

Name on W-9 _____ Approved by _____ Processed by HA Date 6-14-21

Date 6-14-21

RECORDING REQUESTED BY
First American Title Company

AND WHEN RECORDED MAIL TO:
First American Title Company
199 Country Lane
Jerome, ID 83338

Instrument # 272938
GOODING COUNTY, GOODING, IDAHO
05-10-2021 10:04:20 No. of Pages: 2
Recorded for: FIRST AMERICAN TITLE - JEROME
DENISE GILL Fee: \$15.00
Ex-Officio Recorder Deputy: JG
Electronically Recorded by Simplifile

Space Above This Line for Recorder's Use Only

WARRANTY DEED

File No.: **975128-J (tc)**

Date: **May 06, 2021**

For Value Received, **Robert D. Soignier, a single man and Mary D. Killins, a single woman as joint tenants with right of survivorship**, hereinafter called the Grantor, hereby grants, bargains, sells and conveys unto **Kent Skaar and Sarah Skaar, husband and wife**, hereinafter called the Grantee, whose current address is **P O Box 415, Hagerman, ID 83332**, the following described premises, situated in **Gooding County, Idaho**, to-wit:

Lots 5 and 6 in Block 3 of MALAD ESTATES SUBDIVISION, Gooding County, Idaho, according tot he plat thereof, recorded August 22, 1975 as Instrument No. 55997, in the office of the County Recorder of said County.

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.

Date: 05/06/2021

Warranty Deed
- continued

File No.: 975128-J (tc)

Robert D. Soignier by Mary D. Killins
Robert D. Soignier by Mary D. Killins as Attorney
In Fact

Mary D. Killins
Mary D. Killins

STATE OF Idaho)
COUNTY OF Jerome)
SS.

On this **Tenth day of May, 2021**, before me, a Notary Public in and for said State, personally appeared **Mary D. Killins**, 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.



Tracy Cox
Notary Public for the State of Idaho
Residing at: Buhl, Idaho
My Commission Expires: 9-6-2024

STATE OF Idaho)
COUNTY OF Jerome)
SS.

On this **Tenth day of May, 2021**, before me, a Notary Public in and for said State, personally appeared **Mary D. Killins**, known or identified to me to be the person(s) whose name(s) is subscribed to the within Instrument as the attorney in fact of **Robert D. Soignier**, and acknowledged to me that she subscribed the name of **Robert D. Soignier** thereto as principal, and her own name as attorney in fact.



Tracy Cox
Notary Public of Idaho
Residing at: Buhl, ID
Commission Expires: 09-06-2024

MALAD ESTATES SUBDIVISION

A SUBDIVISION OF A PORTION OF LOT 2, THE NE 1/4 AND SW 1/4
SECTION 27, T6S, R3E, B.M. GOODING COUNTY, IDAHO

Inst. #55997

Rec. Date: August 22, 1975

REVIEWED & APPROVED

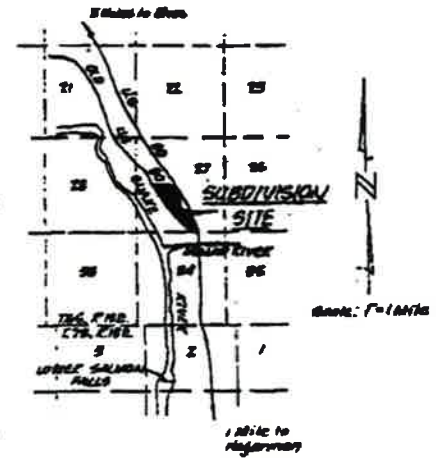
Owner:
Malad River Development Company
Hagerman, Idaho

Engineers:
Newton-Schaefer Johnson
Twin Falls, Idaho

Scale: 1"=100'

LEGEND

- 1/4 Section Property Corner
- 1/4 Section Boundary And Block Corners
- Boundary Line
- Lot Lines
- Block Cap
- Lot Number
- Block Number
- Utility Easement 20' Wide



VICINITY MAP

This map is given for informational purposes only - no assurance as to the actual lot boundaries reflected herein.

REAL POINT OF BEGINNING

CURVE DATA

Curve	Δ	R	T	L	L.C.	L.C. Bearing
C-1	171° 20'	257.43	45	257.43	257.43	S 37° 10' 00" E
C-2	10° 17' 05"	423.46	26.22	257.66	257.66	S 25° 06' 00" E
C-3	0° 17' 50"	423.46	26.22	58.76	58.76	S 85° 10' 00" E
C-4	17° 38' 00"	318.00	84.18	164.88	164.88	N 55° 30' 30" W
C-5	5° 16' 00"	590.58	26.16	572.42	572.42	N 40° 04' 20" W
C-6	1° 01' 00"	570.58	10.24	570.58	570.58	N 42° 40' 25" W
C-7	2° 11' 56"	570.58	11.76	236.50	236.50	N 40° 25' 15" W
C-8	2° 11' 56"	170.00	36.14	68.86	68.86	N 75° 35' 14" E
C-9	15° 03' 56"	166.00	18.24	36.76	36.76	N 40° 11' 00" E
C-10	50° 01' 54"	175.00	72.71	175.00	175.00	S 75° 55' 00" E
C-11	5° 39' 34"	166.00	18.24	36.76	36.76	S 47° 41' 50" E
C-12	2° 33' 46"	296.00	26.86	176.66	176.66	S 25° 21' 45" E
C-13	0° 39' 45"	420.00	20.00	92.70	92.70	S 15° 41' 41" E
C-14	0° 39' 45"	225.00	10.50	46.35	46.35	S 25° 21' 45" E
C-15	15° 19' 12"	155.00	34.76	68.24	68.24	S 75° 05' 16" W
C-16	15° 30' 00"	640.00	15.38	296.62	296.62	S 55° 49' 10" E
C-17	7° 14' 00"	150.00	12.35	34.14	34.14	S 70° 15' 35" W
C-18	50° 16' 00"	150.00	31.45	72.11	72.11	N 40° 15' 35" W
C-19	4° 15' 10"	175.00	4.80	36.24	36.24	S 87° 20' 14" W
C-20	17° 38' 00"	166.00	18.24	36.76	36.76	N 40° 11' 00" E
C-21	17° 38' 00"	166.00	18.24	36.76	36.76	S 48° 31' 45" E
C-22	7° 35' 00"	175.00	8.95	16.67	16.67	S 55° 56' 35" E

Curve	Δ	R	T	L	L.C.	L.C. Bearing
C-23	25° 58' 44"	250.00	97.07	118.96	118.96	N 25° 51' 56" W
C-24	25° 58' 44"	250.00	97.07	118.96	118.96	S 25° 51' 56" E
C-25	25° 16' 12"	180.00	40.51	50.49	50.49	S 75° 05' 16" E
C-26	25° 16' 12"	180.00	40.51	50.49	50.49	N 75° 05' 16" E
C-27	30° 00' 00"	100.00	16.71	16.71	16.71	N 25° 25' 20" E
C-28	30° 00' 00"	100.00	16.71	16.71	16.71	N 25° 25' 20" W
C-29	11° 39' 45"	166.00	18.24	36.76	36.76	S 47° 41' 50" E
C-30	5° 17' 39"	206.00	23.36	46.64	46.64	S 25° 21' 45" E
C-31	6° 12' 00"	206.00	23.36	46.64	46.64	S 25° 21' 45" E
C-32	5° 39' 34"	155.00	34.76	68.24	68.24	S 75° 05' 16" E
C-33	12° 19' 12"	155.00	34.76	68.24	68.24	S 75° 05' 16" E
C-34	12° 19' 12"	155.00	34.76	68.24	68.24	S 75° 05' 16" E
C-35	12° 19' 12"	155.00	34.76	68.24	68.24	S 75° 05' 16" E
C-36	12° 19' 12"	155.00	34.76	68.24	68.24	S 75° 05' 16" E
C-37	25° 25' 57"	280.00	26.10	118.96	118.96	N 25° 51' 56" W
C-38	5° 39' 34"	155.00	34.76	68.24	68.24	S 75° 05' 16" E
C-39	5° 39' 34"	155.00	34.76	68.24	68.24	S 75° 05' 16" E
C-40	60° 01' 54"	175.00	72.71	175.00	175.00	S 75° 55' 00" E
C-41	35° 06' 00"	150.00	31.45	72.11	72.11	N 40° 15' 35" W
C-42	21° 55' 00"	150.00	21.00	31.45	31.45	S 25° 21' 45" E
C-43	12° 08' 00"	150.00	15.38	34.14	34.14	S 70° 15' 35" W
C-44	17° 03' 56"	150.00	15.38	34.14	34.14	S 70° 15' 35" W
C-45	15° 19' 12"	155.00	34.76	68.24	68.24	S 75° 05' 16" E
C-46	15° 19' 12"	155.00	34.76	68.24	68.24	S 75° 05' 16" E
C-47	1° 35' 10"	166.00	18.24	36.76	36.76	N 40° 11' 00" W
C-48	5° 15' 10"	166.00	18.24	36.76	36.76	N 40° 11' 00" W
C-49	5° 15' 10"	166.00	18.24	36.76	36.76	N 40° 11' 00" W
C-50	25° 30' 00"	50.00	16.03	16.03	16.03	N 25° 25' 20" E
C-51	25° 30' 00"	50.00	16.03	16.03	16.03	N 25° 25' 20" E

COUNTY ENGINEER'S CERTIFICATE.

THIS IS TO CERTIFY THAT THIS PLAT IS CORRECT AND COMPLIES WITH THE ORDINANCES OF THE COUNTY OF GOODING AND THE LAWS OF THE STATE OF IDAHO RELATIVE HEREUNTO

THIS DAY OF 1995

COUNTY ENGINEER.

CERTIFICATE OF OWNERS

THIS IS TO CERTIFY THAT THE UNDERSIGNED ARE THE OWNERS IN FEE SIMPLE OF THE PROPERTIES HEREINAFTER DESCRIBED AND THAT THE CORRECT DESCRIPTION OF THE LAND IN THE PLAT IS AS FOLLOWS:

LEGAL DESCRIPTION

A PARCEL OF LAND LOCATED IN THE NE 1/4 SW 1/4 OF SECTION 27, TOWNSHIP 6 SOUTH, RANGE 13 EAST OF THE BOISE MERIDIAN, GOODING COUNTY, IDAHO, DESCRIBED AS FOLLOWS:

MODIFIED LOT 6 & 7 BLOCK 2 MALAD ESTATE SUBDIVISION

COMMENCING AT THE WEST QUARTER CORNER OF SECTION 27:

THENCE, N89°32'00"E ALONG THE QUARTER SECTION LINE 2129.88 FEET TO A POINT;
THENCE, S31°46'53"E ALONG U.S. HWY 30 RIGHT OF WAY LINE 445.88 FEET TO A POINT WHICH IS

THE POINT OF BEGINNING.

THENCE, S31°46'53"E ALONG U.S. HWY 30 RIGHT OF WAY 230.00 FEET TO A POINT;

THENCE, CONTINUING ALONG SAID LINE 317.06 FEET TO A POINT;

THENCE, S 0°31'50"E, 492.23 FEET TO A POINT;

THENCE, N12°46'50"W, 63.25 FEET TO A POINT;

THENCE, NW 1/2 25 FEET ALONG A CURVE OF RADIUS 250.00 FEET.

L.C. BEARING N20°47'52"W, 112.39 FEET TO A POINT;

THENCE, N38°47'14"W, 90.25 FEET TO A POINT;

THENCE, N82°10'20"W, 90.56 FEET TO A POINT;

THENCE, N60°18'20"W, 70.88 FEET TO A POINT;

THENCE, N55°35'13"W, 77.90 FEET TO A POINT;

THENCE, N45°45'11"W, 48.92 FEET TO A POINT;

THENCE, N30°14'15"W, 187.97 FEET TO A POINT;

THENCE, N21°31'32"W, 78.11 FEET TO A POINT WHICH IS THE

NEW DIVIDING POINT FOR LOTS 6 & 7. THE LINE BETWEEN

THE LOTS FROM THIS POINT BEARS N70°58'31"W, 343.71 FEET;

CONTINUING ALONG THE SW LINE OF LOT 6;

THENCE, NW 92.81 FEET ALONG A CURVE, RADIUS 458.00 FEET;

L.C. BEARING N15°41'41"W, 92.40 FEET TO A POINT;

THENCE, NW 9°51'48"W, 45.20 FEET TO A POINT;

THENCE, NW 79.07 FEET ALONG A CURVE, RADIUS 280.00 FEET;

L.C. BEARING N17°57'15"W, 78.81 FEET TO A POINT;

THENCE, N63°57'20"E, 288.02 FEET TO

THE POINT OF BEGINNING.

LOT 6 CONTAINS APPROXIMATELY 1.58 ACRES.

LOT 7 CONTAINS APPROXIMATELY 3.92 ACRES.

IN WITNESS WHEREOF I HAVE SET MY HAND

John Williams THIS 15 DAY OF Nov 1995

David B. ... THIS 15 DAY OF Nov 1995

William Williams THIS 15 DAY OF Nov 1995



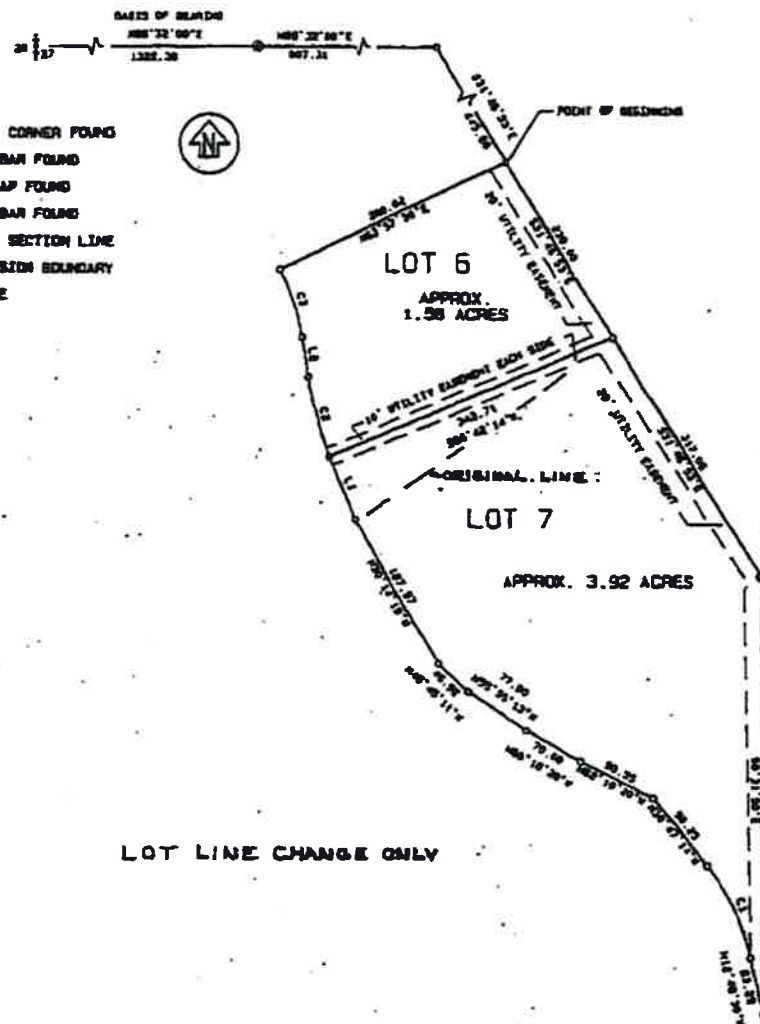
IN WITNESS WHEREOF I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL THIS 15 DAY OF Nov 1995

Richard M. Jackson, Jr. Notary Public.

MY COMMISSION EXPIRES 1-12-2001

LEGEND

- | QUARTER CORNER FOUND
- 3/8" REBAR FOUND
- BRASS CAP FOUND
- o 1/2" REBAR FOUND
- ===== QUARTER SECTION LINE
- ===== SUBDIVISION BOUNDARY
- ===== LOT LINE



LOT LINE CHANGE ONLY

LINE	DISTANCE	BEARING
L1	78.11	N21°31'32"W
L2	45.20	N9°51'48"W

CURVE	DELTA	RADIUS	ARC LENGTH	CHORD	TANGENT
CCC	28°58'48"	250.00	113.36	112.39	57.67
	11°36'43"	400.00	92.81	92.45	48.47
	18°10'56"	280.00	79.07	78.81	38.86

GOODING COUNTY ADMINISTRATOR'S CERTIFICATE

THIS IS TO CERTIFY THAT THIS PLAT IS FULLY ACCEPTED AND APPROVED BY THE GOODING COUNTY ADMINISTRATOR

John Williams
GOODING COUNTY ADMINISTRATOR

SURVEYOR'S CERTIFICATE

THIS IS TO CERTIFY THAT I, WAYNE A. THOMPSON, P.E., L.S., IN THE STATE OF IDAHO HAVE THE SURVEY OF THE LAND DESCRIBED IN THE CHAINERS CERTIFICATE



1163414
COPIES OF THIS CERTIFICATE OF RECORD
Filed for record of this record of *John Williams*
William Williams 1163414
David B. ... 1163414

RECORD OF SURVEY FOR JOHN WILKINS

LOCATED IN THE NE 1/4 SW 1/4 SEC 27 T6S R13E BN GOODING CO., IDAHO

TRIPLE "T" ENGINEERING
P.E. (2001) 324-0953 P.L.S.
120 EAST MAIN ST. JEROME, IDAHO

1 SHEET : 100.0 FEET SCALE SHEET 1 OF 1
18 OCT 1995



State of Idaho

DEPARTMENT OF WATER RESOURCES

Southern Region • 650 ADDISON AVE W STE 500 • TWIN FALLS, ID 83301-5858

Phone: (208)736-3033 • Fax: (208)736-3037 • Website: www.idwr.idaho.gov

Brad Little
Governor

Gary Spackman
Director

June 14, 2021

KENT L SKAAR
584 COTTONWOOD LN
BLISS ID 83314-5103

Re: Change in Ownership for Water Right No(s): 37-21467

Dear Water Right Holder:

The Department of Water Resources (Department) acknowledges the receipt of correspondence changing ownership of the above referenced water right 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) 736-3033.

Sincerely,

A handwritten signature in dark ink, appearing to read 'Bill Mills'.

Bill Mills
Water Resource Agent, Senior

Enclosure

C: First American Title Company, Jerome; Water District 130



First American Title Company
199 Country Lane, Jerome, ID 83338
Phone (208)324-6822 Fax (208)324-6823

RECEIVED

MAY 12 2021

DEPT OF WATER RESOURCES
SOUTHERN REGION

IDWR
650 Addison Avenue West, Ste. 500
Twin Falls, ID 83301

May 10, 2021
File No.: 975128-J (tc)

Attn: IDWR

Re:

Property: **Bare Land Hagerman, ID 83332**
Buyer: **Kent Skaar and Sarah Skaar**
Seller: **Robert D. Soignier and Mary D. Killins**

Our Check No. **7667** in the amount of **\$25.00**, representing **IDWR**.

Sincerely,

Pamela Beauchamp, Assistant for
Tracy Cox, Escrow Officer

pb/lm