03°47'00"E FOR A DISTANCE OF 161.50 FEET TO A POINT ON THE NORTHERLY BANK OF BILLINGSLEY CREEK;

THENCE S80°13'00"W ALONG THE NORTHERLY BANK OF BILLINGSLEY CREEK FOR A DISTANCE OF 180.50 FEET;

THENCE N01°07'00"E ALONG THE NORTHERLY BANK OF BILLINGSLEY CREEK FOR A DISTANCE OF 112.70 FEET;

THENCE N74°02'00"W ALONG THE NORTHERLY BANK OF BILLINGSLEY CREEK FOR A DISTANCE OF 128.26 FEET;

THENCE LEAVING THE NORTHERLY BANK OF BILLINGSLEY CREEK ON A BEARING OF N00°20'00"W FOR A DISTANCE OF 141.83 FEET TO A POINT ON THE NORTH BOUNDARY OF THE SE1/4NE1/4 OF SAID SECTION 11;

THENCE N89°40'00"E ALONG THE NORTH BOUNDARY OF THE SE1/4NE1/4 OF SAID SECTION 11 FOR A DISTANCE OF 232.28 FEET TO THE TRUE POINT OF BEGINNING

AND

TOGETHER WITH:

ALL LAND LYING ON THE SOUTHERLY SIDE OF THE ABOVE DESCRIBED COURSES THAT ARE ALONG AND PARALLEL, THE NORTH BANK OF BILLINGSLEY CREEK, AND EXTENDING TO THE CENTER OF BILLINGSLEY CREEK.



GOODING
TITLE & ESCROW
COMPANY

September 23, 1999

Idaho Dept. of Water Resources
1341 Fillmore Street, Suite 200
Twin Falls, ID 83301-3380

RECEIVED
SEP 24 1999
Department of Water Resources
Southern Region

Re: #36-00089A
#36-00090A

Dear Clerk:

Enclosed please find a Notice of Change of Ownership to be filed with your office on the above-referred to license/claim. Also enclosed is a copy of Quit Claim Deed and a copy of the recorded Warranty Deed for your reference.

If you have any questions, please do not hesitate to contact our office.

Sincerely,

GOODING TITLE & ESCROW CO.

DeNene M. Dixon
Escrow Assistant

/dmd
Encl.

RECEIVED

MAY 31 2000

STATE OF IDAHO
IDAHO DEPARTMENT OF WATER RESOURCES
NOTICE OF CHANGE OF WATER RIGHT OWNERSHIP

Department of Water Resources
Southern Region

✓logged - Dupl.

Please print or type. Attach pages with additional information. Instructions are on the back of this page.
Incomplete forms will be returned.

1. Water Right No(s): _____
Adjudication Claim No(s): 36-00089A and 36-00090A
2. The following **REQUIRED** information must be submitted with this form:
 - ✓ A. A copy of the most recent **DEED, TITLE POLICY, CONTRACT OF SALE** or other legal document indicating your ownership of the property and water rights or claims in question, **WITH ATTACHED LEGAL DESCRIPTION.**
 - AND
 - ✓ B. **PLAT OF PROPERTY** or **SURVEY MAP** showing the location of the place of use of the water right(s) or claims(s). (These are usually attached to your deed or on file with the county.)
 - OR
 - C. If your water right or adjudication claim is for ten or more acres of irrigation, you must submit a USDA Farm Service Agency **AERIAL PHOTO** with 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 John F. Clouser and Doris H. Clouser
947 Justice Grade, Hagerman, Idaho 83332
4. New Owner/Claimant(s) Bob and Jana Hunt
Name Connector (Check one): ☒ and, ☐ or, ☐ and/or
New Mailing Address 947 Justice Grade
City, State and ZIP Code Hagerman, Idaho 83332
New Telephone Number (208) 837-4046
5. Date you acquired the property 9-21-99

6. Did you acquire all of the former owner's property? If you did, skip this item and go to item 7. If you acquired only a portion of the former owner's property, IDWR may need to split the water right(s) or adjudication claim(s). Describe in detail your portion of each water right or adjudication claim in the spaces in the box below **only if the water right(s) or claim(s) need to be split between owners.** If necessary, attach additional pages. If a water right or adjudication claim is being split and you are not sure how to identify your portion of the original right or claim, please contact the nearest IDWR office for assistance. SPLIT IS FOR 1/2 of 36-00090A - POD is pump in CREEK.

Number of acres you irrigate with this water right 0.850 AC Number and type of stock 0
Diversion rate in CFS .020 Number of homes you acquired 1 Other uses _____

7. Signature of New Owner(s) or Claimant(s)

Bob R. Hunt
Jana R. Hunt

Corporations or other organizations must submit a list of directors and/or officers demonstrating authority to sign form.

8. For Snake River Basin Adjudication Claims: Please attach a Notice of Appearance completed by your attorney, if you wish IDWR to correspond with him or her for all matters related to your claims.

COMMUNICATION DOCUMENTATION

Claim No. see below

This form is to be used to document public record information requests regarding any SRBA claim or claims. The form may also be used to document IDWR communications requesting information regarding any SRBA claim or claims when the request is not made in writing or the claim verification report is not readily available to document the request. This form is to be filed in all relevant claim files or a central office file.

IDWR Employee/Agent: Steve Clelland

5/31/2000 3:00 PM

NAME:

JANA HUNT

APPT.

RE:

COO DETAILS

She came into discuss the details of the change of ownership on some property in the Hagerman Valley. She and her husband have bought part of the John Clouser parcel near the Rock Lodge area. It is clear in the deed they got all the spring water as defined in 36-00089A and they got 1/2 of the irrigation water described by 36-00089A.

The right lists two POD's for the irrigation right; one from the John Bell Ditch and one from the Billingsley Creek directly. Due to the location of their lot and a lack of an easement they are taking over the pump in the Creek diversion. The remaining portion (new owners unknown) will keep the John Bell Ditch diversion since the Ditch borders that parcel.

Claims: 36-00089A & 36-00090A

-90A is spring water.

-89A is John Bell Ditch.

SCU
6/12/00

WARRANTY DEED

RECEIVED

MAY 31 2000

Department of Water Resources
Salem, Oregon

For Value Received

John F. Clouser And Doris H. Clouser,
Husband And Wife.

the grantor(s), do(es) hereby grant, bargain, sell, and convey unto

Bob R. Hunt And Jana C. Hunt,
Husband And Wife.

the grantee(s), whose current address is

947 JUSTICE GRADE, HAGERMAN, ID 83332

the following described premises, to-wit:

See Attached Exhibit "A"

182443

GOODING TITLE & ESCROW
11 4 P.m. this 21st
September 1999 900
By Penny Archibald Deputy

TOGETHER WITH water right number 36-00090A with Idaho Department of Water Resources for .04CFS.

and

TOGETHER WITH water right number 36-00089A with Idaho Department of Water Resources for .02CFS.

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee(s), his/her/their heirs and assigns forever. And the said Grantor(s) do(es) hereby covenant to and with the said Grantee(s), that he/she/they are the owner(s) 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 he/she/they will warrant and defend the same from all claims whatsoever.

Dated: September 20, 1999

John F. Clouser
JOHN F. CLOUSERDoris H. Clouser
DORIS H. CLOUSER

STATE OF IDAHO

: ss

COUNTY OF GOODING

On This 20th day of SEPTEMBER, in the year 1999, before me, a Notary Public in and for said State, personally appeared John F. Clouser And Doris H. Clouser, 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.

WITNESS my hand and official seal.

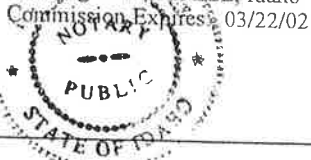
Deanna H. Hughes
Notary Public of Idaho
Residing at WENDELL, Idaho
Commission Expires 03/22/02TITLE & ESCROW
COMPANIES

EXHIBIT A
G990441

RP07S13E111955

Township 7 South, Range 13 East of the Boise Meridian, Gooding County, Idaho.

Section 11: A parcel of land located in the Southeast Quarter of the Northeast Quarter and more particularly described as follows:

COMMENCING at the Northeast corner of said Section 11, from which the East One Quarter corner of said Section 11 bears S00°46'31" East 2637.39 feet;
Thence South 00°46'31" East along the East boundary of the Northeast Quarter of said Section 11 for a distance of 1318.69 feet to the Northeast corner of the Southeast Quarter of the Northeast Quarter of said Section 11;
Thence South 89°40'00" West along the North boundary of the Southeast Quarter of the Northeast Quarter of said Section 11 for a distance of 725.86 feet to the TRUE POINT OF BEGINNING;
Thence South 00°00'02" West for a distance of 332.00 feet to a point in the center of Billingsley Creek;
Thence along the center of Billingsley Creek on the following courses;
 North 57°15'16" West 66.59 feet;
 North 22°32'28" West 116.85 feet;
 South 50°05'30" West 53.93 feet;
Thence leaving the center of Billingsley Creek on a bearing of North 00°20'00" West for a distance of 221.83 feet to a point on the North boundary of the Southeast Quarter of the Northeast Quarter of said Section 11;
Thence North 89°40'00" East along the North boundary of the Southeast Quarter of the Northeast Quarter of said Section 11 for a distance of 143.47 feet to THE TRUE POINT OF BEGINNING.

EXHIBIT A continued
G990441

TOGETHER WITH

1. A 10.00 foot wide easement for the use and maintenance of an existing buried sanitary sewer line, said easement being centered on the following described line:
COMMENCING at the Northeast corner of the before described parcel;
Thence South 00°00'02" West along the East boundary of the before described parcel for a distance of 96.50 feet to the TRUE POINT OF BEGINNING;
Thence North 86°24'12" East for a distance of 116.00 feet to the terminus point of said easement.
2. A 10.0 foot wide easement for the use and maintenance of an existing buried domestic water line, said easement being centered on the following described line;
COMMENCING at the Northeast corner of the before described parcel;
Thence South 00°00'02" West along the East boundary of the before described parcel for a distance of 171.70 feet to the TRUE POINT OF BEGINNING;
Thence South 76°43'27" East for a distance of 157.09 feet to the terminus point of said easement.

SUBJECT TO a 25.00 foot wide County road easement along the North boundary of the before described parcel.



POLICY OF TITLE INSURANCE



ISSUED BY

First American Title Insurance Company

SUBJECT TO THE EXCLUSIONS FROM COVERAGE, THE EXCEPTIONS FROM COVERAGE CONTAINED IN SCHEDULE B AND THE CONDITIONS AND STIPULATIONS, FIRST AMERICAN TITLE INSURANCE COMPANY, a California corporation, herein called the Company, insures, as of Date of Policy shown in Schedule A, against loss or damage, not exceeding the Amount of Insurance stated in Schedule A, sustained or incurred by the insured by reason of:

1. Title to the estate or interest described in Schedule A being vested other than as stated therein;
2. Any defect in or lien or encumbrance on the title;
3. Unmarketability of the title;
4. Lack of a right of access to and from the land.

The Company will also pay the costs, attorneys' fees and expenses incurred in defense of the title, as insured, but only to the extent provided in the Conditions and Stipulations.

GOODING TITLE & ESCROW CO.

BY Shirley Mason

First American Title Insurance Company

BY

Parker S. Kennedy

PRESIDENT

ATTEST

Mark R. Ames

SECRETARY

J 769000

Form No. 1402 (10/92)
ALTA Owner's Policy
Schedule A

SCHEDULE A

File No. G990441

Policy No. J 769006

Amount of Insurance \$ 120,000.00

Premium \$ 615.00

Policy Date: September 21, 1999 at 4:12 P.M.

1. Name of Insured:

BOB R. HUNT and JANA C. HUNT, Husband and Wife.

2. The estate of interest in the land which is covered by this policy is:

FEE SIMPLE

3. Title to the estate of interest in the land is vested in:

BOB R. HUNT and JANA C. HUNT, Husband and Wife.

4. The land referred to in this policy is described as follows:

See Attached Exhibit "A"

EXHIBIT A

G990441

RP07S13E111955

Township 7 South, Range 13 East of the Boise Meridian, Gooding County, Idaho.

Section 11: A parcel of land located in the Southeast Quarter of the Northeast Quarter and more particularly described as follows:

COMMENCING at the Northeast corner of said Section 11, from which the East One Quarter corner of said Section 11 bears S00°46'31" East 2637.39 feet;

Thence South 00°46'31" East along the East boundary of the Northeast Quarter of said Section 11 for a distance of 1318.69 feet to the Northeast corner of the Southeast Quarter of the Northeast Quarter of said Section 11;

Thence South 89°40'00" West along the North boundary of the Southeast Quarter of the Northeast Quarter of said Section 11 for a distance of 725.86 feet to the TRUE POINT OF BEGINNING;

Thence South 00°00'02" West for a distance of 332.00 feet to a point in the center of Billingsley Creek;

Thence along the center of Billingsley Creek on the following courses;

North 57°15'16" West 66.59 feet;

North 22°32'28" West 116.85 feet;

South 50°05'30" West 53.93 feet;

Thence leaving the center of Billingsley Creek on a bearing of North 00°20'00" West for a distance of 221.83 feet to a point on the North boundary of the Southeast Quarter of the Northeast Quarter of said Section 11;

Thence North 89°40'00" East along the North boundary of the Southeast Quarter of the Northeast Quarter of said Section 11 for a distance of 143.47 feet to THE TRUE POINT OF BEGINNING.

EXHIBIT A continued
G990441

TOGETHER WITH

1. A 10.00 foot wide easement for the use and maintenance of an existing buried sanitary sewer line, said easement being centered on the following described line:

COMMENCING at the Northeast corner of the before described parcel;
Thence South $00^{\circ}00'02''$ West along the East boundary of the before described parcel for a distance of 96.50 feet to the TRUE POINT OF BEGINNING;

Thence North $86^{\circ}24'12''$ East for a distance of 116.00 feet to the terminus point of said easement.

2. A 10.0 foot wide easement for the use and maintenance of an existing buried domestic water line, said easement being centered on the following described line;

COMMENCING at the Northeast corner of the before described parcel;
Thence South $00^{\circ}00'02''$ West along the East boundary of the before described parcel for a distance of 171.70 feet to the TRUE POINT OF BEGINNING;

Thence South $76^{\circ}43'27''$ East for a distance of 157.09 feet to the terminus point of said easement.

SUBJECT TO a 25.00 foot wide County road easement along the North boundary of the before described parcel.

Order No. G990441

SCHEDULE B
Part I

This policy does not insure against loss or damage (and the Company will not pay costs, attorneys' fees or expenses) which arise by reason of:

Section One:

1. Taxes or assessments which are not shown as existing liens by the records of any taxing authority that levies taxes of assessments on real property or by the public records.
2. Any facts, rights, interests or claims which are not shown by the public records but which could be ascertained by an inspection of said land or by making inquiry of persons in possession thereof.
3. Easements, claims of easement or encumbrances which are not shown by the public records.
4. Discrepancies, conflicts in boundary line, shortage in area, encroachments or any other facts which a correct survey would disclose, and which are not shown by the public records.
5. Unpatented mining claim: reservations or exceptions in patents or in acts authorizing the issuance thereof: water rights, claims, or title to water.
6. Any lien, or right to a lien, for services, labor or material theretofore or hereafter furnished, imposed by law and not shown by the public records.

Section Two:

1. General Taxes for 1999 are an accruing lien and not yet due or payable.
2. Any assessments levied by a local irrigation district, including but not limited to assessments for delivery of water which was adjudicated by Decree in the District Court of the United States for the District of Idaho Southern Division, dated March 22, 1932, recorded April 19, 1932 in Book 6 of Judgments at Page 31, records of Gooding County, Idaho. Paid Current
3. Rights of way for canals and laterals.
4. Power line easement granted to Idaho Power Company, a corporation recorded May 29, 1953 in Book 7 of Miscellaneous, Page 251.
5. Any claim arising from the difference in the mean high water line of the Billingsley Creek and the meander line as shown by the original Government Survey.

(Continued)

SCHEDULE B - Section II
Continued

File No. G990441

Policy No. J 769006

6. Deed of Trust , dated September 21, 1999 to secure an indebtedness in the principal sum of \$96,000.00

Recorded: September 21, 1999, Instrument No. 182444

Grantor: Bob R. Hunt and Jana C. Hunt, Husband and Wife

Trustee: Twin Falls Title and Escrow Company

Beneficiary: First Union Mortgage Corporation

This map is given for ~~land~~ ~~land~~ purposes only - no assurances are made as to the actual footages and boundaries reflected herein.

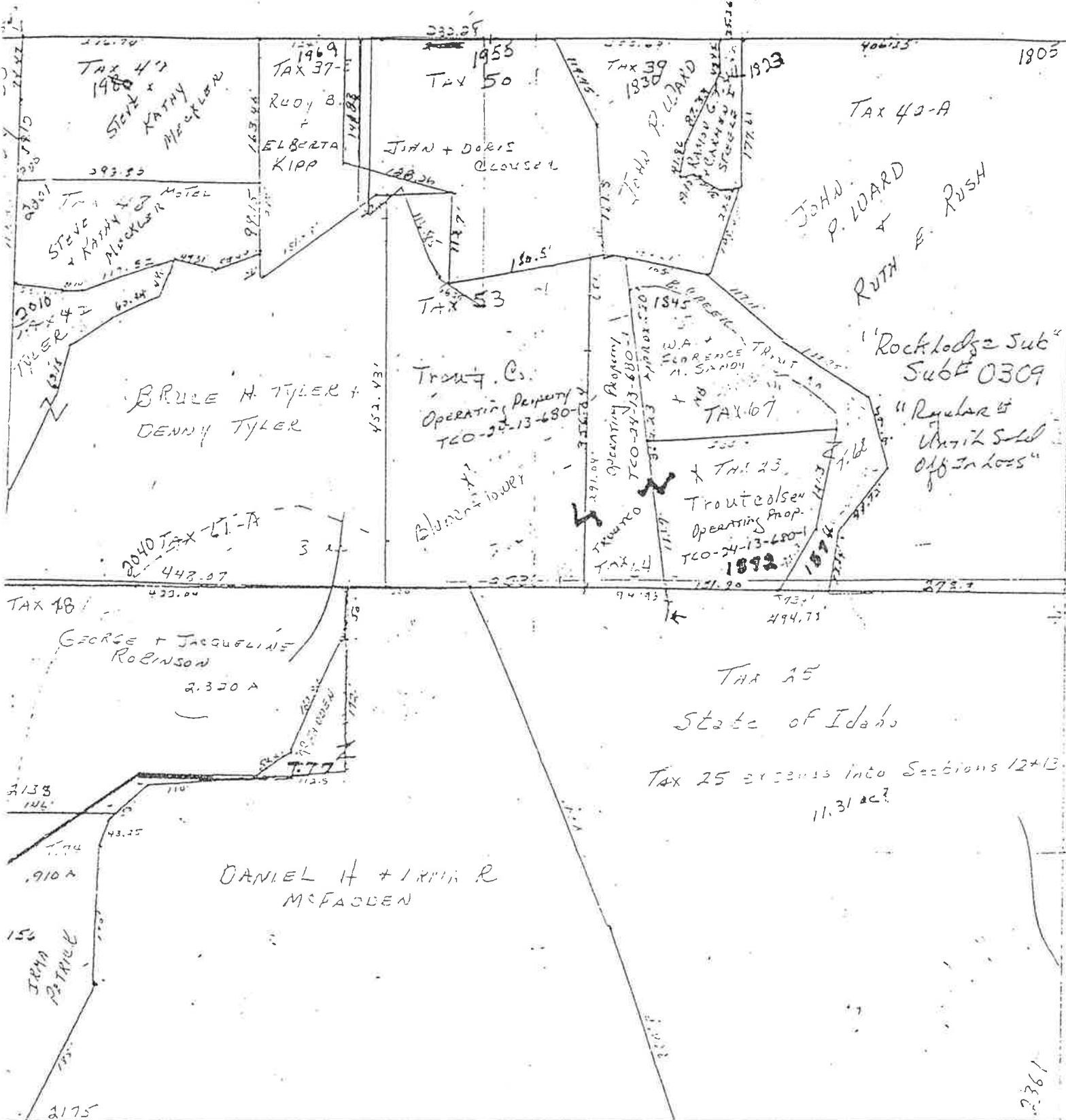
GOODING
TITLE & ESCROW
COMB.

Section 11 Township 1 Range 13
SE 1/4 NE 1/4 Scale 1" = 165'

1/4 mile scale

07S13E11

N 66° 16' W



FOR ASSESSMENT
USE ONLY

Map 10-99 02:41P

P.01

