

Split of Water Right 13-53

To: James Cefalo

From: Debbie Chatterton

RE: Split of Water Right 13-53

DATE: March 9, 2020

I received your Memo of October 22, 2019. I'm sorry that it has taken me so long to reply. I believe that many of the things that you have pointed out are wrong or not complete making it incorrect to divide our water rights in the way that you have described in your memo.

The place of use on the 1905 Decree is incomplete. Through deeds and knowledge of how and where the water has been historically used, I believe that the more correct usage was and is as follows:

Joseph Chatterton owned and used water on:	120 acres	SE1/4 of SE1/4 of S14 T16 R40 S1/2 of SW ¼ of S13 T16 R 40
Elizabeth Chatterton owned and used water on	120 acres	W1/2 of SE1/4 of S14 T16 R40 NE1/4 of SE1/4 of S14 T16 R40
James Lowe owned and used water on	appox. 120 acres	SW1/4 of NE1/4 of S14 T16 R40 NE1/4 of SW1/4 of S14 T16 R40
Not past Maple Creek Road:		NW1/4 of SW1/4 of S14 T16 R40
Hill- no ditch- includes 16 acre not watered until pipeline 1981 T16 R40		SE1/4 of NW1/4 of S14
W B Gibson actually William Moroni Gibson (Bill)	120 acres	SE1/4 of NE1/4 of S14 T16 R40
Harriett Gibson		SW1/2 of NW1/4 of S14 T16R40

Harriett also owned SE1/4NW1/4 of S13 and NE1/4 of NW1/4 of 13 – never watered-too steep

Sections 11 and 12 have never been watered and NENE of 14 NWNW of 13 not watered from Deep Canyon. There may be rights from Maple Creek and Crooked Creek.

Joseph Chatterton Shares: 25%

May 24, 1909 Joseph deeded 71 acres to son Lester Chatterton and 39 acres to son Aaron Chatterton. On Aaron's property, there is only 10 acres that are cultivated. G & G have not irrigated it for many years.

Lester	$71/120 \times \frac{1}{4} = 71/480 = 15\%$	Chatterton Lazy JC	15%
Aaron	$49/120 \times \frac{1}{4} = 40/480 = 10\%$	G & G	10%

Aaron's wife Sarah J Chatterton sells the piece from Joseph, and Aaron's Homestead to John W. Gibson on March 8, 1941. John W. sells this to W.C. Gibson in 1947. It passes to Dean Gibson by 1991. Silcock in 2003 and G&G in 2007.

Lester's Land has continued in the family passed to his son Wallace Leroy Chatterton – in 1920, some of it to a brother Lester then back again – to his widow Almeda Chatterton – then to her son C. Wallace Chatterton in 1946 & 1947 finalized in 1964 when she relinquishes all right, title, and interest in the property. All of CW. Chatterton's property was put into a partnership deed in 1995 with Steven and Terry (brothers) as owners. Steven B. Chatterton bought out Terry Chatterton in 2001. All Property is now Chatterton Land and Livestock and Lazy JC Ranch.

Elizabeth Chatterton Shares: 25%

All of Elizabeths land went to Wallace Leroy Chatterton – Almeda Chatterton (his wife) – then to Cecil Wallace Chatterton – Partneship with Aletha Chatterton, Steven and Terry – Steven bought out Terry in 2001 and Aletha passed away. All property belongs to Chatterton Land and livestock and Lazy JC Ranch.

Chatterton Lazy JC Ranch	25%	Chatterton Lazy JC	25%
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## James G Lowe Shares 25%

James Lowe died June 8, 1905. Probate June 18, 1917 the court awarded Eliza 80 acres that includes the 16.5 acre piece and the 48 acre piece June 18, 1917. The children were deeded interest in some property. Children of Elizabeth were awarded the NE1/4 of the SW1/4 of S14 T16 R40. Eliza Lowe deeded the 48 acre piece to Elizabeth K Lowe. September 29, 1919 minor Children deeded Elizabeth NE1/4 of SW1/4 of 14 to Elizabeth K. Lowe. Nov 14, 1919 Corlas Lowe release and Quit Claim to Elizabeth K. Lowe any claim on the 48 acres in S14, NE1/4 of SW1/4 of S14 T16 R40 EBM, \* Together with a 1/4 interest in and to the WATERS OF DEEP CANYON CREEK.\* Nov 14, 1919 Eliza D. Lowe Release and Quit Claim to Elizabeth K Lowe NE1/4 of SW1/4 of 14. Elizabeth K Lowe entered into a contract with Oussie Lowe on January 1, 1937 and then passed away on Feb 17, 1937. August 26, 1939 a petition by Oussie Lowe ordered by the court for Administrator Cyril K Lowe to convey land from previous contract with Elizabeth K Lowe to Oussie Lowe. NE1/4 of SW14 of S14 T16 R40 EBM and 48 acres in 14, \*1/4 interest in waters of Deep Canyon Creek\* and interest in land in S11. May 14, 1957 This property is sold to Vern W. McFarland mentioning 1/4 interest in the waters of Deep Canyon Creek.\* He was killed in a farm accident then his widow Grace Nadine Lowe McFarland sold this property to C.W. Chatterton in 1960 then to Chatterton Land and Livestock in 1995.

Jan 11, 1928 Levi deeded to Edmond Doug Oliverson 28 1/2 acres in SW1/4 of NE1/4 of S14. With ditch and water rights.

Dec 1, 1933 Sheriffs deed Oct 15, 1932 did auction and sell to Union Central Life Insurance NW 1/4 of NW1/4 of S14 T16 R40, A parcel in S10 and S15, And a parcel of 80 acres in S14 that includes the 16.5 acres. \*rights in Deep Canyon Creek. \* 1946 Union Central sells back property from Sheriffs sale to Cyril Lowe. Cyril Lowe sells this property to Paul Welch, in 1946 then buys it back in 1947. Cyril Lowe sells this property to Dale Cardwell in 1958 then Cardwell sells it to Edmond Doug Oliverson. It goes to his wife Mildred, then to their daughter Vaunda Rallison then to the Rallison Trust.

Eliza Lowe                      133 acres

Rallison's	$28 \frac{1}{2} + 16.5 = 45 \text{ acres}$	$45/133 \times \frac{1}{4} = 45/532 = 8.5\%$	8.5%
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Elizabeth K. Lowe

Chatterton's	$40 + 48 = 88 \text{ acres}$	$88/133 \times \frac{1}{4} = 88/532 = 16.5\%$	16.5%
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Or we could use just 120 acres:

Rallison's	$28.5 + 16.5 = 45 \text{ acres}$	$45/120 \times \frac{1}{4} = 45/480 = 9\%$	9%
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Chatterton's	$120 - 45 = 75 \text{ acres}$	$75/120 \times \frac{1}{4} = 75/480 = 16\%$	16%
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Rallison's have divided and sold part of their land. They would like to hold their water rights together and share with their property owners just as a sub-division.

W.B . Gibson (William Moroni Gibson aka Bill) and Harriett Gibson

2-20-1883 William M Gibson Homestead. 160 acres in sections 11, 12, 13, and 14. The only section in the irrigation field is NE1/4 of NE1/4 of S14 T16 R40. He was a Polygamist who was married to Phebe Gibson and Harriett Gibson. Harriett Gibson bought a homestead from Mary Ann Perkes. 11-7-1893, S1/2 of NW 1/2 of S13 and N1/2 of SW1/2 of S13 T16 R40. Part of which is in the Deep Canyon Creek irrigation field. The SW1/4 of NW 1/4 of S13 and the NW 1/4 of SW1/4 of S13. This makes 120 acres in Deep Canyon Creek Irrigation field. William dies July 18, 1917. July 15, 1917 property is passed to children 11/14 undivided interest with several among them Lois Bell Jensen and Tressa Gibson (Bowcutt) . George Wesley receives 1/7<sup>th</sup> interest. In SE1/4 of NE 1/4 of S14 also other property in 11, 12, 13, and 14. Eventually the SE1/4 of NE 1/4 S14 T16 R40 ends up with John W. Gibson, Lois Bell Jensen, and Tressa Bowcutt. Later Tressa Bowcutt sells her share to Lois Bell Jensen.

John W. Gibson was the highest bidder for the estate of Harriette Gibson Oct. 9, 1936. He purchased S1/2 of NW 1/4 and the N1/2 of the SW1/4 of S13 T16 R40 EBM. John W. Gibson sells this property to W.C. Gibson along with Aaron Chatterton's land on Jan 23, 1948. After Willard dies it goes to wife Rayola Gibson. To children in 1991. Dean buys out his sisters. Goes to Dean Gibson Family Trust. 2003 – Silcock Wad Properties and then to G&G Franklin Properties. This is a large sub-division with many owners. They have about 10 larger lots in Phase 1 and plans for 50 + lots planned for Phase 2. They plan to handle their division of shares.

William Moroni Gibson: 40 acres      Harriett Gibson: 80 acres in Deep Canyon Creek Irrigation field

G&G       $92.3/120 \times \frac{1}{4} = 92.3/480 = 19.2\%$

Jensen       $27.7/120 \times \frac{1}{4} = 27.7/480 = 6\%$

By Proof of deeds : Current Ownership of the Original Rights

Joseph Chatterton (1/4)

Chatterton Lazy JC Ranch	71 acres	15%
G&G Franklin Properties	49 acres	10%

Elizabeth Chatterton (1/4)

Chatterton Lazy JC Ranch	120 acres	25%
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James Lowe (1/4)

Rallisons	45 acres	9%
Chatterton Lazy JC Ranch	75 acres	16%

WB Gibson (1/4)

Wanda Jensen	27.7 acres	6%
G&G Franklin Properties	92.3 acres	19.2%

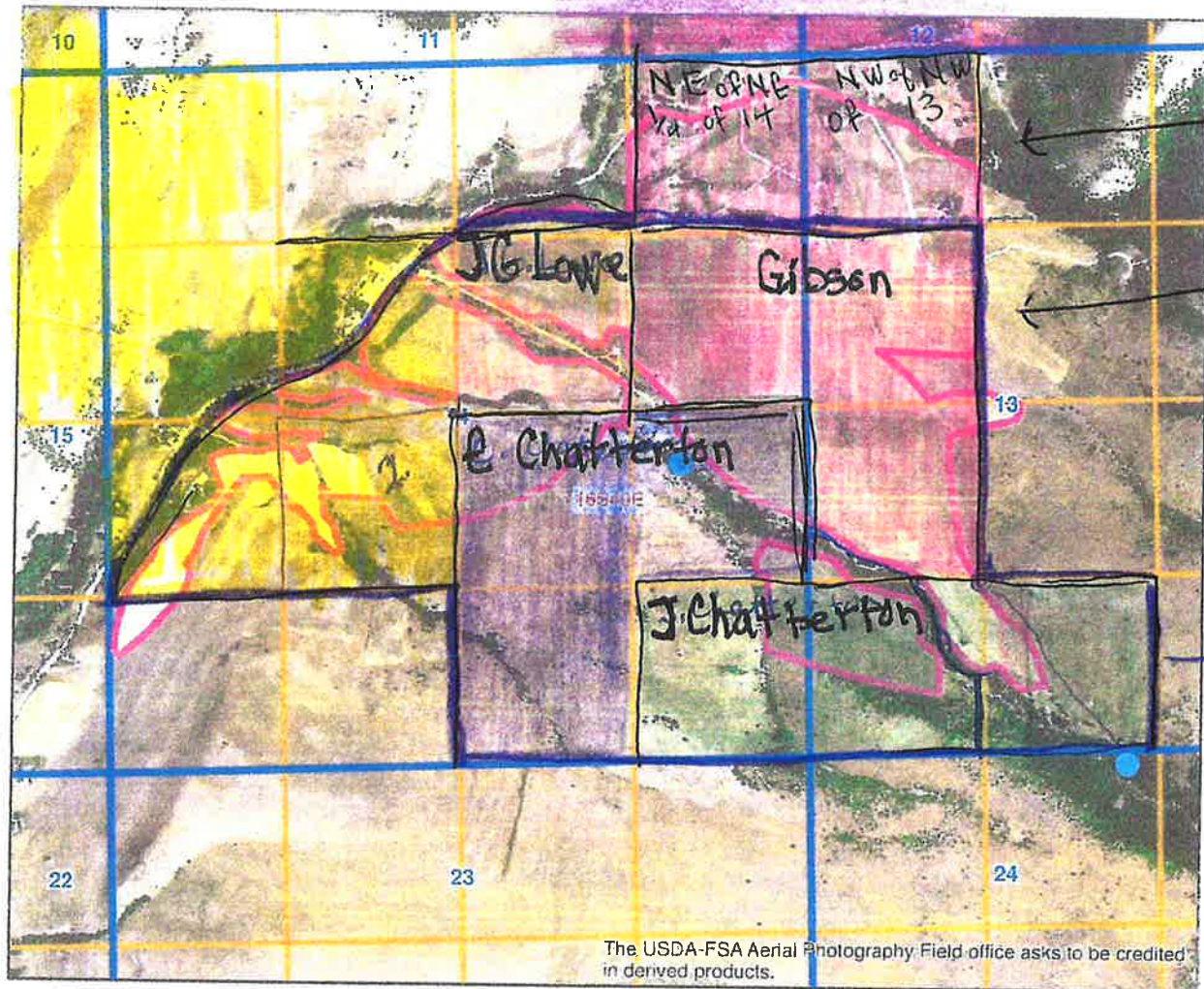
Total Amounts:

Chatterton Lazy JC Ranch	G&G	Rallison Family Trust	Wanda Jensen
15 + 25 + 16 = 56%	10 + 20 = 30%	9%	6%

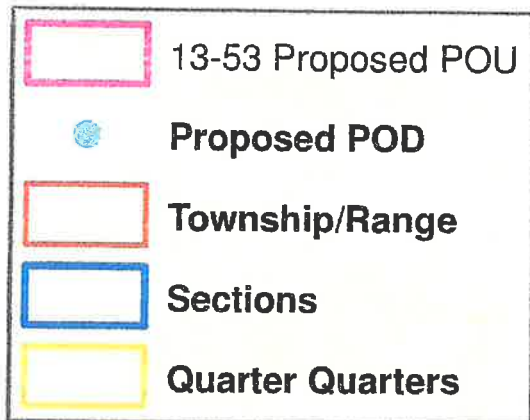
The flow of water from Deep Canyon Creek is not steady. A lot of the water is from snow melt so the quantity is higher in the early spring and goes lower as time goes on. Early Spring and summer everyone can water at the same time. We usually go on turns near the end of June or first of July. By the end of August the water is usually gone.

# Deep Canyon Creek 1883

## Application for Transfer Water Right 13-53



2013 Aerial Photo



0 1,000 2,000 Feet

1883 - 11.4 cubic feet per second each  
Deep Canyon Creek

1/4 Joseph Chatterton 120 acres  
1/4 Elizabeth Chatterton 120 acres  
1/4 James G Lowe  
1/4 W B Gibson - 240 acres in 11, 12, 13 & 14

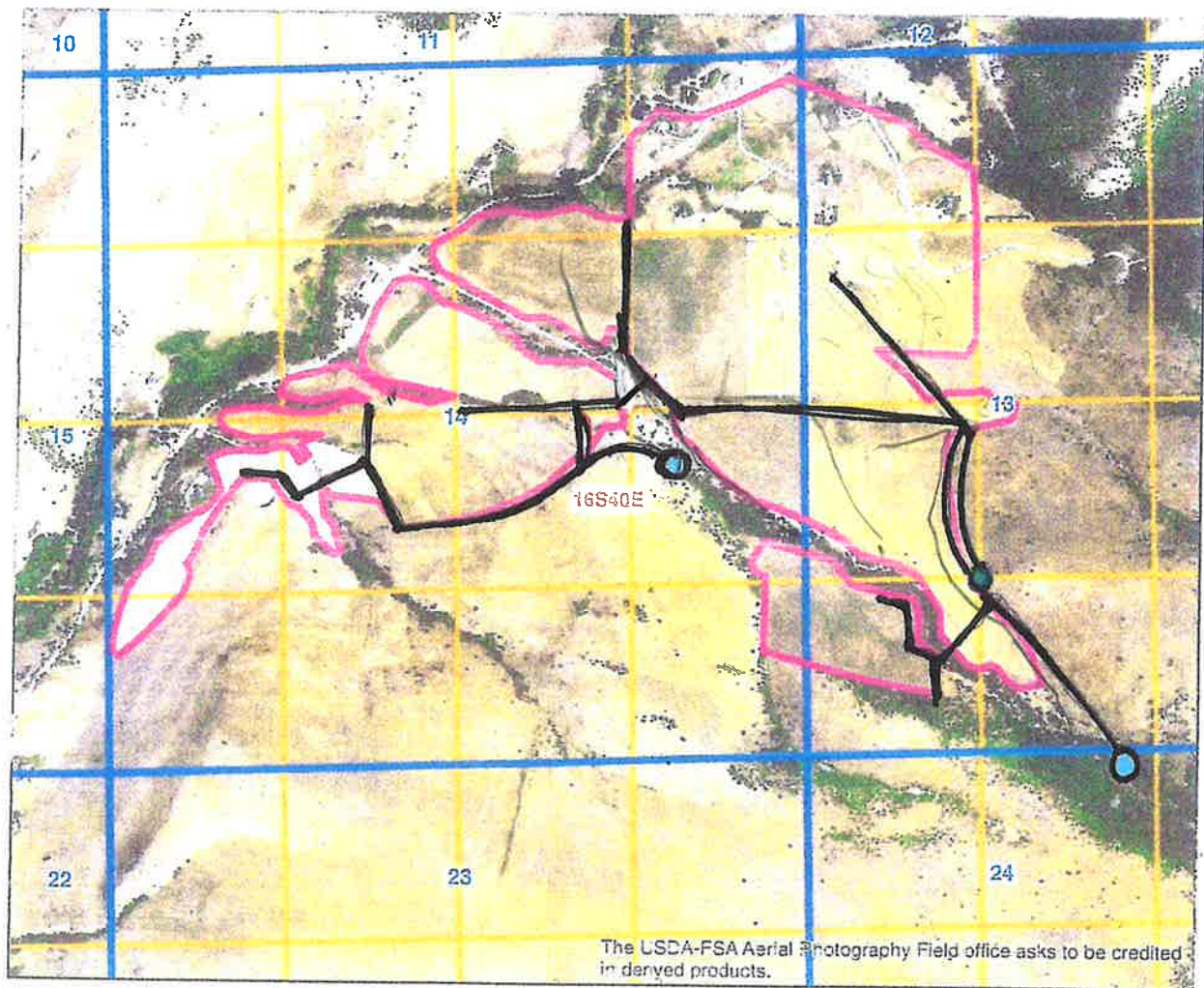
Not in Deep Canyon Creek  
might be full



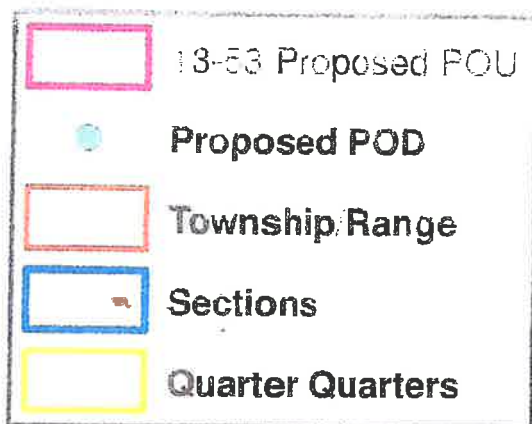


# Deep Canyon Creek Pipe line 1981

Application for Transfer  
Water Right 13-53



2013 Aerial Photo



0 1,000 2,000 Feet

Turns on Deep Canyon Creek  
 Chatterton  $\frac{3}{8}$  - 3 days  
 Gibson (<sup>Now</sup> G & G)  $\frac{3}{8}$  - 2 days  
 Oliverson (Rallison)  $\frac{3}{8}$  - 2 days  
 Jensen  $\frac{1}{8}$  - 1 day

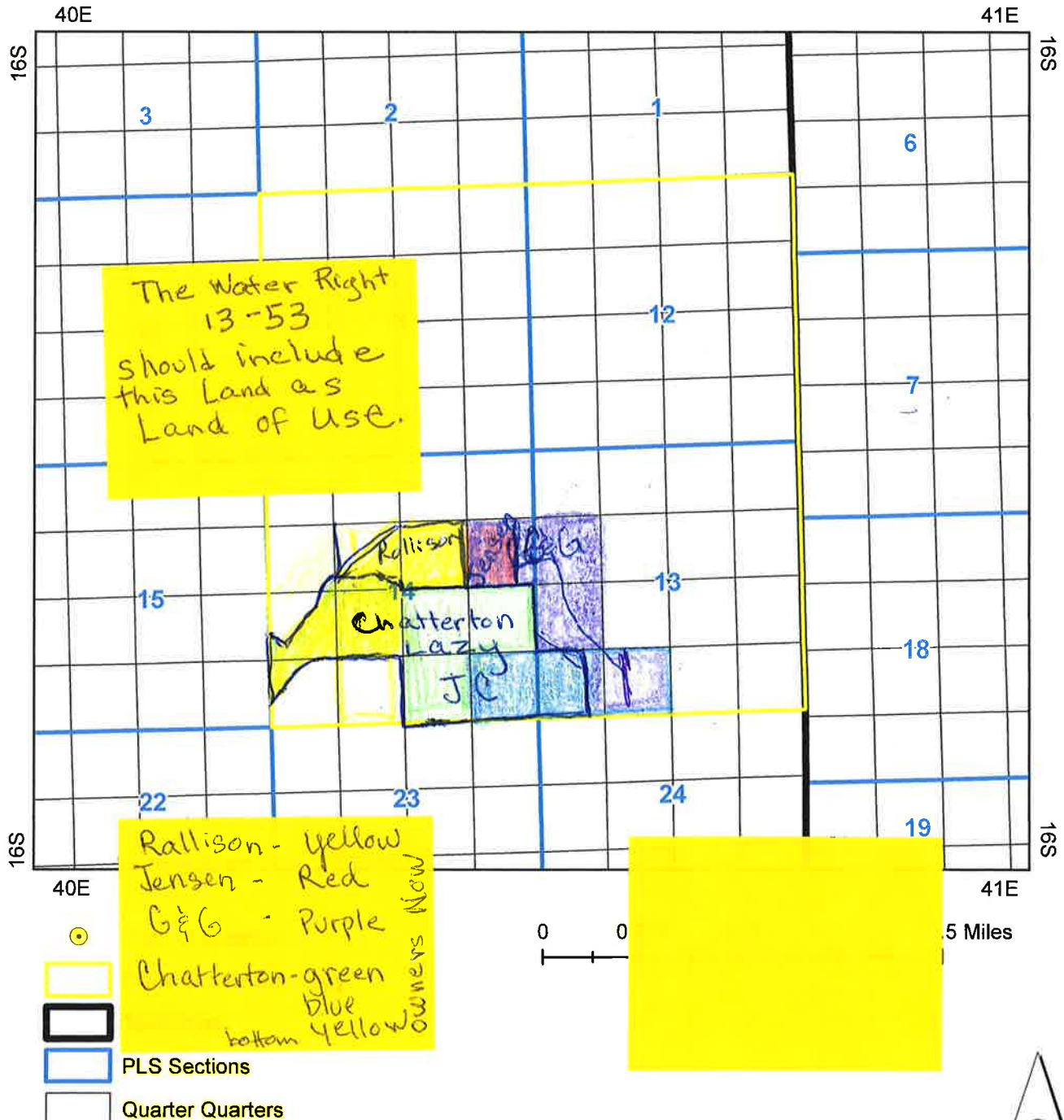


State of Idaho  
Department of Water Resources

# Water Right 13-53A

## IRRIGATION

The map depicts the place of use for the water use listed above and point(s) of diversion of this right as currently derived from interpretations of the paper records and is used solely for illustrative purposes. Discrepancies between the computer representation and the permanent document file will be resolved in favor of the actual water right documents in the water right file.





## 12



0      1,250      2,500 Feet



## U.S. DEPARTMENT OF THE INTERIOR

## BUREAU OF LAND MANAGEMENT

## General Land Office Records

BLM



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## Patents

Note: An *Italic* entry denotes data that has not been indexed against the land patent document, and has no image.

Printer Friendly

*Home Steads*  
*in Section 13 - T16R40 - G&G*

Image	Accession	Names	Date	Doc #	State	Meridian	Twp - Rng	Allquots	Sec. #	County
	MV-0770-140	CHATTERTON, AARON J	5/7/1908	5416	ID	Boise	016S - 040E	SW $\frac{1}{4}$ NE $\frac{1}{4}$	13	Franklin
							016S - 040E	W $\frac{1}{2}$ SE $\frac{1}{4}$	13	Franklin
							016S - 040E	NW $\frac{1}{4}$ NE $\frac{1}{4}$	24	Franklin
	<i>IDIDAA 014019</i>	CHATTERTON, AARON J	<i>5/7/1908</i>	<i>5416</i>	<i>ID</i>	<i>Boise</i>	<i>016S - 040E</i>	<i>W<math>\frac{1}{2}</math>SE<math>\frac{1}{4}</math></i>	<i>13</i>	<i>Franklin</i>
							<i>016S - 040E</i>	<i>SW<math>\frac{1}{4}</math>NE<math>\frac{1}{4}</math></i>	<i>13</i>	<i>Franklin</i>
							<i>016S - 040E</i>	<i>NW<math>\frac{1}{4}</math>NE<math>\frac{1}{4}</math></i>	<i>24</i>	<i>Franklin</i>
	ID0110 .213	GIBSON, WILLIAM M	2/20/1883	217	ID	Boise	016S - 040E	SE $\frac{1}{4}$ SE $\frac{1}{4}$	11	Franklin
							016S - 040E	SW $\frac{1}{4}$ SW $\frac{1}{4}$	12	Franklin
							016S - 040E	NE $\frac{1}{4}$ NE $\frac{1}{4}$	14	Franklin
							016S - 040E	NW $\frac{1}{4}$ NW $\frac{1}{4}$	13	Franklin
	ID0120 .368	KINGSFORD, JOHN	3/29/1890	900	ID	Boise	016S - 040E	S $\frac{1}{2}$ SW $\frac{1}{4}$	13	Franklin
							016S - 040E	SE $\frac{1}{4}$ SE $\frac{1}{4}$	14	Franklin
	878553	OLIVERSON, LEVI	9/7/1922	032075	ID	Boise	016S - 040E	E $\frac{1}{2}$ SE $\frac{1}{4}$	13	Franklin
							016S - 040E	SE $\frac{1}{4}$ NE $\frac{1}{4}$	13	Franklin
							016S - 040E	NE $\frac{1}{4}$ NE $\frac{1}{4}$	24	Franklin
	ID0030 .293	PERKES, MARY ANN	9/9/1892	1120	ID	Boise	016S - 040E	S $\frac{1}{2}$ NW $\frac{1}{4}$	13	Franklin
							016S - 040E	N $\frac{1}{2}$ SW $\frac{1}{4}$	13	Franklin
	834930	WHITEHEAD, JOANNA WHITEHEAD, JOHN	11/28/1921	023870	ID	Boise	016S - 040E	S $\frac{1}{2}$ NE $\frac{1}{4}$	12	Franklin
							016S - 040E	SE $\frac{1}{4}$ SE $\frac{1}{4}$	12	Franklin
							016S - 040E	NE $\frac{1}{4}$ NE $\frac{1}{4}$	13	Franklin
	ID0460 .466	WHITEHEAD, JOHN	6/8/1901	3006	ID	Boise	016S - 040E	NE $\frac{1}{4}$ NW $\frac{1}{4}$	13	Franklin
							016S - 040E	NW $\frac{1}{4}$ NE $\frac{1}{4}$	13	Franklin



Accession	Names	Date	Doc #	State	Meridian	Twp - Rng	Aliquots	Sec. #	County
204125	CHATTERTON, CLEVELAND	6/8/1911	05783	ID	Boise	016S - 040E	S½SW¼	14	Franklin
ID0010__203	GIBSON, WILLIAM M	5/4/1888	17	ID	Boise	016S - 040E	SE¼NE¼	14	Franklin
ID0110__213	GIBSON, WILLIAM M	2/20/1883	217	ID	Boise	016S - 040E	SE¼SE¼	11	Franklin
						016S - 040E	SW¼SW¼	12	Franklin
						016S - 040E	NE¼NE¼	14	Franklin
						016S - 040E	NW¼NW¼	13	Franklin
ID0120__017	KINGSFORD, EDWARD	4/19/1888	522	ID	Boise	016S - 040E	N½SW¼	14	Franklin
						016S - 040E	SE¼NW¼	14	Franklin
						016S - 040E	SW¼NE¼	14	Franklin
ID0120__368	KINGSFORD, JOHN	3/29/1890	900	ID	Boise	016S - 040E	S½SW¼	13	Franklin
						016S - 040E	SE¼SE¼	14	Franklin
ID0160__152	OLIVERSON, JAMES	7/3/1897	2146	ID	Boise	016S - 040E	SE¼SW¼	11	Franklin
						016S - 040E	SW¼SE¼	11	Franklin
						016S - 040E	NW¼NE¼	14	Franklin
						016S - 040E	NE¼NW¼	14	Franklin
ID0140__334	STONES, JOSEPH A	7/8/1895	1808	ID	Boise	016S - 040E	W½NW¼	14	Franklin
						016S - 040E	E½NE¼	15	Franklin
ID0460__300	WHITEHEAD, ABE	2/27/1901	3135	ID	Boise	016S - 040E	N½SE¼	14	Franklin
						016S - 040E	SW¼SE¼	14	Franklin

1. Eliza D Lowe  
 2. Elizabeth K. Lowe  
 1896 Deed 1 - 1. Joseph A Stone - 160 acres  
 2. James G Lowe not in deep creek water range  
 May 12, 1894 1- Edward Kingsford  
 2- James G. Lowe  
 NW 1/4 SW 1/4 - S1/4 T16 R46  
 SE 1/4 NW 1/4  
 SW 1/4 NE 1/4  
 James G. Lowe  
 Died June 8, 1905  
 Apr. 10, 1908 Eliza Lowe Patent Homestead #5383  
 1917 - June 18  
 #10852 1. Eliza D Lowe  
 2. Elizabeth K Lowe  
 No mention of water  
 Now DAVE Rallisons Family Trust

W 1/2 of SW 1/4 of 11  
 SE 1/4 of SE 1/4 of 10 T16 R46  
 48 acre piece in 14 - Now Chatterton  
 1/2 interest in W 1/2 of SW 1/4 see 10 120 acres  
 not - in Deep Canyon Creek

1917 - July 18 Probate Court  
 # 7565 1- Eliza D. Lowe - piece in front of our house and behind including the 16 acre Rallison piece  
 & # 7566  
 1917 - July 18

2. children of Eliza D. Lowe  
 3 children of Elizabeth K Lowe  
 1/2 undivided interest in E 1/2 of NE 1/4 of 15  
 also All of NW 1/4 of NW 1/4 of 14  
 1/2 undivided interest in E 1/2 of NE 1/4 of 15  
 also all of NE 1/4 of SW 1/4 of 14  
 48 acre piece in 14  
 Together water right

1919, May 13 Amended Decree Eliza D. Lowe  
 # 11010  
 1919 11, 14 1. Corlan Lowe  
 # 12074 2. Elizabeth K Lowe

48 acre piece S1/4 T16 R 46  
 1/4 interest in Deep Canyon Creek Water  
 11-14-1919 #12075  
 1. Eliza D Lowe NE 1/4 of SW 1/4 of 14  
 2. Elizabeth K Lowe  
 80 acres - in front & back of our house. includes the 16 acres. Now Rallisons.  
 NW 1/4 of NW 1/4 of 14  
 E 1/2 of NE 1/4 of 15  
 S 1/2 of SE 1/4 of SE 1/4 of 10 = 140 acres  
 W 1/2 of SW 1/4 of 11  
 N 1/2 of SE 1/4 of SE 1/4 of 10 = 100 acres  
 80 acres - Now Chatterton  
 8.33 acres - Now Chatterton feed lot - our house

1919 Aug 4 1. Eliza D Lowe  
 # 14055 2. Oussie Lowe  
 1919 Oct. 6 1. Eliza D Lowe  
 # 14056 2 Oussie Lowe  
 8.33 acres - with all ditch & water rights (feed lot & our house lot) Chatterton  
 132 sq rods from Shop down to Deep Creek & Maple Creek - Chatterton



1919, Sept 27  
#12078

1. minor children
2. Elizabeth K Lowe

E 1/2 of NW 1/4 of 15  
NE 1/4 of SE 1/4

1919, Nov. 14  
#12074

1. Corlas Lowe
2. Elizabeth K Lowe

cops! I put this on the list twice

- 48 acres in 14
  - NE 1/4 SW 1/4 of 14 -
  - ★ 1/4 interest in and to the waters of Deep Canyon Creek
- Now Chattertons

1922 - Aug 31  
#19226

1. Elizabeth K Lowe & children
2. Eliza D Lowe

1928 - Jan 11  
#66468

1. Levi Oliverson
2. Edmund Doug Oliverson

NW 1/4 of NW 1/4 of 14  
E 1/2 of NE 1/4 of 15  
S 1/2 of SE 1/4 of SE 1/4 of 10

SE 1/4 of SW 1/4 of 11  
SW 1/4 of SE 1/4 of 11  
NW 1/4 of NE 1/4 of 14  
NE 1/4 of NW 1/4 of 14

28 1/2 acres N of road - Dave Ralston

NW 1/4 of NW 1/4 of 14  
S 1/2 of SE 1/4 of SE 1/4 of 10  
E 1/2 of NE 1/4 of 15

80 acres - including the 16 ac in front & back of us.

1933, Dec 1  
#42752

- Public Auction
1. Sheriff (Elizabeth K Lowe Nolan - May)
  2. United Central Life

1937 - Jan 1 - Elizabeth K Lowe entered into contract with Oussie Lowe

Feb 17  
1937 - Elizabeth K died.

Book 8 pg. 381 Misc

1939 - Aug 26  
#57458

Petition by Oussie Lowe ordered by the court Admin Cyril Lowe to convey land from previous contract with Elizabeth K Lowe to Oussie.

1939 - Aug 26  
#57472

1. Cyril K Lowe admin. of Elizabeth K Lowe
2. Oussie Lowe

NE 1/4 of SW 1/4 of 14

- 48 acres in 14
- 1/2 interest in W 1/2 of SW 1/4 of 11
- ★ Also 1/4 interest in waters of Deep Canyon Creek

- NE 1/4 of SW 1/4 of 14
- 48 acres - in 14 - to Kirby's
- 1/2 interest in W 1/2 of SW 1/4 of 11 & the SE 1/4 of SE 1/4 of 10

★ Also 1/4 interest of the Water of Deep Canyon Creek

1946  
#76885

- Buy Back
1. Union Central Life
  2. Cyril K Lowe

NW 1/4 of NW 1/4 of 14  
E 1/2 of NE 1/4 of 15  
S 1/2 of SE 1/4 of SE 1/4 of 10  
80 acres - including the 16

Not is need unrun  
Note 10 is unrun

1946 Oct 28 # 76886

1. Cyril Fern Lowe  
2 Paul & Maxine Welch

1947 May 1st # 78311

1. Paul & Maxine Welch  
2. Cyril & Fern Lowe

1947 Sept 16

Eliza O. Lowe died

1948 June 4 # 91286

1. Oussie Lowe  
2. Cherryville Stock Co.

1953 - April 28

1. Oussie & Sylvia Lowe  
2. C.W. Chatterton

1957 May 14 # 118090

1. Oussie & Sylvia Lowe  
2. Vern W McFarland

1960 Aug 3

1. Grace Nadine McFarland  
2. C. Wallace Chatterton

1958 Aug 27 # 107883

1. Cyril & Fern Lowe  
2. Dale H Cardwell

1961 Mar 22 # 108211

1. Dale Cardwell  
2. Edmund Douglas Oliveron

NW 1/4 of NW 1/4 of 14  
E 1/2 of NE 1/4 of 15  
S 1/2 of SE 1/4 of SE 1/4  
80 acres - including the 16  
in back + front of our house

NW 1/4 of NW 1/4 of 14  
E 1/2 of NE 1/4 of 15  
S 1/2 of SE 1/4 of SE 1/4  
80 acres including the SE corner of NW 1/4 of 14

NW 1/4 of NW 1/4 of 14  
E 1/2 of NE 1/4 of 15  
S 1/2 of SE 1/4 of SE 1/4  
80 acres including the SE corner of NW 1/4 of 14

NW 1/4 of NW 1/4 of 14  
E 1/2 of NE 1/4 of 15  
S 1/2 of SE 1/4 of SE 1/4  
80 acres including the SE corner of NW 1/4 of 14

NW 1/4 of NW 1/4 of 14  
E 1/2 of NE 1/4 of 15  
S 1/2 of SE 1/4 of SE 1/4  
80 acres including the SE corner of NW 1/4 of 14

NW 1/4 of NW 1/4 of 14  
E 1/2 of NE 1/4 of 15  
S 1/2 of SE 1/4 of SE 1/4  
80 acres including the SE corner of NW 1/4 of 14

NW 1/4 of NW 1/4 of 14  
E 1/2 of NE 1/4 of 15  
S 1/2 of SE 1/4 of SE 1/4  
80 acres - including the 16 - Near Deep exceptions

NW 1/4 of NW 1/4 of 14  
E 1/2 of NE 1/4 of 15  
S 1/2 of SE 1/4 of SE 1/4  
80 acres - including the 16 acres



# The United States of America,

To all to whom these Presents shall come, Greeting:

Homestead Certificate No. 522

Application 626

**Whereas,** There has been deposited in the General Land Office of the United States a Certificate of the Register of the Land Office at Oxford Idaho Territory, whereby it appears that, pursuant to the Act of Congress approved 20th May, 1862, "To secure Homesteads to actual Settlers on the Public Domain," and the acts supplemental thereto, the claim of Edward Kingsford

has been established and duly consummated, in conformity to law, for the north half of the south west quarter, the south east quarter of the north west quarter and the south west quarter of the north east quarter of section fourteen in township sixteen south of range forty east of Boise Meridian in Idaho Territory containing one hundred and sixty acres

according to the Official Plat of the Survey of said Land, returned to the General Land Office by the Surveyor General.

Now know ye that there is, therefore, granted by the United States unto the said Edward Kingsford the tract of Land above described: To have and to hold the said tract of Land, with the appurtenances thereof, unto the said Edward Kingsford and to his heirs and assigns forever, subject to any vested and accrued water rights for mining, agricultural, manufacturing, or other purposes, and rights to ditches and reservoirs used in connection with such water rights as may be recognized and acknowledged by the local customs, laws, and decisions of courts, and also subject to the right of the proprietor of a vein or lode to extract and remove his ore therefrom, should the same be found to penetrate or intersect the premises hereby granted, as provided by law.

In testimony whereof, I, Grover Cleveland, PRESIDENT OF THE UNITED STATES OF AMERICA, have caused these letters to be made Patent, and the Seal of the General Land Office to be hereunto affixed.

Given under my hand, at the City of Washington, the thirteenth day of April, in the year of our Lord one thousand eight hundred and eighty eight, and of the Independence of the United States the thirteenth day of April.

By the President:

Grover Cleveland

By W. H. Keane

, Secretary.

W. H. Keane, Recorder of the General Land Office.

U. S.

Homestead - Edward Kingsford  
May 20, 1862



In witness whereof, I have hereunto set my hand and  
affixed my official seal the day and year in this certificate first above written.

John Maughan (Seal)  
a Justice of the Peace  
Recorded at the request of Samuel Preston Aug 16th A. D. at 9 a.m. 1899

H. J. Reynolds  
County Recorder

By: T. D. Jones  
Deputy Recorder

Reference: Book "O" page 150 Deed Record Original Oneida County Records.

\*\*\*\*\*

Warranty Deed

Edward Kingsford and wife

To

James G. Lowe

This Indenture, made the 12th day of May in the year of our Lord one thousand eight hundred and ninety four between Edward Kingsford and Christine Kingsford his wife both of Franklin County of Oneida State of Idaho the parties of the firstpart and James G Lowe, of same place the party of the second part.

Witnesseth: That the said parties of the first part, for and in consideration of the sum of One Thousand Three Hundred \$1300.00 Dollars lawful money of the United States of America, to them in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, do by these presents grant, bargain and sell and convey and confirm unto the said party of the second part, and to his heirs and assigns forever: all that piece or parcel of land known and described as follows to wit: The north half of the south west quarter and the south east quarter of the north west quarter and south west quarter of the north east quarter of section fourteen (14) in township sixteen (16) south of range forty (40) east of Boise meridian in State of Idaho containing one hundred and sixty acres

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

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 parties of the second part and their heirs, the said premises in the quiet and peaceable possession of the said party of the second part his heirs and assigns against the said parties of the first part and their heirs, and against all and every person or persons whomsoever, lawfully claiming or to claim the same, shall and will warrant any, and by these presents forever defend. And the said Christine Kingsford wife of the said Edward Kingsford hereby releases all her right of dower in and to said premises

In witness whereof, the said parties of the first part have hereunto set their hands and seals the day and year first above written.

Signed sealed and delivered in presence of  
Robert Lowe  
Lucy M Parkinson

Edward C. Kingsford (Seal)  
Christine Kingsford (Seal)

State of Idaho ) ss  
County of Oneida )

On this 12th day of May 1894, personally appeared before me Geo C Parkinson a Notary Public in and for said County Edward Kingsford and Christine Kingsford his wife, known to me to be the identical persons described in and who executed the foregoing instrument, and who acknowledged to me that they executed the same freely and voluntarily and for the uses and purposes therein mentioned

And the said Christine Kingsford having been by me first made acquainted with the contents of said instrument, acknowledged to me on examination, apart and without the hearing of her husband, that she subscribed to the same freely and voluntarily

May 12,  
1894

1. Edward  
Kingsford

2. James G  
Lowe



without fear or compulsion, or undue influence of her husband and that she has no wish to retract the execution of the same.

In witness whereof I have hereunto set my hand and affixed my official seal, at Franklin Idaho the day and year in this certificate first above written.

(Seal) Geo C Parkinson  
Notary Public

My commission expires Feby 6, 1896  
Recorded at request of James G. Lowe Aug 23rd 1899 at 9:22 a.m.

D. J. Reyholds  
County Recorder  
By T D Jones  
Deputy

Reference: Book "O" page 152 Deed Record Original Oneida County Records.

\*\*\*\*\*

W. S. Lamoreaux

To

Richard M. Taylor

This Indenture, made the tenth day of December in the year of our Lord one thousand eight hundred and ninety eight between W. S. Lamoreaux of Preston of the County of Oneida and State of Idaho the party of the first part, and Richard M. Taylor of Preston of the County of Oneida and State of Idaho the party of the second part,

Witnesseth, That the said party of the first part, for and in consideration of the sum of Two Hundred and no/100 Dollars, lawful money of the United States of America, to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents grant, bargain, sell and convey and confirm unto the said party of the second part and to his heirs and assigns forever, all that certain lot, piece or parcel of land, situate lying and being in the County of Oneida and State of Idaho and bounded and described as follows to wit.

The north east quarter of the north west quarter of section seventeen (17) in township sixteen (16) south of range thirty nine 39 east of Boise meridian containing forty (40) acres.

Together with all and singular the tenements, hereditaments and appurtenances thereto 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 party of the second part and to his heirs and assigns forever, and the said party of the first part, and his heirs the said premises in a quiet and peaceable possession of the said party of the second part his heirs and assigns; against the said party of the first part, and his heirs and against all and every person and persons whomsoever lawfully claiming or to claim the same shall and will warrant and by these presents forever defend.

In testimony whereof, the said party of the first part has hereunto set his hand and seal the day and year first above written.

Signed sealed and delivered in presence of  
H. A. Pedersen

W. S. Lamoreaux (Seal)

I. R. Stamp  
50¢  
canceled

State of Utah  
County of Cache

On this 28<sup>th</sup> day of December 1898 before me H A Pedersen a Notary Public in and for said County personally appeared W S Lamoreaux known to me to be the person whose name is subscribed to the within instrument, acknowledged to me that he 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) H. A. Pedersen  
Notary Public

[illegible]

11-14-1919

- 1-Corlas Lowe
- 2-Elizabeth K  
Lowe

1

4



a

I hereby certify that this instrument was filed for record at the request of J. N. Larsen & Co. at 12:15 P. M. this 15 day of Nov. A. D. 1919, in my office.

22

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#2972  
Chatterton Jarol  
194158

Chelation Panel + Urinary L.L.C

# 12074

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777 (787 NP523444H)

井 845'00

251761

Chattahoochee Land & Development, LLC

40 acres

48 acres

2852.00

4452

6.1. 2000

001580

10. The following table shows the number of people who attended the concert in each age group.

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Rallison Family Trust

00-0580#

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Silcock Ward  
#33949 Prop.  
Maple Creek  
Ranch #61  
#38114

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6 Road Bastian  
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2249.00

Handwritten text on the document:

- Top left box: 895302, 0.6w, #8850.03, #8850.03, #8850.03
- Center: J. KALISSON, 158978
- Right side: H
- Bottom right: 158978, 895302

804c

A hand-drawn map of a property, likely a farm or ranch, with various labels and measurements. The map is oriented with North at the top. A large area on the left is labeled "48 acres" and "1940". A smaller area in the center is labeled "1940" and "1940". A large area on the right is labeled "1940" and "1940". A road or path is labeled "Route 19" and "1940". A river or stream is labeled "Mud Creek" and "1940". A large area at the bottom is labeled "1940" and "1940". The map is drawn with black lines on a white background.

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1888 Form No. 1

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This Indenture, Made the 26th day of August, 1939, at the County of Franklin, State of Idaho, by and between Cyril K. Lowe, the duly appointed, qualified and acting administrator of the estate of Elizabeth K. Lowe, deceased, the party of the first part, and Oussie Lowe of Franklin, Franklin County, Idaho, the party of the second part, WITNESSETH:-

That whereas, Elizabeth K. Lowe, now deceased, during her lifetime to-wit, on or about the 1st day of July 1937, entered into a contract in writing with Oussie Lowe wherein and whereby she agreed to sell to said Oussie Lowe certain real estate, the real estate hereinafter described, and the said Oussie Lowe agreed to buy said real estate and to pay for the same according to the terms and conditions in said contract set forth.

WHEREAS, it appears that said consideration was duly paid by the party of the second part and all conditions complied with; and,

Whereas, before the deed to the said lands was executed, the said Elizabeth K. Lowe, the party thereto, died; and,

Whereas, Cyril K. Lowe is now the duly appointed, qualified and acting administrator of the estate of Elizabeth K. Lowe, deceased, appointed for the special purpose of conveying the lands hereinafter described under specific performance of contract; and,

Whereas, on the 26th day of August, 1939, the Probate Court of Franklin County, Idaho, made its order in said estate, empowering, authorizing and directing the said Administrator, the party of the first part hereto, to make, execute and deliver to the said party of the second part, a conveyance to the real estate hereinafter described, and as described in said contract of sale, which said contract was in writing and signed before a Notary Public, and it was a contract that could be enforced by law,-

Now, therefore, the said Cyril K. Lowe, the Administrator of the said estate of Elizabeth K. Lowe, deceased, the party of the first part, pursuant to the order last aforesaid of the said Probate Court, a certified copy of which is filed in the office of the County Recorder of Franklin County, Idaho, in Book 8 at page 381 Misc., and in consideration of \$350.00 this day paid to the said Cyril K. Lowe, as in said contract provided, the said party of the first part does by these presents, sell, convey, transfer and set over to the said party of the second part, his heirs and assigns forever, all the right, title, interest and estate of the said Elizabeth K. Lowe, deceased, at the time of her death, and also all the right, title and interest that the said estate by operation of law or otherwise may have acquired other than or in addition to that of the said intestate at the time of her death, and to all that certain real estate and property situated in Franklin County, State of Idaho, and particularly described as follows, to-wit:-

Recorded in the said order of the court at the Book and page aforesaid, and also described as follows:

"The Northeast quarter of the southwest quarter of section 14, Township 16 south, Range 40 east of the Boise Meridian, Idaho. Also: Commencing at the southeast corner of the northwest quarter of section 14, Township 16 south, Range 40 east of the Boise Meridian, Idaho; and running thence North 110 feet; North 75°58' West, 297 feet; North 84°25' West, 250 (two hundred and fifty) feet; North 47°27' West, 200 feet; North 54°25' West, 74 feet; South 85°35' West, 702 feet; South 68°17' West, 500 feet; South 46°47' West, 212 feet; South 69°58' west 285 feet; thence South 24°10' 756 feet to the west boundary line of said section 14; South 496 feet; East 80 rods; North 80 rods; east 80 rods to the place of beginning, containing 48 acres, more or less.

Also: One-half undivided interest in and to the west-half of the southwest quarter of section II and the southeast quarter of the southeast quarter of section 10, Township 16 South, Range 40 East of the Boise Meridian, Idaho."

Also: One-fourth interest of the water of Deep Canyon Creek.

Aug 26  
1939

1. Cyril K. Lowe  
Administrator  
of Elizabeth  
Lowe

2. Oussie Lowe

Judgement  
to sell  
property  
previously  
contracted

Elizabeth  
Lowe  
July 1, 1937



In witness whereof, the party of the first part the Administrator as aforesaid, has hereunto set his hand and seal the day and year first above written.

Cyril K. Lowe  
ADMINISTRATOR OF THE ESTATE OF  
ELIZABETH K. LOWE, DECEASED.

STATE OF IDAHO  
COUNTY OF FRANKLIN SS

On this 26th day of August, 1939, before me Arthur W. Hart, a Notary Public, in and for said County and State, personally appeared Cyril K. Lowe, known to me to be the person whose name is subscribed to the within instrument as the Administrator of the estate of Elizabeth K. Lowe, deceased, and acknowledged to me that he, as such Administrator, executed the same.

In witness whereof I have hereunto set my hand and affixed my official seal at the said County of Franklin, State of Idaho, the day and year in this certificate first above written.

(SEAL)

Arthur W. Hart  
Notary Public.

My commission expires March 5, 1940

STATE OF IDAHO  
COUNTY OF FRANKLIN SS

I hereby certify that this instrument was filed for record at the request of Mrs. Oussie Lowe at 3:50 P.M. August 30, 1939.

Fees, \$1.40

O. L. Swenson  
Ex-officio Recorder

By *Bernard Hamble*  
Deputy

*EL*  
Compared  
o o o o

Inst. No. 57475

WARRANTY DEED

THIS INDENTURE, made this 18th day of March in the year of our Lord one thousand / nine hundred and 39 between Franklin F. Ballif and wife, Amy C. Ballif of Whitney, County of Franklin, State of Idaho, the parties of the first part, and Karl G. Ballif of Whitney, County of Franklin, State of Idaho, the party of the second part.

WITNESSETH, That the said parties of the first part, for and in consideration of the sum of \$1.00 and natural love and affection lawful money of the United States of America, to them in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, have granted, bargained and sold, and by these presents do grant, bargain, sell, convey and confirm unto the said party of the second part, and to his heirs and assigns forever, all the following described real estate, situated in Whitney, County of Franklin, State of Idaho, to-wit:

The Southeast quarter of the Southeast quarter of Section 30, Township 15 South of Range 40 East of the Boise Meridian.

TOGETHER With all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, the reversion and reversions, remainder and remainders, rents, issues and profits thereof; and all estate, right, title and interest in and to the said property, as well in law as in equity, of the said parties of the first part.

TO HAVE AND TO HOLD, All and singular the above mentioned and described premises, together with the appurtenances, unto the party of the second part, and to his heirs and assigns forever. And the said parties of the first part, and their heirs, the said premises in the quiet and peaceable possession of the said party of the second part, his heirs and assigns, against the said parties of the first part, and their heirs, and against all and every person and persons whomsoever, lawfully claiming or to claim the same shall and will WARRANT and by these presents forever DEFEND.

IN WITNESS WHEREOF, The said parties of the first part have hereunto set their hands

# Chatterton

7 Book A pg. 469

1901

1 USA  
2 Abe Whitehead  
Hawthorn

Vol 46 p. 300

Homestead certificate # 3135

May 28 1901

1 - Abe & Elizabeth Whitehead  
\* 2 - Elizabeth Chatterton

March 29, 1890  
Book A pg. 592

1 USA  
2 John Kingsford

May 26, 1892

1. John Kingsford  
\* 2. Joseph Chatterton

Maple Creek & Deep Canyon Creek  
Judgment Decree of 1906

Joseph Chatterton Elizabeth Chatterton  
James C Lowe W B Gibson

\* 1. 4 cubic feet per second  
of waters of Deep Canyon Creek  
divided equally

May 24, 1909

# 12080

1. Joseph & Elizabeth Chatterton  
2. Lester Chatterton

37 acres  
commencing at SE corner  
of SW 1/4 of S13 T16  
R40 thence N 80 rods  
E 62 rods - S 80 rods  
W 62 rods  
SE 1/4 of SE 1/4 of S 14  
T16 R40

May 24, 1909

# 12080

1. Joseph & Elizabeth  
Chatterton  
2. Aaron Chatterton

commencing SE corner  
of SE 1/4 of S-13 T16 R40  
N 80 rods  
W 88 rods  
S 80 rods  
E 98 rods

Nov. 12, 1915

Homestead

1 - USA  
2 - Wallace Chatterton

NW 1/4 of Sec 24 T16 R40  
160 acres

April 20, 1917

1 - Elizabeth & Joseph  
Chatterton

2 - Wallace L. Chatterton

N 1/2 of SE 1/4  
SW 1/4 of SE 1/4 14-16-  
120 acres

April 20, 1917  
613 WD  
Section 24

1. Wallace & Almeda Chatterton
2. Lester Chatterton \$500

NW 1/4 of S24  
T16 R40  
160 acres

Feb 20, 1920  
613A WD

1. Lester & Martha Chatterton
2. Wallace Chatterton \$1000

Commencing at SW corner of SW 1/4 of S13  
T16 R40  
N 80 rods thence  
E 62 rods  
S 60 rods  
W 62 rods

31 acres  
Also SE 1/4 of SE 1/4 of S14  
40 acres T16 R40

March 5, 1928

1. Lester & Martha Chatterton
2. Wallace Chatterton \$500

NW 1/4 of S24 T16 R40  
160 acres

Commencing at SE corner of NE 1/4 of SE 1/4 of Sec. 14 T16 R40 running N 45 rods

Lester family moved to Canada

5-5/8 acre  
in Sec. 14  
W. 11 rods thence  
SW to a point that is 29 rods S of SE corner of NE 1/4 of SE 1/4 of T16 R40 thence  
E 29 rods to begin

Sept 6, 1943  
#09384  
1. Wallace Chatterton  
(wife) 2. Almeda Chatterton \$1.00

S 1/2 of SW 1/4 (clearly homestead)  
SE 1/4 of S14

Commencing at SE corner of S14 then running N 1/8 R

Also N 1/2 of S. 23 T16 R40  
320 acres

31 acres  
thence E 62 rods  
S 80 rods

all water rights

thence W 62 rods  
in SW 1/4 of SW 1/4 of S13  
T16 R40

July 20, 1946

#76218

1. Alameda Chatterton
2. E. Wallace Chatterton

N  $\frac{1}{2}$  of sec. 22  
T16 R. 40 - 220 acres

$\frac{1}{3}$  of entire flow of  
Flat Canyon Creek  
save the 1st 36 hours each week  
Culinary right of 380 gallons  
per day from Lewis, of  
City water

Sept 17, 1947 Will of Alameda Chatterton  
to E. Wallace Chatterton following  
real estate.

S  $\frac{1}{2}$  of SW  $\frac{1}{4}$   
SE  $\frac{1}{4}$  of E 14 T16 R. 40  
containing 240 acres

foreverly permits  
& machinery 31  
acres

Also commencing at the  
SE corner of S. 14  
running N 86 rods -  
thence E 62 rods  
S 80 rods

N 62 rods  
situated at SE  $\frac{1}{4}$  of SW  $\frac{1}{4}$  of  
T16 R. 40

April 28, 1953

#97287

1. Oossie & Syrena Love
2. E. Wallace Chatterton

commencing at a  
point 186' E  
from NW corner of

SW  $\frac{1}{4}$  of N  $\frac{1}{2}$  of E 11  
T16 R. 40 running  
thence S 27° 12'  
W 55' thence S 55°  
E 304' thence  
N 39° 18' E 615'  
thence S 60° W  
E 420' thence  
N 400' thence  
W 753' to beginning

fees for  
Fishing  
and  
Camping



Aug 3, 1960  
# 123405

1. Grace Madine McFarland
2. C Wallace McFarland

NE 1/4 of SW 1/4 of 14  
T16 R 40

Also: Feet between home  
commencing 1887' E  
and 27° 12' W 556' from  
NW corner of SW 1/4 of NW 1/4 of 14  
T16 R 40 running there  
S 27° 12' W 630'  
thence E bearing S 225'  
more or less thence N 39° 18'  
East 360' thence N 55°  
W 304' to beginning

... of SE corner of  
NW 1/4 of Sec 14 T16 R 40  
running thence N 110' S N  
North 75° 58' W 297'  
thence N 84° 25' W 250'  
thence N 47° 27' W 200'  
thence N 54° 25' W 74'  
thence S 85° 35' W 72'  
thence S 68° 17' W 500'  
thence S 46° 47' W 202'  
thence S 69° 58' W 245'  
thence S 24° 10' W 756'  
thence E 80 rods to beginning

includes the 48 acres in

★ 1/4 interest in waters of Deep Canyon Creek  
Water attached on previous deeds to this property

- # 118090
1. Oussie Lowe
  2. Vern McFarland

- ★ # 57472 1939
1. Estate of Elizabeth K Lowe (Cyril Lowe) ad
  2. Oussie Lowe

- ★ (1939) # 57458
1. Elizabeth K Lowe
  2. Oussie Lowe

- 11-14-1919 • # 12074
1. Corlas Lowe
  2. Elizabeth K Lowe

Sheriffs Auction 1933

★ 1/4 interest in Deep Canyon Creek

March 25, 1961  
#107922

1. Almedia Chatterton Lowe  
2. C Wallace Chatterton  
& Aletha Chatterton  
\$1.00

(clear lands homestead)  
S  $\frac{1}{2}$  of SW  $\frac{1}{4}$  - 14  
SE  $\frac{1}{4}$  - 14  
240 acres  
T 16-S  
R 40

31 acres  
commencing at SE corner  
of sec. 14 thence  
running N 80 rods  
thence E 62 rods  
thence S 80 rods  
thence W 62 rods  
to beginning  
situated in

SW  $\frac{1}{4}$  of SW  $\frac{1}{4}$  of 13  
T 16 R 40

June 13, 1964  
# 114293 QCD

1. Almedia Chatterton Lowe  
2. C Wallace Chatterton  
Aletha Chatterton  
\$1.00

All my life Estate  
S  $\frac{1}{2}$  of SW  $\frac{1}{4}$  - 14  
SE  $\frac{1}{4}$  - 14  
T. 16 R. 40

intended to relinquish all right title  
and interest

also commencing at SE corner  
of 14 running  
N 80 rods  
31 acres E 62 rods  
S 80 rods  
W 62 rods to beginning  
situated in SW  $\frac{1}{4}$  of S. 13 T. 16  
R. 40

C Wallace Chatterton  
bought property in section 22 & 23

1995 #194156  
1. C Wallace Chatterton Estate  
2. Chatterton Land & Livestock



Theresa Chatterton  
Steven Chatterton

Buy-out Oct. 10 2001



Aug. 19, 2009  
Boundary Line Agreement with Silcock / Work -  
to follow the Deep Creek Road -  
# 246379

Boundary Line Agreement with Waltons  
2016 near Deep Creek  
also with North of Feed lot -

11-21-2018 #276230  
Quit claim  
1. Cherryville State Assoc.  
2. Chatterton Land & Livestock

Commencing at point  
20 rods W of  
NE corner of  
SW 1/4 of NW 1/4  
of sec 14 T16R40  
thru W 96 rods  
S 81 feet  
E 96 feet  
N 81 feet  
to begin



# Gibson

2-20-1883 - 1. USA  
William M Gibson Homestead  
160 acres

5-4-1888 William M Gibson — SE 1/4 NE 1/4  
KID 0110 Doc # 217 S. 14 T16 R40

9-9-1892 - 2 Mary Ann Perkes Homestead  
160 acres

11-7-1893 1. Mary Ann Perkes  
2. Harriett Gibson  
(Wife of William M. Gibson)

1906 - Maple Creek & Deep Creek -  
Ajudication

5-8-1908 1. USA  
2. Aaron Chatterton Homestead  
160 acres

5-14-1909 1. Joseph & Elizabeth Chatterton 49  
Inst # 12080 2. Aaron J. Chatterton acres

Aug 5, 1911 1. State of Idaho  
2. Aaron J Chatterton 80  
acres

July 15, 1917 1. William & Phoebe Gibson  
Inst # 7742 2. John W. Gibson, Harvey Gibson  
Lars B. Jensen, Howard Oliver Gibson  
Pearl LaVina Bowcott, George Wesley Gibson  
Tressa Gibson, Susan E. Follett, Hattie Jensen  
Carric Nelson, W.A. Gibson, Tracie Gibson  
- George Wesley Gibson

SE 1/4 SE 1/4 of 11 T16 R4.  
SW 1/4 of SW 1/4 of 12  
NE 1/4 of NE 1/4 of 14  
NW 1/4 of NW 1/4 of 13 T16 R4

• S 1/2 of NW 1/4 of 13  
• N 1/2 of SW 1/4 of 13

T16 R 40  
• S 1/2 of NW 1/4 of 13  
• N 1/2 of SW 1/4 of 13  
T16 R 40

11.4 cubic feet to  
Joseph Chatterton Elizabeth  
WB Gibson & James L. Ne  
1/4 each

SW 1/4 of NE 1/4 of S. 13  
W 1/2 of SE 1/4 T16 R4  
NW 1/4 of NE 1/4 of S. 24  
T16 R4

Commencing SE corner of SW 1/4  
Sec. 13 T16 R40  
N 80 rods W 98 rods  
S 80 rods E 98 rods

SE 1/4 of NW 1/4  
NE 1/4 of SW 1/4  
Section 36 T15 R40

and 1/4 interest  
79%

1/2 interest = 14%  
in full

160 acres • SE 1/4 of NE 1/4 of 14  
SE 1/4 of SE 1/4 of 11  
NW 1/4 of SW 1/4 of 12  
W 1/2 of NE 1/4 of 14  
NW 1/4 of NW 1/4 of 13

40 acres  
 { SW 1/4 of NE 1/4  
 W 1/2 of SE 1/4 of 13  
 NW 1/4 of NE 1/4

40 acres NE 1/4 of NW 1/4 of 36 T15 R40  
 NE 1/4 of SW 1/4  
 NW 1/4 of NW 1/4 of 36 T15 R40  
 5.9 acre piece in  
 20 acres W 1/2 of NW 1/4 of NW 1/4  
 sec 36 T15 R40

49 acres  
 Joseph & R. Thomas 1/4 of 13 T16 R40  
 original three 5800 & 9800  
 49 acres

1. Aaron Chatterton  
 2. Savanah Chatterton

Dec 6, 1933 #51746

Trese Bowcut  
 John W. Gibson

1. George Wesley Gibson & Violet  
 2. Lois Bell Jensen

Dec 19, 1929 #38093

40 acres - in 14  
 interest in 40 acres  
 from #2 to #1 - John  
 Lois  
 Teressa

2. George Wesley Gibson

Teressa & Nicholas Bowcut

1. John W. & George Gibson  
 Lois B & Charles Jensen

Sept 18, 1929 #34006

all interest in 160 acres  
 from #1 to #2  
 George Wesley

\$3,000

2. George Wesley Gibson

Robert & Mary Gibson  
 Robert & Mary Gibson

#34007

1. Howard & Mary Gibson

Sept 4, 1929

40 acres in 14 - T16 R40  
 160 acres in 11, 12, 13  
 T16 R40

160 acres  
 SE 1/4 of SW 1/4 of 36 T15 R40  
 NW 1/4 of NW 1/4 of 36 T15 R40

Received from  
 Rose Jensen

1. Howard & Mary Gibson

#7793

Jan 16, 1917

Oct 9, 1936 1. Harriett Gibson Estate  
# 50563 2. John W Gibson

• S  $\frac{1}{2}$  of NW  $\frac{1}{4}$  of 13  
• N  $\frac{1}{2}$  of SW  $\frac{1}{4}$

T16R4

Nov. 17, 1936

1. Sarah Chatterton  
2. John W. Gibson

(Correction)  
of: 1. Aaron Chatterton  
2. Sarah Chatterton  
# 51746

S. W  $\frac{1}{4}$  & N W  $\frac{1}{4}$  sec 13  
NW  $\frac{1}{4}$  of SW  $\frac{1}{4}$  T16R4  
**mistake**

March 8, 1941 1. Sarah J. Chatterton (widow)  
# 60404 2. John W. Gibson

\$12.00

Comm. SE corner of SW  $\frac{1}{4}$  -  
T16-R 40 -  
running N 80 rods

West 98  
South 80  
East 98.

4a  
acre

Arrows, Homestead  
SE  $\frac{1}{4}$  NE  $\frac{1}{4}$  - 13  
W  $\frac{1}{2}$  SE  $\frac{1}{4}$  - 13  
NW  $\frac{1}{4}$  NE  $\frac{1}{4}$  - 24

$\frac{1}{2}$  int. in culinary pipeline  
from Deep Canyon

also Water decreed to land  
under decree of Oct 16, 1905

April 16 1943

#68095

1. Ross & Lillian Gibson  
Percival & Gwen Gibson  
2. Willard C Gibson  
\$ 1.00

Commencing SW corner NE  $\frac{1}{4}$   
of NE  $\frac{1}{4}$  of 14 T16 R40  
9 acre E 80 rods - N 18 rods  
W 80 rods - S 18 rods

Right of Way 1 rod wide

Oct 24, 1947

79266

1. Teresa Bowcutt & Mathias  
John W. Gibson & Grace  
2. Lois Bell Jensen  
\$1.00

Commencing at point  
26  $\frac{2}{3}$  rods E of SW corner  
of the SE  $\frac{1}{4}$  of NE  $\frac{1}{4}$  of 14  
running N 74 rods T16 R4  
East 26  $\frac{2}{3}$  rods  
So, 74 rods  
W 26  $\frac{2}{3}$  rods to beginning

& Right of Way across Bowcutts



Oct. 24 1947  
# 79247

1. John W Gibson & Grace  
Lois Bell Jensen &
2. Terressa Bowcutt  
\$11.00

commencing at SW corner  
SW  $\frac{1}{4}$  of NE  $\frac{1}{4}$  of 14.  
T16R4

running N 74 rods  
E  $26\frac{2}{3}$  rods  
S 74 rods  
W  $26\frac{2}{3}$  rods  
to beginning

Subject to Right of Way  
along south side

Oct 24, 1947  
# 84807

1. John W Gibson & Grace  
Lois Bell Jensen  
Terressa Bowcutt & Mathias
2. Willard C Gibson

commencing at NW corner  
SE  $\frac{1}{4}$  of NE  $\frac{1}{4}$   
running 80 rods - S 6 rods  
W 80 rods N 6 rods  
to beginning in 14 T16R40  
3 acres

Jan 23, 1948  
# 84806

1. John W & Sarah Grace C. Gibson
2. W.C. Gibson & Rayola  
\$1000.00

SE  $\frac{1}{2}$  of NW  $\frac{1}{4}$   
N  $\frac{1}{2}$  of SW  $\frac{1}{4}$  of 13  
T16  
R40

commencing at SE corner  
of SW  $\frac{1}{4}$  of 13 T16R40

N 80 rods - W 98 R

S 80 rods - E 98 R

<sup>culinary</sup>  
 $\frac{1}{2}$  interest in pipeline  
from Deep Canyon

Water decreed Oct 16  
1905

SW  $\frac{1}{4}$  of NE  $\frac{1}{4}$   
W  $\frac{1}{2}$  of SE  $\frac{1}{4}$  of 13  
NW  $\frac{1}{4}$  of NE  $\frac{1}{4}$  of 24  
T16R40

commencing SE corner  
of SE  $\frac{1}{4}$  of NE  $\frac{1}{4}$  of 14  
T16R40

N 74 rods - W  $26\frac{2}{3}$  rods  
S 74 rods  
E  $26\frac{2}{3}$  rods.

Sept 7, 1991  
#184433

1. Rayola Gibson
2. Dean Gibson  
Darlene Mechem  
Carolyn Shepherd

SW 1/4 NE 1/4 Sec 12  
SW 1/4 SW 1/4 T14  
NW 1/2 SE 1/4 R4  
SE 1/4 SE 1/4  
SE 1/4 SE 1/4 - Sec 11  
T16 R4

Commencing SE corner  
of NE 1/4 of sec. 14 T16  
R40  
running W 26 3/4 rods  
N 74 rods - E 26 2/3 rods -  
S 74 rods.

NE 1/4 NE 1/4  
SW 1/4 NE 1/4  
NW 1/4 NW 1/4  
SW 1/2 NW 1/4  
NW 1/2 SW 1/4  
E 18 rods of SW 1/4 SW  
SE 1/4 SW 1/4  
W 1/2 SE 1/4  
T16 R40

?

1. Darlene Mechem  
Carolyn Shepherd
2. Dean Gibson - or W. Dean Gibson  
Family Trust

Oct 28, 2003  
223997

1. W. Dean Gibson & Jeanne  
Trustees - W. Dean Family Trust
2. Silcock Ward Properties LLC

#272794  
2017

1. Silcock Ward Prop LLC
- W.D. 2. G & G Franklin Properties

June 21, 2019  
#

1. Silcock Franklin Properties LLC
2. G & G Franklin Properties

# The United States of America,

To all to whom these presents shall come, Greeting:  
Desert Lands  
CERTIFICATE

No 17 } ~~Whereas~~ William M. Gibson of Oneida County,  
Idaho Territory

has deposited in the General Land Office of the United States a Certificate of the Register of the Land Office at Boise, Idaho Territory whereby it appears that full payment has been made by the said William M. Gibson

according to the provisions of the Act of Congress of the 24th of April, 1820, entitled "An Act making further provision for the sale of the Public Lands," and the acts supplemental thereto, for the south east quarter of the north east quarter of section four, township sixteen south, of range forty east, of Boise Meridian in Idaho Territory, containing forty acres

according to the Official Plat of the Survey of the said Lands, returned to the General Land Office by the Surveyor General, which said Tract has been purchased by the said William M. Gibson

Now know ye, That the United States of America, in consideration of the premises, and in conformity with the several Acts of Congress in such case made and provided, have given and granted and by these presents do give and grant, unto the said William M. Gibson

and to his heirs, the said Tract above described: To have and to hold the same, together with all the rights, privileges, immunities, and appurtenances, of whatsoever nature, thereto belonging, unto the said William M. Gibson

and to his heirs and assigns forever; subject to any vested and accrued water rights for mining, agricultural, manufacturing, or other purposes, and rights to ditches and reservoirs used in connection with such water rights as may be recognized and acknowledged by the local customs, laws, and decisions of courts, and also subject to the right of the proprietor of a vein or lode to extract and remove his ore therefrom, should the same be found to penetrate or intersect the premises hereby granted, as provided by law.

In testimony whereof, Grener Cleveland President of the United States of America, have caused these letters to be made Patent, and the Seal of the General Land Office to be hereunto affixed.

Given under my hand, at the City of Washington, the fourth day of May, in the year of our Lord one thousand eight hundred and eighty-eight, and of the Independence of the United States the one hundred and twelfth



BY THE PRESIDENT: Grener Cleveland  
By H. M. Kean Secretary  
D. Tyler Recorder of the General Land Office.  
at interim

William M. Gibson 1888



# THE UNITED STATES OF AMERICA,

To all to whom these Presents shall come, Greeting:

CERTIFICATE

No. 1120

Whereas Mary Ann Perkes of Oneida County Idaho

has deposited in the General Land Office of the United States a Certificate of the Register of the Land Office at Blackfoot Idaho whereby it appears that full payment has been made by the said Mary Ann Perkes

according to the provisions of the Act of Congress of the 24th of April, 1820, entitled "An Act making further provision for the sale of the Public Lands," and the acts supplemental thereto, for the South half of the North West quarter and the North half of the South West quarter of the Township Thirteen in Township Thirteen South of Range Forty East of Boise Meridian in Idaho containing one hundred and sixty acres

according to the Official Plat of the Survey of the said Lands, returned to the General Land Office by the Surveyor General, which said Tract has been purchased by the said Mary Ann Perkes

Now know ye, That the United States of America, in consideration of the premises, and in conformity with the several Acts of Congress in such case made and provided, have given and granted, and by these presents do give and grant unto the said Mary Ann Perkes

and to her heirs, the said Tract above described: To have and to hold the same, together with all the rights, privileges, immunities, and appurtenances, of whatsoever nature, thereunto belonging, unto the said Mary Ann Perkes

and to her heirs and assigns forever; subject to any vested and accrued water rights for mining, agricultural, manufacturing, or other purposes, and rights to ditches and reservoirs used in connection with such water rights as may be recognized and acknowledged by the local customs, laws, and decisions of courts, and also subject to the right of the proprietor of a vein or lode to extract and remove his ore therefrom, should the same be found to penetrate or intersect the premises hereby granted, as provided by law. And there is reserved from the lands hereby granted, a right of way thereon for ditches or canals constructed by the authority of the United States.

In testimony whereof J. Buchanan Harrison

President of the United States of America, have caused these letters to be made Patent, and the seal of the General Land Office to be hereunto affixed.

Given under my hand, at the City of Washington, the ninth

day of September, in the year of our Lord one thousand eight hundred and ninety-two, and of the Independence of the United States the one hundred and sixteenth

[L.S.]

By the President: Benjamin Harrison

By E. McFarland Asst. Secretary

J. P. Roberts, Recorder of the General Land Office

Nov. 7 1893

1. Mary Ann  
Perkes  
2. Harriet  
Gibson

5 1/2 of NW 1/4  
NW 1/2 of SW 1/4  
of 13

T16 R40

and every part and parcel thereof, with the appurtenances.

To have and to hold, all and singular the said premises, together with the appurtenances unto the said party of the second part, and to his heirs and assigns forever, and the said parties of the first part, and their heirs the said premises in the quiet and peaceable possession of the said party of the second part his heirs and assigns, against the said parties of the first part, and their heirs, and against any and all persons whomsoever, lawfully claiming or to claim the same, shall and will warrant and by these presents forever defend.

In witness whereof the said parties of the first part have hereunto set their hands and seals the day and year first above written.

Signed sealed and delivered in presence of

Jas Lowe  
Thos G. Lowe

S. Handy (Seal)  
Hannah Handy (Seal)

Territory of Idaho  
County of Oneida

On this 12<sup>th</sup> day of February in the year of our Lord one thousand eight hundred and eighty one before me Joshua Hawkes a Justice of the Peace within and for Oneida County, Idaho Territory, duly elected and qualified, personally appeared Samuel Handy and Hannah Handy whose names are subscribed to the annexed instrument as the parties thereto personally known to me to be the same persons described in, and who executed the said annexed instrument as the parties thereto, and duly acknowledged to me that they each and severally executed the same freely and voluntarily, and for the use and purposes therein mentioned.

In witness whereof I have hereunto set my hand and affixed my official adrole at my office in Franklin Idaho Territory the day and year in this certificate first above written.

Joshua Hawkes

Justice of the Peace

Recorded at the request of James Howarth Aug 28 1899 at 9:8 o'clock a.m.

D J Reynolds

Recorder

Reference: Book "O" page 164 Deed Record Original Oneida County Records.

COMPANED

\*\*\*\*\*

Mary A. Perkes (widow)

To

Harriett Gibson

This Indenture, made the seventh day of November in the year of our Lord one thousand eight hundred and ninety three between Mary A. Perkes (widow) of Franklin of the County of Oneida and State of Idaho the party of the first part and Harriett Gibson of Franklin of the County of Oneida and State of Idaho the party of the second part.

Witnesseth, that the said party of the first part for and in consideration of the sum of One Dollar lawful money of the United States of America, to her in hand paid by the said party of the second part, the receipt whereof is hereby does by these presents grant, bargain, sell and convey and confirm unto the said party of the second part and to her heirs and assigns forever all that certain lot piece or parcel of land, situate lying and being in the County of Oneida and State of Idaho, and bounded and described as follows, to wit, The south half of the north west quarter 1/4 and the north half 1/2 of the south west quarter 1/4 of section thirteen (13) in township sixteen (16) south of range forty (40) east of Boise meridian in Idaho containing one hundred & sixty (160) acres, according to the official plat of the United States survey of said land.

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 app-

urtenances and privelages thereto incident, unto the said party of the second part and to her heirs and assigns forever, and the said party of the first part ~~and~~ her heirs, the said premises in a quiet and peaceable possession of the said party of the second part, her heirs and assigns, against the said party of the first part, and her heirs and against all and every person and 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 her hand and seal the day and year first above written.

Signed sealed and delivered in presence of

Robert Murdock  
Zeph Thomas

Mary Ann Perkes

I R Stamp  
\$2 00  
canceled

Territory of Utah )  
County of Cache ) ss

On this 17<sup>th</sup> day of November 1893 personally appeared before me Zeph Thomas a Notary Public in and for said County Mary A Perkes known to me to be the identical person described in and who executed the foregoing instrument and who acknowledged to me that she executed the same freely and voluntarily, and for the uses and purposes therein mentioned.

In witness whereof, I have hereunto set my hand and affixed my official seal at Logan Utah the day and year in this certificate first above written.

(Seal) Zeph Thomas  
Notary Public

My com expires Sept 25 1894

Recorded at the request of A.H. Thompson Aug 28 1899 at 9:3 a.m.

H.J. Reynolds  
Co Recorder.

Reference: Book "O" page 166 Deed Record Original Oneida County Records.

COMPARED

Warranty Deed

Tole Olson

To

ss

Elisa Olson

This indenture, made the twelfth day of June in the year of our Lord one thousand eight hundred and ninety nine between Tolef Olson of the County of Oneida State of Idaho the party of the first part and Elisa Olson Olson of the County of Oneida and State of Idaho the party of the second part

Witnesseth: That the said party of the first part for and in consideration of the sum of Three Hundred Dollars, lawful money of the United States of America to him in hand paid by the said party of the second part, thereceipt whereof is hereby acknowledged do by these presents grant bargain sell and convey and confirm unto the said party of the second part and to her heirs and assigns forever all the lot piece or parcel of land situate land lying and being in the County of Oneida and State of Idaho and bounded and described as follows, to wit:

Lot number one in block number Two in Franklin Being situated in the north east quarter of section twenty nine in township sixteen south of range forty east of Boise meridian Also a piece of land beginning at a point twenty six (26) rods west of a point fifty five rods (55) south of the north east quarter of section twenty nine (29) in township sixteen south of range forty (40) east of Boise meridian U S survey in the State of Idaho. Thence running north twenty (20) rods thence west twenty (20) rods thence south twenty 20 rods thence east twenty 20 rods to place of beginning containing two and one half acres 2 1/2 more or less

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