

MAIL TAX NOTICE TO
EMMA LYLE BOEHME
1250 RAYMOND ROAD
GENEVA ID 83238

Instrument # 221869

BEAR LAKE COUNTY

4-4-2016 02:52:30 PM No. of Pages: 4

Recorded for : OLSON & HOGAN PC

CINDY GARNER

Ex-Officio Recorder Deputy

Index to: CORRECTED WARRANTY DEED

Fee: \$9.00

CORRECTION WARRANTY DEED

FOR VALUE RECEIVED

EMMA LYLE BOEHME, Grantor, does hereby grant bargain, sell and convey unto

DIAMOND 1 RANCHES, an Idaho Limited Liability Company, whose current address is: 1250 Raymond Road, Geneva, ID 83238 the Grantee, the following described premises in Bear Lake County, State of Idaho:

SEE ATTACHED EXHIBIT "A"

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the Grantee, its heirs and assigns forever. And the said Grantor does hereby covenant to and with the said Grantee, that she is the owner in fee simple of said premises; that they are free from all encumbrances and that she will warrant and defend the same from all lawful claims whatsoever.

This Deed is to correct and delete legal descriptions of parcels previously conveyed to third parties and to add water and mineral rights in that Warranty Deed dated October 25, 2006 and recorded as Instrument Number 196425 on November 2, 2008 in the office of the Bear Lake County Recorder.

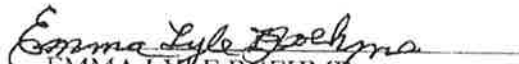
DATED: March 14, 2016


WITNESS

STATE OF UTAH)

: ss.

County of Cache)


EMMA LYLE BOEHME

On the 14th day of March, 2016, personally appeared before me EMMA LYLE BOEHME, the signer of the within instrument, who duly acknowledged to me that she executed the same.



J:\MPJ\Estate\Boehme, Emma\Commission\684339\Boehme, Emma\Notary Public\Coloc N-13788


NOTARY PUBLIC

EXHIBIT A**PARCEL NO. 1:**

TOWNSHIP 13 SOUTH, RANGE 46 EAST OF THE BOISE MERIDIAN;

Section 10: SW1/4SW1/4

Section 15: W1/2; W1/2NE1/4

ALSO: Beginning at a point 660 feet West from the Northeast Corner of Section 15, and running thence Southwesterly along the County Road to the Southwest Corner of the NE1/4NE1/4 of Section 15; thence North 1320 feet; thence East 660 feet to the Point of Beginning.

Section 16: SE1/4SE1/4

EXCEPT THEREFROM a right of way 66 feet in width along the East side of the SE1/4SE1/4.

Section 21: Beginning at the Southeast Corner of the NW1/4SE1/4 of Section 21, and running thence West 1491 feet; thence South 33 feet; thence East 1491 feet; thence North 33 feet to the Point of Beginning.

EXCEPT THEREFROM all oil, gas geothermal and mineral rights appertaining thereto.

PARCEL NO. 2:

TOWNSHIP 14 SOUTH, RANGE 46 EAST OF THE BOISE MERIDIAN, IDAHO:

Section 3: SW1/4NW1/4; N1/2SW1/4

Section 4: SE1/4NE1/4.

PARCEL NO. 3:

TOWNSHIP 13 SOUTH, RANGE 46 EAST OF THE BOISE MERIDIAN:

Section 21: S1/2NE1/4SE1/4; SE1/4. EXCEPT THEREFROM: Beginning at a point 827 feet West from the Southeast Corner of Section 21, and running thence West 493 feet; thence North 530 feet; thence East 493 feet; thence South 530 feet to the Point of Beginning.

Section 22: N1/2NW1/4SW1/4; SW1/4NW1/4.

SUBJECT to a 25 foot Right of Way along the West side of the S1/2SE1/4NE1/4 of said Section 21.

(Continued)

PARCEL NO. 4:

TOWNSHIP 12 SOUTH, RANGE 46 EAST OF THE BOISE MERIDIAN:

Sections 22 and 23: Commencing at a point 504.5 feet East of the Southwest Corner of the SE1/4SE1/4 of said Section 22, and running thence East 324 feet; thence North 1870 feet; thence East 1490 feet, more or less, to the Westerly boundary line of the State Highway Right of Way; thence Northwesterly along the State Highway Right of Way to the North line of the SW1/4NW1/4 of Section 23; thence West 346.5 feet; thence South 214 feet; thence West 231 feet; thence North 214 feet; thence West 815.5 feet; thence South 3960 feet to the Place of Beginning.

Section 35: The Easterly 545.4 feet of Lots 3 and 4.

PARCEL NO. 5:

TOWNSHIP 13 SOUTH, RANGE 46 EAST OF THE BOISE MERIDIAN:

Section 23: Lot 4.

Section 26: Lots 1, 2 and 3.

ALSO: All of Block 8 of the RAYMOND TOWNSITE SURVEY in Section 22, Township 13 South, Range 46 East, Boise Meridian.

EXCEPT THEREFROM: A tract 49 feet by 49 feet located in the Southeast Corner of Lot 4, Block 8, RAYMOND TOWNSITE SURVEY, deeded to CELDON R. HART and VENIE HART, husband and wife.

ALSO: All of Block 16 of the RAYMOND TOWNSITE SURVEY in Section 22, Township 13 South, Range 46 East, Boise Meridian.

EXCEPT THEREFROM: Commencing at the Northeast Corner of Block 16, RAYMOND TOWN SITE SURVEY; thence South 210 feet; thence West 210 feet; thence North 210 feet; thence East 210 feet to the Point of Beginning.

ALSO: Lots 3 and 4, being the South Half of Block 13, and all of Block 14, RAYMOND TOWNSITE SURVEY, as platted and of record in the records of Bear Lake County, state of Idaho.

PARCEL NO. 6:

All of Block 15 of the RAYMOND TOWNSITE SURVEY in Section 22, Township 13 South, Range 46 East of the Boise Meridian in Bear Lake County, Idaho, as Platted and of record In said County.

PARCEL NO. 7:

Beginning at the Southeast Corner of the SW1/4SW1/4 of Section 34, Township 13 South, Range 46 East, Boise Meridian; thence North 93-1/3 rods; thence West 821/2 rods, more or less, to an established road right of way; thence Southwesterly to South Section line of Section 33 in said Township and Range, 122 rods West of the Point of Beginning; thence East to the Point of Beginning.

ALSO: TOWNSHIP 13 SOUTH, RANGE 46 EAST OF THE BOISE MERIDIAN:
Section 34: SE1/4SW1/4.

ALSO: TOWNSHIP 14 SOUTH, RANGE 46 EAST OF THE BOISE MERIDIAN:
Section. 3: lots 2, 3 and 4.
Section 4: Lots 1 and 2; SW1/4NE1/4; W1/2SE1/4.

(Continued)

TOWNSHIP 13 SOUTH, RANGE 46 EAST OF THE BOISE MERIDIAN.

Commencing at the Northwest Corner of the NE1/4NW1/4 of said Section 22, and running thence East 671 feet; thence South 45° West 949 feet, more or less, to the West 1/16th line of the NE1/4NW1/4; thence North 671 feet, more or less, to the Point of Beginning.

With respect to all of the above-described real property:

Together with any and all water rights appurtenant to or used in connection with any or all of the above described real property.

Together with any and all oil, gas and mineral rights, if owned by Grantor.

Together with any and all Water Right Nos. 11-127, 11-133, 11-153, 11-166 11-102, 11-103, 11-131, 11-151, 11-152, 11-460, 11-162, 11-163, 11-165, 11-171, 11-2118, 11-2127, 11-4038, 11-7155, 11-7536, 11-7538 and 11-7540, if owned by Grantor.

WARRANTY DEED

For Value Received,

EMMA LYLE BOEHME,
of 1250 RAYMOND ROAD, GENEVA, County of Bear Lake, State of ID. 83238,

THE GRANTOR(S),

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

MIKEL J. SAXTON and JUNE MARIE SAXTON, husband and wife,
of 5943 CENTER LANE, GENEVA, County of Bear Lake, State of ID. 83238,

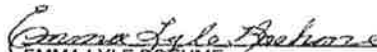
THE GRANTEE(S),

For the sum of ten dollars and other good and valuable consideration, the following described tract of land in the County of Bear Lake, State of Idaho:

See Attached Exhibit "A"

To have and to hold the said premises, with their appurtenances unto the said Grantee(s), their heirs and assigns forever. And the said Grantor(s) hereby covenant to and with the said Grantee(s) that she is the owner(s) in fee simple of said premises; that they are free from all encumbrances, and that she will warrant and defend the same from all lawful claims whatsoever.

DATED THIS 5-8-06


EMMA LYLE BOEHME

STATE OF IDAHO, COUNTY OF BEAR LAKE

On this 8th day of May, 2006, before me a Notary Public in and for the State, personally appeared

EMMA LYLE BOEHME,

known to me to be the person(s) whose name(s) is subscribed to the within instrument, and acknowledged to me that she executed the same.

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


Notary Public
Residing at: Bloomington, IL
My Commission Expires 12-24-2011



Instrument # 194517

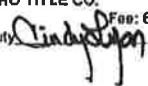
BEAR LAKE COUNTY

2006-05-08

11:08:08 No. of Pages: 2

Recorded for : FIRST IDAHO TITLE CO.

KERRY HADDOCK

Ex-Officio Recorder Deputy  Fee: 6.00

Index to: WARRANTY DEED

MAIL TAX NOTICE TO: **MIKEL J. SAXTON and JUNE MARIE SAXTON**
5943 CENTER LANE, GENEVA, ID. 83238

194517

EXHIBIT A

TOWNSHIP 13 SOUTH, RANGE 46 EAST OF THE BOISE MERIDIAN, IDAHO:

Section 22: NE $\frac{1}{4}$ NW $\frac{1}{4}$; NW $\frac{1}{4}$ NE $\frac{1}{4}$.

ALSO: Commencing at a point 276.1 feet South of the Northwest Corner of the SE $\frac{1}{4}$ NW $\frac{1}{4}$ of said Section 22, and running thence East 1485 feet; thence South 1043.9 feet; thence West 1485 feet; thence North 1043.9 feet, to the Point of Beginning.

EXCEPT THEREFROM the following described description:

Commencing at the Northwest Corner of the NE $\frac{1}{4}$ NW $\frac{1}{4}$ of said Section 22, and running thence East 671 feet; thence South 45° West 949 feet, more or less, to the West 1/16th line of the NE $\frac{1}{4}$ NW $\frac{1}{4}$; thence North 671 feet, more or less, to the Point of Beginning.

ALSO EXCEPT THEREFROM any part of the County Road that may lie within the above described property.

ALSO EXCEPT THEREFROM ALL oil, gas, geothermal and mineral rights appertaining thereto.

E. L. B.

Send Tx. Not. To.

David T. Sweat
HC 36 Box 137
Cokeville, Wyoming 83114

WARRANTY DEED

THIS INDENTURE, Made this 5th day of August in the year of our Lord One Thousand Nine Hundred and Eighty-seven, between TRI-BROWN CO., a general partnership, consisting of Leonard Gary Brown and Merrilee J. Brown, husband and wife, Melvin R. Brown and Jolene R. Brown, husband and wife, and Glen E. Brown and Frankie Jean M. Brown, husband and wife, of Sandy, County of Salt Lake, State of Utah, the party of the first part; and DAVID T. SWEAT and VICKI J. SWEAT, husband and wife, of Cokeville, County of Lincoln, State of Wyo., the parties of the second part:

WITNESSETH: That the said party of the first part, for and in consideration of the sum of THREE HUNDRED FIFTY THOUSAND AND NO/100THS. DOLLARS, lawfully money of the United States of America, to it in hand paid by the said parties of the second part, the receipt whereof is hereby acknowledged, does by these presents, Grant, Bargain, Sell and Convey and Confirm unto said parties of the second part, and to their heirs and assigns forever: All that certain lot, piece or parcel of land situate, lying and being in the County of Bear Lake, State of Idaho, bounded and more particularly described as follows, to-wit:

Township 13 South, Range 46 East of the Boise Meridian:

Section 10: SW $\frac{1}{4}$ SW $\frac{1}{4}$.

Section 15: NW $\frac{1}{4}$, W $\frac{1}{2}$ NE $\frac{1}{4}$, ALSO, beginning at a point 660 feet West from the Northeast corner of Section 15, and running thence Southwesterly along the County Road to the Southwest corner of the NE $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 15; thence North 1320 feet; thence East 660 feet, to the point of beginning.

Section 16: SE $\frac{1}{4}$ SE $\frac{1}{4}$.

EXCEPT THEREFROM a right of way 66 feet in width along the East side of the SE $\frac{1}{4}$ SE $\frac{1}{4}$.

Section 21: S $\frac{1}{2}$ NE $\frac{1}{4}$ SE $\frac{1}{4}$, SE $\frac{1}{4}$ SE $\frac{1}{4}$.

ALSO, beginning at the Southeast corner of the NW $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 21, and running

thence West 1491 feet; thence South 33 feet;

thence East 1491 feet; thence North 33 feet,

to the point of beginning.

ALSO, Beginning at the Northwest corner of the SE $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 21, and running

thence South 1388 feet;

thence North 77° East 1800 feet to the West side of "Thomas Fork" Creek;

thence along said creek North 34° West 166 feet;

thence North 43° East 337 feet;

thence South 81° East 200 feet;

thence North 2° West 268 feet;

thence North 25° West 193 feet;

thence South 39° West 200 feet;

thence South 88° West 310 feet;

thence South 87° West 356 feet;

thence North 31° West 142 feet;

thence North 20° East 232 feet to the North side of homestead (which is North Line of said SE $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 21)

thence West 1149 feet,

to the point of beginning.

EXCEPT THEREFROM, Beginning at a point 827 feet West from the Southeast corner of Section 21, and running

thence West 493 feet; thence North 530 feet;

thence East 493 feet; thence South 530 feet,

to the point of beginning.

Section 22: NE $\frac{1}{4}$ NW $\frac{1}{4}$, NW $\frac{1}{4}$ NE $\frac{1}{4}$, SW $\frac{1}{4}$ NW $\frac{1}{4}$, N $\frac{1}{2}$ NW $\frac{1}{4}$ SW $\frac{1}{4}$, SW $\frac{1}{4}$ SE $\frac{1}{4}$ NW $\frac{1}{4}$.

EXCEPTING THEREFROM all oil, gas and other minerals.

THIS DEED is re-recorded to correct the spelling of the parties of the second part and place of residency.

144428

BEAR LAKE COUNTY RECORDER
JOAN P. ESSER

27 SEP 2 AM 9 49

Together with all and singular, the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and the rents, issues and profits thereof.

TO HAVE AND TO HOLD, all and singular, the said premises, together with the appurtenances and privileges thereunto incident unto the said parties of the second part, and to their heirs and assigns forever. And the said party of the first part, and its successors the said premises in the quiet and peaceable possession of the said parties of the second part their heirs and assigns against the said party of the first part, and its successors and against all and every person or persons whomsoever, lawfully claiming or to claim the same, shall and will warrant and by these presents forever defend.

IN WITNESS WHEREOF, The said party of the first part has hereunto set its hand and seal the day and year first above written.

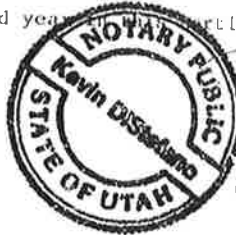
TRI-BROWN CO., a general partnership

By: Leonard Gary Brown
LEONARD GARY BROWN, a general partner

STATE OF UTAH)
County of Wasatch) SS.
31st

On this ~~XX~~ day of August, in the year 1987, before me, a Notary Public, personally appeared Leonard Gary Brown, known or identified to me to be a general partner in the general partnership of Tri-Brown Co., and the partner who subscribed said partnership name to the foregoing instrument, and acknowledged to me that he executed the same in said partnership name.

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



Kevin Distefano
NOTARY PUBLIC for the State of Utah
Residing at: Heber City, Utah
Commission Expires: 3/1/90

144651

BEAR LAKE COUNTY RECORDER
JOAN P. EBORN

'87 SEP 25 AM 10 51
FEE
DEPUTY