

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

RECEIVED

JUL 15 2021

WATER RESOURCES
WESTERN REGION

Notice of Change in Water Right Ownership

1. List the numbers of all water rights and/or adjudication claim records to be changed. If you only acquired a portion of the water right or adjudication claim, check "Yes" in the "Split?" column. If the water right is leased to the Water Supply Bank, check "Yes". If you are not sure if the water right is leased to the Water Supply Bank, see #6 of the instructions.

Water Right/Claim No.	Split?	Leased to Water Supply Bank?	Water Right/Claim No.	Split?	Leased to Water Supply Bank?
57-7505	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: BLEND M LEWIS
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): RESERVE RIDGE LLC AND GOULD FEEDER PROPERTIES LLC
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or ☐ and/or
- 909 N ROBINSON BLVD NAMPA ID 83687
Mailing address City State ZIP
(208) 936-8446 N/A
Telephone Email
4. If the water rights and/or adjudication claims were split, how did the division occur?
☐ The water rights or claims were divided as specifically identified in a deed, contract, or other conveyance document.
☐ The water rights or claims were divided proportionately based on the portion of their place(s) of use acquired by the new owner.
5. Date you acquired the water rights and/or claims listed above: AUGUST 30, 2017
6. If the water right is leased to the Water Supply Bank changing ownership of a water right will reassign to the new owner any Water Supply Bank leases associated with the water right. Payment of revenue generated from any rental of a leased water right requires a completed IRS Form W-9 for payment to be issued to an owner. A new owner for a water right under lease shall supply a W-9. Water rights with multiple owners must specify a designated lessor, using a completed Lessor Designation form. Beginning in the calendar year following an acknowledged change in water right ownership, compensation for any rental will go to the new owner(s).
7. This form must be signed and submitted with the following **REQUIRED** items:
☒ A copy of the conveyance document – warranty deed, quitclaim deed, court decree, contract of sale, etc. The conveyance document must include a legal description of the property or description of the water right(s) if no land is conveyed.
☒ Plat map, survey map or aerial photograph which clearly shows the place of use and point of diversion for each water right and/or claim listed above (if necessary to clarify division of water rights or complex property descriptions).
☒ Filing fee (see instructions for further explanation):
 o \$25 per *undivided* water right.
 o \$100 per *split* water right.
 o No fee is required for pending adjudication claims.
☐ If water right(s) are leased to the Water Supply Bank AND there are multiple owners, a Lessor Designation form is required.
☐ If water right(s) are leased to the Water Supply Bank, the individual owner or designated lessor must complete, sign and submit an IRS Form W-9.
8. Signature: [Signature] Member Reserve Ridge LLC 7/12/21
Signature of new owner/claimant Title, if applicable Date
- Signature: [Signature] Member Gould Feeder Properties LLC 7/12/21
Signature of new owner/claimant Title, if applicable Date

For IDWR Office Use Only:

Received by LE Date 07/15/2021 Receipt No. W049593 Receipt Amt. \$25.00

Active in the Water Supply Bank? Yes ☐ No ☒ If yes, forward to the State Office for processing W-9 received? Yes ☐ No ☒

Name on W-9 _____ Approved by _____ Processed by _____ Date _____

Instrument # 293639

MURPHY, OWYHEE, IDAHO

2017-08-31 03:20:59 No. of Pages: 10

Recorded for: PIONEER TITLE COMPANY/OWYHEE

ANGELA BARKELL Fee: \$15.00

Ex-Officio Recorder Deputy: map

Index To: DEED WARRANTY

Electronically Recorded by Simplifile

WARRANTY DEED

FOR VALUE RECEIVED, PAUL JESENKO and WANDA JESENKO, the ^{/husband and}_{wife} Grantors, do hereby grant, bargain, sell and convey unto RESERVE RIDGE, LLC, an Idaho limited liability company ("Reserve Ridge"), whose address is 909 N. Robinson Blvd., Nampa, Idaho 83687, and GOULD FEEDER PROPERTIES, LLC, an Idaho limited liability company ("Gould Properties"), whose address is 200 N. Happy Valley Rd., Nampa, Idaho 83687, with Reserve and Gould being Grantees in the following percentages: (75% Reserve Ridge and Gould Properties 25%), the following described premises, situated in Owyhee County, State of Idaho, to-wit:

SEE EXHIBIT "A" ATTACHED HERETO AND INCORPORATED HEREIN BY REFERENCE AND IDENTIFIED AT THE BOTTOM OF THE PAGE AS "EXHIBIT "A" TO JESENKO/RESERVE/GOULD WARRANTY DEED".

Together with all and singular the tenements, hereditaments and appurtenances.

Together with all water, water rights, ditches and rights of way for ditches appurtenant thereto or in anywise appertaining.

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantees, their respective heirs and assigns, in fee simple, subject to the following: all reservations in patents or state grants or in the laws authorizing the issuance thereof; the bonded debt of all taxing units; all zoning requirements and restrictions provided by any fire, building, plumbing, electrical and other similar codes imposed by any governmental unit; all repayment contracts between any irrigation district and

the United States; all easements and rights of way under, over and across the premises regardless of how evidenced or acquired and whether the same appears of record or not, including without limitation, those matters set forth in Exhibit "B" attached hereto and incorporated herein by reference.

Apart from the warranty of title expressed herein, the property is sold in its present AS IS condition in all respects.

This Deed shall be binding upon and inure to the benefit of the parties hereto, and their respective heirs, administrators, personal representatives, successors and permissible assigns.

Date: 8-30-17

Paul Jesenko
PAUL JESENKO

Date: 8-30-17

Wanda Jesenko
WANDA JESENKO

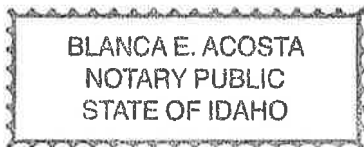
GRANTORS

STATE OF IDAHO)
) §:
County of Canyon)

On this 30 day of August, 2017, before me, the undersigned, a Notary Public in and for said State, personally appeared PAUL JESENKO and WANDA JESENKO, known or identified to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

(seal)



Blanca E. Acosta
Notary Public for Idaho
Residing at: Blanca E. Acosta
My commission expires: Residing in Nampa, Idaho
My Commission Expires 9/16/2017

EXHIBIT A

TRACT I:

A part of the Northeast Quarter of the Southwest Quarter and a part of the West Half of the Southeast Quarter, Section 18, Township 1 South, Range 2 West, Boise Meridian, Owyhee County, Idaho, described as follows:

BEGINNING at the Southeast corner of the West Half of the Southeast Quarter, Section 18, Township 1 South, Range 2 West, Boise Meridian, Owyhee County, Idaho, and bearing

North 89° 56' West 1206 feet, along the South boundary of the aforesaid Section 18; thence

North 160 feet; thence

North 89° 56' West 114 feet; thence

North 1028 feet, along the West boundary of the West Half of the Southeast Quarter to the center of the Bachman Drain;

thence

North 55° 25' East 482 feet, along the center of the Bachman Drain to the center of the West Gravity Canal of the Reynolds Irrigation District; thence

North 41° 50' West 1583 feet, along the center of the aforesaid canal to the North boundary of the South Half of Section 18;

thence

South 89° 58' East 1980 feet, along the aforesaid North boundary to the Northeast corner of the West Half of the Southeast Quarter; thence

South 2640 feet, along the East boundary of the West Half of the Southeast Quarter to the POINT OF BEGINNING.

ALSO

The Southeast Quarter of the Southeast Quarter, Section 18, Township 1 South, Range 2 West, Boise Meridian, Owyhee County, Idaho.

TRACT II:

A parcel of land being a portion of the Southeast Quarter of the Southwest Quarter of Section 18, Township 1 South, Range 2 West, Boise Meridian, Owyhee County, Idaho, lying South and West of the centerline of the Highline Canal (Reynolds Canal Company), said parcel being more particularly described as follows:

COMMENCING at a found Brass Cap marking the Section Corner common to Sections 18 and 19, Township 1 South, Range 2 West, Boise Meridian, Owyhee County, Idaho, and Sections 13 and 24, Township 1 South, Range 3 West, Boise Meridian, Owyhee County, Idaho; thence

South 89° 42'40" East 1291.68 feet along the South boundary of said Section 18 to a found Railroad Spike marking the West Sixteenth Corner common to said Sections 18 and 19, Township 1 South, Range 2 West, Boise Meridian, Owyhee County, Idaho, said Railroad Spike also marking the REAL POINT OF BEGINNING; thence

North 0° 00'37" East 574.69 feet along the West boundary of the said Southeast Quarter of the Southwest Quarter, Section 18 to a point of intersection with the centerline of said Highline Canal (Reynolds Canal Company) said point being witnessed by a set 1/2 inch iron pin which bears

South 0° 00'37" West 41.10 feet; thence

South 37° 27'00" East 30.39 feet along said centerline of the Highline Canal (Reynolds Canal Company) to a point, said point being witnessed by a set 1/2 inch iron pin which bears

South 0° 11'37" West 52.93 feet; thence

South 0° 11'37" West 550.66 feet to a set 1/2 inch iron pin lying on the said South boundary of Section 18; thence

North 89° 42'40" West 16.72 feet along said South boundary of Section 18 to the REAL POINT OF BEGINNING.

TRACT III:

A parcel of land situate in Government Lot 4, Section 18, Township 1 South, Range 2 West, Boise Meridian, Owyhee County, Idaho, more particularly described as follows:

COMMENCING at the Southwest corner of said Lot 4, Section 18, and being the REAL POINT OF BEGINNING; thence

North 0° 00'29" West a distance of 658.83 feet; thence

South 89° 48'11" East a distance of 662.00 feet; thence

North 0° 00'28" West a distance of 49.61 feet thence

South 89° 42'40" East a distance of 500.66 feet; thence

South 37° 28'15" East a distance of 215.40 feet; thence

South 0° 12'05" West a distance of 539.20 feet to the Southeast corner of said Government Lot 4; thence

North 89° 42'40" West along the South line of said Lot 4, a distance of 1291.71 feet, to the REAL POINT OF BEGINNING.

Blender M
Levin
Property

TRACT IV:

Parcel A:

Township 1 South, Range 2 West, Boise Meridian, Owyhee County, Idaho.

Section 18: Part of the East Half of the Southwest Quarter and part of the West Half of the Southeast Quarter, described as follows:

BEGINNING at the Southeast corner of the East Half of the Southwest Quarter of Section 18 in Township 1 South, Range 2 West, Boise Meridian, Owyhee County, Idaho, and bearing

South 89° 56' East 114 feet along the South boundary of the aforesaid Section 18; thence

North 160 feet; thence

North 89° 56' West 114 feet; thence

North 1028 feet along the East boundary of the aforesaid East Half of the Southwest Quarter to the center of the Bachman Drain; thence

North 55° 25' East 482 feet along the center of the Bachman Drain to the center of the West Gravity Canal of the Reynolds Irrigation District; thence

North 41° 50' West 1583 feet along the center of the aforesaid canal to the North boundary of the aforesaid East Half of the Southwest Quarter; thence

North 89° 58' West 660 feet to the Northwest corner of the East Half of the Southwest Quarter; thence

South 2640 feet to the Southwest corner of the aforesaid East Half of the Southwest Quarter; thence

South 89° 56' East 1320 feet along the South boundary of the aforesaid Section 18 to the REAL POINT OF BEGINNING.

EXCEPTING THEREFROM:

All that part of the Southeast Quarter of the Southwest Quarter of Section 18, Township 1 South, Range 2 West, Boise Meridian, Owyhee County, Idaho, lying South and West of the Pump Canal of the Reynolds Irrigation District.

Parcel B:

Township 1 South, Range 2 West, Boise Meridian, Owyhee County, Idaho.

Section 18: Southwest Quarter of the Northeast Quarter

EXCEPTING THEREFROM:

That part of the Southwest Quarter of the Northeast Quarter lying North and East of the right of way of State Highway No. 78 as now constructed. Said right of way being more particularly described in Book 44 of Deeds at Page 152, Owyhee County records as follows:

that part of the Southwest Quarter of the Northeast Quarter of Section 18, Township 1 South, Range 2 West, Boise Meridian, Owyhee County, Idaho, which is further described as follows:

A strip of land 80 feet wide, 40 feet on both sides of the surveyed center line which is described as beginning at a point on the North line 576 feet East of the Northwest corner of the Southeast Quarter of the Northeast Quarter of Section 18, Township 1 South, Range 2 West, Boise Meridian, Owyhee County, Idaho; thence

South 53° 01' East 941 feet to a point on the East line 570 feet South of the Northeast corner of the Southwest Quarter of the Northeast Quarter, Section 18, Township 1 South, Range 2 West, Boise Meridian, Owyhee County, Idaho.

TRACT V:

The West 1,780 feet of all of the following described property:

Government Lot 1 and the Northeast Quarter of the Northwest Quarter of Section 19, Township 1 South, Range 2 West, Boise Meridian, Owyhee County, Idaho.

EXCEPTING THEREFROM the following described property:

A parcel of land located in the Northeast Quarter of the Northwest Quarter of Section 19, Township 1 South, Range 2 West of the Boise Meridian, Owyhee County, Idaho, described as follows:

Commencing at a brass cap monument at the Northwest corner of said Section 19; thence

South 89° 42' 39" East, 1525.00 feet along the North line of said Section 19 (centerline of Upper Reynolds Creek Road) to a PK nail set at the POINT OF BEGINNING, said point also marked by a ½ inch rebar set 25 feet Southerly from said point; thence

South 89° 42'39" East 150.00 feet along said North section line (centerline of said Upper Creek Road) to a PK Nail, said point also marked by a ½ inch rebar set 25 feet Southerly from said point; thence
South 01° 22'27" West 172.54 feet to a ½ inch rebar set in an existing fence line; thence
North 89° 33'45" West 151.02 feet along said existing fence line to a ½ inch rebar; thence
North 01° 43'02" East 171.17 feet along said existing fence line to the POINT OF BEGINNING

Schedule B-II
ALTA COMMITMENT

Exceptions

THIS COMMITMENT DOES NOT REPUBLISH ANY COVENANT, CONDITION, RESTRICTION, OR LIMITATION CONTAINED IN ANY DOCUMENT REFERRED TO IN THIS COMMITMENT TO THE EXTENT THAT THE SPECIFIC COVENANT, CONDITION, RESTRICTION, OR LIMITATION VIOLATES STATE OR FEDERAL LAW BASED ON RACE, COLOR, RELIGION, SEX, SEXUAL ORIENTATION, GENDER IDENTITY, HANDICAP, FAMILIAL STATUS, OR NATIONAL ORIGIN.

The Policy will not insure against loss or damage resulting from the terms and provisions of any lease or easement identified in Schedule A, and will include the following Exceptions unless cleared to the satisfaction of the Company:

General Exceptions:

1. Any defect, lien, encumbrance, adverse claim, or other matter that appears for the first time in the Public Records or is created, attaches, or is disclosed between the Commitment Date and the date on which all of the Schedule B, Part I—Requirements are met.
2. Rights or claims of parties in possession not shown by the public records.
3. Encroachments, overlaps, boundary line disputes, and any other matters which would be disclosed by an accurate survey or inspection of the premises including, but not limited to, insufficient or impaired access or matters contradictory to any survey plat shown by the public records.
4. Easements, or claims of easements, not shown by the public records.
5. Any lien, or right to a lien, for services, labor, or material heretofore or hereafter furnished, imposed by law and not shown by the public records.
6. (a) Unpatented mining claims; (b) reservations or exceptions in patents or in Acts authorizing the issuance thereof; (c) water rights, claims or title to water, whether or not the matters excepted under (a), (b) or (c) are shown by the public records.
7. Taxes or special assessments which are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the public records. Proceedings by a public agency which may result in taxes or assessments, or notices to such proceedings, whether or not shown by the records of such agency or by the public records.

(General Exceptions 1 through 7 will not appear as printed Exceptions on Extended Coverage Policies or the ALTA Homeowners Policy)

This page is only a part of a 2016 ALTA Commitment for Title Insurance. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I—Requirements; and Schedule B, Part II—Exceptions.

Special Exceptions:

8. General taxes for the year 2016, are paid in full.
9. General taxes for the year 2017, which are liens and are not yet due and payable.
10. Reservations in United States Patent or State Deeds.
11. Water rights, claims or title to water, whether or not the matters are shown by the public records.
12. Liens and assessments of the following district and the rights and powers thereof as provided by law.
District: Reynolds Irrigation District
No search made.
13. An easement containing certain terms, conditions and provisions affecting a portion of said premises and for the purposes stated herein
For: To construct, maintain and repair power lines over, through, under and across said lands, together with the right, at the sole expense of Grantee, to excavate and refill ditches and trenches for the location of said power lines, and the further right to remove trees, bushes, sod, flowers and shrubbery and other obstructions and improvements, interfering with the location, construction and maintenance of said power lines.
In Favor of: Idaho Power Company, an Idaho corporation
Recorded: March 30, 1934
Instrument No.: Book 27 of Deeds, page 335
and
Recorded: September 25, 1934
Instrument No.: Book 27 of Deeds, page 503
Affects: Tracts I and IV
14. An easement containing certain terms, conditions and provisions affecting a portion of said premises and for the purposes stated herein
For: To construct, maintain and repair power lines over, through, under and across said lands, together with the right, at the sole expense of Grantee, to excavate and refill ditches and trenches for the location of said power lines, and the further right to remove trees, bushes, sod, flowers and shrubbery and other obstructions and improvements, interfering with the location, construction and maintenance of said power lines.
In Favor of: Idaho Power Company, an Idaho corporation
Recorded: February 7, 1938
Instrument No.: Book 6 of Bonds and Agreements, page 404
Affects: E2SW, Sec. 18
and
Recorded: May 18, 1934 in Book 17 of Deeds, page 503
Affects: SWSE, Sec. 18
and
Recorded: January 27, 1989 as Instrument No. 197791
Affects: E2SW, Sec 18

This page is only a part of a 2016 ALTA Commitment for Title Insurance. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I - Requirements; and Schedule B, Part II - Exceptions.

15. An easement containing certain terms, conditions and provisions affecting a portion of said premises and for the purposes stated therein
In Favor of: Owyhee County, State of Idaho
Recorded: May 13, 1944
Instrument No.: Book 33 of Deeds, page 629 and 631
Affects: 33 feet on South side of SE and SESW, Sec. 18 and portion of Tract V
and
Recorded: June 9, 1953 in Book 44 of Deeds, page 152
Affects: 80 foot strip across SWNE, Sec. 18
16. Right of way for a public road over and across said premises as granted Owyhee County, Idaho, by deeds recorded May 13, 1944 in Book 33 of Deeds, Page 630, and recorded August 26, 1960 in Book 53 of Deeds, Page 63, Owyhee County Records. (Affects Tract III)
17. An easement containing certain terms, conditions and provisions affecting a portion of said premises and for the purposes stated therein
In Favor of: Carl E. Bachman and Hazel Bachman, successors and assigns
Recorded: January 25, 1967
Instrument No.: Book 59 of Deeds, page 540
Affects: Line common to SW and SE to Bachman Drain, Sec. 18
18. An easement containing certain terms, conditions and provisions affecting a portion of said premises and for the purposes stated herein
For: To construct, maintain and repair power lines over, through, under and across said lands, together with the right, at the sole expense of Grantee, to excavate and refill ditches and trenches for the location of said power lines, and the further right to remove trees, bushes, sod, flowers and shrubbery and other obstructions and improvements, interfering with the location, construction and maintenance of said power lines.
In Favor of: Idaho Power Company, an Idaho corporation
Recorded: September 9, 1977
Instrument No.: 152057
Affects: Tract V
19. An easement containing certain terms, conditions and provisions affecting a portion of said premises and for the purposes stated therein
In Favor of: C.T. Ranch Company, an Idaho corporation
Recorded: January 9, 1990
Instrument No.: 201507
Affects: Tract I
20. An easement containing certain terms, conditions and provisions affecting a portion of said premises and for the purposes stated therein
In Favor of: Charles D. Tyson, et ux
Recorded: January 9, 1990
Instrument No.: 201508
Affects: Tract I
21. An easement containing certain terms, conditions and provisions affecting a portion of said premises and for the purposes stated therein
For: Public Road
Recorded: May 13, 1994
Instrument No.: Book 33 of Deeds, page 629

This page is only a part of a 2016 ALTA Commitment for Title Insurance. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I - Requirements; and Schedule B, Part II - Exceptions.

22. An easement containing certain terms, conditions and provisions affecting a portion of said premises and for the purposes stated therein

In Favor of: Blenda Lewis, a single person
Recorded: June 16, 1994
Instrument No.: 213041
Affects: Tract III

23. An easement containing certain terms, conditions and provisions affecting a portion of said premises and for the purposes stated herein

For: To construct, maintain and repair power lines over, through, under and across said lands, together with the right, at the sole expense of Grantee, to excavate and refill ditches and trenches for the location of said power lines, and the further right to remove trees, bushes, sod, flowers and shrubbery and other obstructions and improvements, interfering with the location, construction and maintenance of said power lines.

In Favor of: Idaho Power Company, an Idaho corporation
Recorded: March 7, 1995
Instrument No.: 215051
Affects: Tracts I, II and IV

24. Matters disclosed by Record of Survey

Recorded: June 8, 2000
Instrument No.: 232694

Deleting or omitting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status, or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c).

25. Right of way for Bachman Drain and right of way for West Gravity Canal of the Reynolds Irrigation District.

26. Any claim based on the assertion that the location of the Pump Canal of the Reynolds Irrigation District has changed in Section 18, Township 1 South, Range 2 West, Boise Meridian, Owyhee County, Idaho.

27. Questions or losses arising as to location of the pump canal of the Reynolds Irrigation District in Section 18, Township 1 South, Range 2 West, Boise Meridian, Owyhee County, Idaho.

28. An easement containing certain terms, conditions and provisions affecting a portion of said premises and for the purposes stated therein

In Favor of: Paul L. Jesenko and Wanda L. Jesenko, husband and wife
Recorded: May 20, 2008
Instrument No.: 265086
Affects: Tract V

29. Possible matters relating to Exceptions 1 - 7 herein, in connection with any Extended Coverage Policy shown in Schedule A to be issued. Adverse matters, if any, as disclosed by our inspection of the premises will be shown in a supplemental report to this Commitment, or on an updated Commitment, and will be shown as Special Exceptions in any Policy to be issued cleared to the satisfaction of the Company.

30. Subject to those additional items which may be required by Old Republic National Title Insurance Company, following a review of this report.

End of Exceptions

NOTE: As an accommodation and not part of this Commitment, no liability is assumed by noting the following conveyances describing all or part of the subject property, which have been recorded within the last months:

This page is only a part of a 2016 ALTA Commitment for Title Insurance. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I - Requirements; and Schedule B, Part II - Exceptions.

None

NOTE: We have searched for tax liens and judgments against Reserve Ridge, LLC and Gould Feeder Properties LLC and find the following in the public records:

NONE

NOTE: The County Records and/or the City Engineer's Office show the address to be:

13631 Upper Reynolds Creek, Melba, ID 83641

and additional ground, Melba, ID 83641

NOTE: There is no notice of record and therefore no search has been made for any unpaid assessments, charges, or fees for sewer, water, garbage, irrigation, or other possible utility services.

NOTE: If the proposed insured under the Policy to issue has any questions concerning the coverage or exclusions from coverage, the Company will be pleased to provide an explanation.

NOTE: Pursuant to the State of Idaho insurance regulations, a cancellation fee is to be charged on all cancelled orders. Unless otherwise advised, orders will be considered cancelled six months after the effective date on the Commitment. The amount of the fee assessed shall be in accordance with our rate filing with the Idaho Department of Insurance.

This page is only a part of a 2016 ALTA Commitment for Title Insurance. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I - Requirements; and Schedule B, Part II - Exceptions.

ALTA Commitment for Title Insurance

Page 10 of 16

EXHIBIT "B" TO JESENKO/RESERVE/GOULD WARRANTY DEED - 5

293639

WARRANTY DEED

FILED-RECORDED
94 JUN 16 PM 1 52
CLERK OF DISTRICT COURT
BY *[Signature]*
DEPUTY
RECEIVED
JUN 16 1994

213091

FOR VALUE RECEIVED,
BLENDA LEWIS, a single person,

the Grantor, does hereby grant, bargain, sell and convey
unto
PAUL JESENKO and WANDA JESENKO, husband and wife,

the Grantees, whose current address is HC 79, Box 46
Melba, ID 83641

the following described real property, located in Owyhee
County, Idaho, to-wit:

A parcel of land Situate in Government Lot 4, Section
18, Township 1 South, Range 2 West, S. M., Owyhee County,
Idaho, more particularly described as follows:

Commencing at the Southwest corner of said Lot 4,
Section 18, and being the REAL POINT OF BEGINNING; Thence
North 0°00'29" West, a distance of 658.83 feet; thence South
89°48'11" East, a distance of 662.00 feet; thence North
0°00'29" West, a distance of 49.61 feet; thence South
89°42'40" East, a distance of 500.66 feet; thence South
37°28'15" East, a distance of 215.40 feet; thence South
0°12'05" West, a distance of 539.29 feet to the Southeast
corner of said Government Lot 4; thence North 89°42'40"
West, along the South line of said Lot 4, a distance of
1291.71 feet, to the REAL POINT OF BEGINNING.

RESERVING unto the Grantor an 18 foot wide, ingress-egress
Easement for road purposes, commencing at the Southeast
corner of Government Lot 4, Section 18, T1S, R2W, S. M.,
and running North along the East line of said Lot 4 and
18 feet distant therefrom, a distance of 560 feet, more or
less, to the terminus of said easement.

Together with all and singular the tenements, hereditaments
and appurtenances thereunto belonging or in anywise
appertaining, including all water and ditch rights and
rights of way for water and ditches.

TO HAVE AND TO HOLD the said premises, with their
appurtenances unto said Grantees, their heirs and assigns
forever. And the said Grantor does hereby covenant to and
with the said Grantees, that she is the owner in fee simple
of said premises; that said premises are free from all
encumbrances except: None.

Subject to such rights, easements, covenants, restrictions and zoning regulations as appear of record or by use upon the premises.

Taxes and assessments of all taxing units not yet due and payable.

Reservations in patents or state grants or in acts authorizing the issuance thereof.

All repayment contracts between any irrigation district within which the premises are situated and any government or agency.

The bonded debt of all taxing units within which said premises are located.

Restrictions imposed by law, ordinance, or regulation imposed by any governmental entity, department or agency.

Restrictions contained in any covenants of record affecting the premises.

All rights of way or easements affecting the premises regardless of how evidenced or acquired and whether the same appear of record or not.

DATED: June 16, 1994

Blenda Lewis
Blenda Lewis

STATE OF IDAHO, COUNTY OF OWYHEE, ss.

On this 16th day of June, 1994, before me, a Notary Public, in and for the State, personally appeared BLENDA LEWIS, known or identified to me to be the person whose name subscribed to the within instrument, and acknowledged to me that she executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the date and year in this certificate first above written.



Nicholas K. Spili
Notary Public for Idaho
Residing at Monmouth, Idaho
Commission Expires: 1/31/2000

244 T13



Blenda
Levors
with 57-7505



Catalog

Favorites

Visible

Super Tab

DETAILS

IMPROVEMENTS

PRINT PAGE

Parcel Details

PIN:
RP01S02W186020

Owner Name:
RESERVE RIDGE LLC

Attention:

Situs Address:

Mailing Address:
909 N ROBINSON BLVD

Mailing City:
NAMPA

Mailing State:
ID

Display Description:
TAX 5 18 1S 2W

Acres:
20.0400

Assessment Value
5707

END IDENTIFY

RP01S02W185430

RP01S02W186151
Fullmer + Matensen
Cattle Co

RP01S02V
Reserve Ridge

RP01S02W186012
Reserve Rd.

RP01S02W186020
Reserve Ridge

RP01S02W193021

Battery Rd

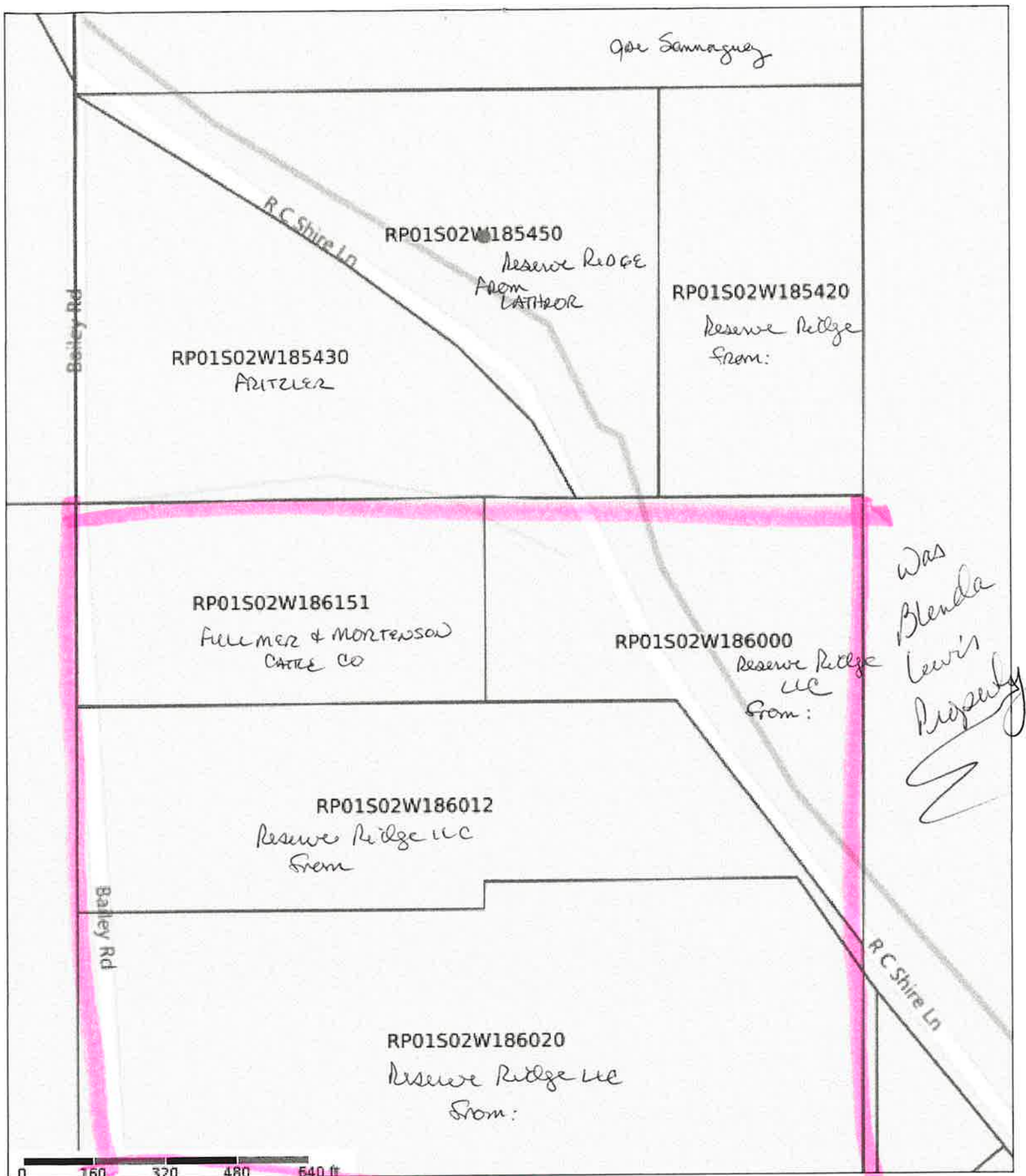
Upper Reynolds Creek Rd

0 160 320 480 640 ft

Taxing Districts/Google Image



AT TOP RIGHT, DID YOU KNOW THAT YOU CAN EXPORT THE MAP AS A PDF AND BRING INTO THE PAPER MAPS



Was
Blenda
Lewis
Property

RESERVE RIDGE LLC



IDAHO DEPARTMENT OF
WATER RESOURCES

Western Region • 2735 W Airport Way • Boise, ID 83705-5082

Phone: 208-334-2190 • Fax: 208-334-2348 • Email: westerninfo@idwr.idaho.gov • Web: idwr.idaho.gov

Governor Brad Little

Director Gary Spackman

August 25, 2021

RESERVE RIDGE LLC AND GOULD FEEDER PROPERTIES LLC
909 N ROBINSON BLVD
NAMPA ID 83687-9511

Re: Change in Ownership for Water Right No(s): 57-7505

Dear Water Right Holder(s):

The Department of Water Resources (Department) acknowledges the receipt of correspondence changing ownership of the above referenced water right(s) to you. The Department has modified its records and has enclosed a computer-generated report for you.

Updating the ownership record for a water right does not reconfirm the validity of the right. When processing a Notice of Change in Water Right Ownership, the Department does not review the history of water use to determine if the right has been forfeited or deliberately abandoned through five years or more of non-use. To read more about water right forfeiture, including how to protect a water right from forfeiture, please see Idaho Code §§ 42-222 and 42-223.

Please note, water right owners are required to report any change of water right ownership and any change of mailing address to the Department within 120 days of the change. Reporting forms are available from any office of the Department, or from the Department's website.

If you have any questions concerning the enclosed information, please contact me at (208) 605-4633.

Sincerely,

Laura McSherry
Water Resource Agent

Enclosure(s); Proof Report, Map

IDAHO DEPARTMENT OF WATER RESOURCES
Proof Report

8/25/2021

Water Right 57-7505

<u>Owner Type</u>	<u>Name and Address</u>
Current Owner	RESERVE RIDGE LLC AND GOULD FEEDER PROPERTIES LLC 909 N ROBINSON BLVD NAMPA, ID 83687-9511 (208) 442-1898

Priority Date: 9/5/1989

Basis: License

Status: Active

<u>Source</u>	<u>Tributary</u>
GROUND WATER	

<u>Beneficial Use</u>	<u>From</u>	<u>To</u>	<u>Diversion Rate</u>	<u>Volume</u>
IRRIGATION	3/15	11/15	0.290 CFS	
STOCKWATER	1/01	12/31	0.020 CFS	
	<u>Total Diversion</u>		0.310 CFS	

Source and Point(s) of Diversion

GROUND WATER	L4(SWSW)	Sec. 18, Twp 01S, Rge 02W, OWYHEE County
--------------	----------	--

Place Of Use

IRRIGATION within OWYHEE County

T01S R02W S18 L4	SWSW	20.0
POU Total Acres:		20.0

STOCKWATER Same as IRRIGATION

Conditions of Approval:

1. 065 The right holder shall use the full allotment of appurtenant surface water rights in conjunction with groundwater diverted under this right and shall only divert groundwater under this right when water from the appurtenant surface water rights cannot be delivered to the right holder.
2. This right shall not be used if the surface water right(s) appurtenant to the place of use is sold, transferred, leased, or used on any other place of use.
This right when combined with all other rights shall provide no more than .02 cfs per acre nor exceed a combined annual irrigation diversion volume of 90.0 af for the lands above.
Stockwater annual diversion volume is limited to .1 af.

Combined Use Limits

N/A

SubCase:

N/A

Water Supply Bank:

IDAHO DEPARTMENT OF WATER RESOURCES
Proof Report

8/25/2021

N/A

State of Idaho
Department of Water Resources
Attachment to Water Right License
57-7505

This map depicts the IRRIGATION place of use boundary for this water right at the time of this approval and is attached to the approval document solely for illustrative purposes.



-  Point of Diversion
-  Place Of Use Boundary
-  Townships
-  PLS Sections
-  Quarter Quarters

0 0.045 0.09 0.18 Miles

