

STATE OF IDAHO  
DEPARTMENT OF WATER RESOURCES

# 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?
See attached.	Yes <input type="checkbox"/>	Yes <input type="checkbox"/>		Yes <input type="checkbox"/>	Yes <input type="checkbox"/>
	Yes <input type="checkbox"/>	Yes <input type="checkbox"/>		Yes <input type="checkbox"/>	Yes <input type="checkbox"/>
	Yes <input type="checkbox"/>	Yes <input type="checkbox"/>		Yes <input type="checkbox"/>	Yes <input type="checkbox"/>
	Yes <input type="checkbox"/>	Yes <input type="checkbox"/>		Yes <input type="checkbox"/>	Yes <input type="checkbox"/>
	Yes <input type="checkbox"/>	Yes <input type="checkbox"/>		Yes <input type="checkbox"/>	Yes <input type="checkbox"/>

2. Previous Owner's Name: Blaine L Larsen  
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): Brown Alpha II LLC  
New owner(s) as listed on the conveyance document      Name connector ☐ and ☐ or ☐ and/or
- One Embarcadero Center, Suite 3860      San Francisco      CA      94111  
Mailing address      City      State      ZIP
- (208) 908-3848      skye@rootagadvisory.com  
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: November 11, 2016
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: *Patricia Juarez*      *Authorized Signatory*      *1-21-2020*  
Signature of new owner/claimant      Title, if applicable      Date

Signature: \_\_\_\_\_  
Signature of new owner/claimant      Title, if applicable      Date

## For IDWR Office Use Only:

Received by LE      Date 1/21/2020      Receipt No. W047993      Receipt Amt. \$400  
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 *JB*      Processed by *JB*      Date 2/12/2020

SUPPORT DATA

31-12144

**BROWN ALPHA II**

<b>Water Right No.</b>	<b>Description</b>	<b>Current Owner</b>	<b>Proposed Owner</b>
31-12144 OK	Burke - Section 19	Blaine L Larsen	Brown Alpha II LLC
31-12146 OK	Burke - Section 30	Blaine L Larsen	Brown Alpha II LLC



**RECORDING REQUESTED BY**  
First American Title Company

**AND WHEN RECORDED MAIL TO:**  
First American Title Company  
110 N. Clark Street/PO Box 405  
Rigby, ID 83442

Instrument No. 561611  
29 Day Dec 2016  
At 11 O'Clock 36 M  
ABBIE MACE  
FREMONT CO RECORDER  
Fee \$19.00  
JH Deputy  
Recorded at Request of  
First American Title - Rigby

Space Above This Line for Recorder's Use Only

## **WARRANTY DEED**

File No.: **605954-RI (ss)**

Date: **November 11, 2016**

For Value Received, **BLF Land, LLC**, an Idaho limited liability company, hereinafter called the Grantor, hereby grants, bargains, sells and conveys unto **Brown Alpha II, LLC**, an Idaho limited liability company, hereinafter called the Grantee, whose current address is **101 Mission Street, Ste 505, San Francisco, CA 94105**, the following described premises, situated in **Clark County, Idaho**, to-wit:

### **CLARK COUNTY PROPERTY**

#### **TRACT A: (Beaver Creek Farmland)**

**Township 9 North, Range 36 E.B.M., Clark County, Idaho**

**Section 9: ALL, lying West of the Union Pacific Railroad right of way and South and East of Old Highway #91.**

**Section 15: That portion of the NW $\frac{1}{4}$  described as follows: Starting at the NW corner of said Section 15, and running thence S. along the common section line between Sections 15 and 16 (assumed bearing = S. 0° E.) An approximate distance of 884 feet to a point in an existing corral fence separating animal corrals from an adjacent potato field with circular, rotary sprinkling system, which point is the True Point of Beginning; thence approximately S. 63° E. along an existing fence line an approximate distance of 737 feet; thence S. 53° E. along an existing fence line an approximate distance of 416 feet; thence approximately S. 32° E. an approximate distance of 525 feet to the  $\frac{1}{4}$ - $\frac{1}{4}$  section line between the SW $\frac{1}{4}$ NW $\frac{1}{4}$  and the SE $\frac{1}{4}$ NW $\frac{1}{4}$  of said Section 15; thence S. along said line approximately 673 feet to the SE corner of the SW $\frac{1}{4}$ NW $\frac{1}{4}$  of said Section 15; thence W. along the  $\frac{1}{4}$  section line to the SW corner of the NW $\frac{1}{4}$  of said Section 15; thence N. along the section line to the True Point of Beginning.**

**Section 15: W $\frac{1}{2}$ SW $\frac{1}{4}$ ; West 251 feet of the SE $\frac{1}{4}$ SW $\frac{1}{4}$**

**Section 16: That portion of the E $\frac{1}{2}$  of the Section lying East of the centerline of the Union Pacific Railroad tracks, described as follows: Beginning at the NE section corner of Section 16; thence S. 0°02' E. along the East Section line of said Section 16 a distance of 5288.77 feet to the SE section corner of said Section 16; thence N. 89°59'02" W. along the South line of Section 16 a distance of 1365.41 feet to a point in the centerline of the Union Pacific Railroad right of way; thence N. 3°36'24" W. along said centerline of the Union Pacific Railroad a distance of 5310.70 feet to the North Section line of said Section 16; thence S. 89°54'17" E. a distance of 1695.85 feet to the NE corner of said Section 16 with said corner being the original Point of Beginning. EXCEPTING THEREFROM the N. 884 feet of that portion of the N $\frac{1}{2}$ NE $\frac{1}{4}$  of said Section 16 lying between the centerline of the Union Pacific Railroad Tracks and the common (North-South) Section line between Sections 16 and 15.**

561611

**RECORDING REQUESTED BY**  
First American Title Company

**AND WHEN RECORDED MAIL TO:**  
First American Title Company  
110 N. Clark Street/PO Box 405  
Rigby, ID 83442

Microfile No. 56679  
29 Day Dec 16  
At 12 O'Clock 02 M  
Clark Co. Recorder Pamela Barrett  
Fee \$19.00  
AC Deputy  
Recorded at Request of  
First American Title - Rigby

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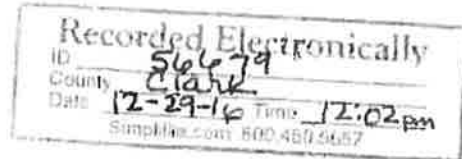
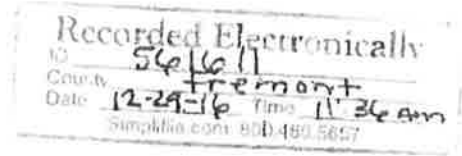
**Section 15: That portion of the NW¼ described as follows: Starting at the NW corner of said Section 15, and running thence S. along the common section line between Sections 15 and 16 (assumed bearing = S. 0° E.) An approximate distance of 884 feet to a point in an existing corral fence separating animal corrals from an adjacent potato field with circular, rotary sprinkling system, which point is the True Point of Beginning; thence approximately S. 63° E. along an existing fence line an approximate distance of 737 feet; thence S. 53° E. along an existing fence line an approximate distance of 416 feet; thence approximately S. 32° E. an approximate distance of 525 feet to the ¼-¼ section line between the SW¼NW¼ and the SE¼NW¼ of said Section 15; thence S. along said line approximately 673 feet to the SE corner of the SW¼NW¼ of said Section 15; thence W. along the ¼ section line to the SW corner of the NW¼ of said Section 15; thence N. along the section line to the True Point of Beginning.**

**Section 15: W½SW¼; West 251 feet of the SE¼SW¼**

**Section 16: That portion of the E½ of the Section lying East of the centerline of the Union Pacific Railroad tracks, described as follows: Beginning at the NE section corner of Section 16; thence S. 0°02' E. along the East Section line of said Section 16 a distance of 5288.77 feet to the SE section corner of said Section 16; thence N. 89°59'02" W. along the South line of Section 16 a distance of 1365.41 feet to a point in the centerline of the Union Pacific Railroad right of way; thence N. 3°36'24" W. along said centerline of the Union Pacific Railroad a distance of 5310.70 feet to the North Section line of said Section 16; thence S. 89°54'17" E. a distance of 1695.85 feet to the NE corner of said Section 16 with said corner being the original Point of Beginning. EXCEPTING THEREFROM the N. 884 feet of that portion of the N½NE¼ of said Section 16 lying between the centerline of the Union Pacific Railroad Tracks and the common (North-South) Section line between Sections 16 and 15.**

**RECORDING REQUESTED BY**  
First American Title Company

**AND WHEN RECORDED MAIL TO:**  
First American Title Company  
110 N. Clark Street/PO Box 405  
Rigby, ID 83442



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**Section 15: W $\frac{1}{2}$ SW $\frac{1}{4}$ ; West 251 feet of the SE $\frac{1}{4}$ SW $\frac{1}{4}$**

**Section 16: That portion of the E $\frac{1}{2}$  of the Section lying East of the centerline of the Union Pacific Railroad tracks, described as follows: Beginning at the NE section corner of Section 16; thence S. 0°02' E. along the East Section line of said Section 16 a distance of 5288.77 feet to the SE section corner of said Section 16; thence N. 89°59'02" W. along the South line of Section 16 a distance of 1365.41 feet to a point in the centerline of the Union Pacific Railroad right of way; thence N. 3°36'24" W. along said centerline of the Union Pacific Railroad a distance of 5310.70 feet to the North Section line of said Section 16; thence S. 89°54'17" E. a distance of 1695.85 feet to the NE corner of said Section 16 with said corner being the original Point of Beginning. EXCEPTING THEREFROM the N. 884 feet of that portion of the N $\frac{1}{2}$ NE $\frac{1}{4}$  of said Section 16 lying between the centerline of the Union Pacific Railroad Tracks and the common (North-South) Section line between Sections 16 and 15.**

**Section 16:** That part of the N $\frac{1}{2}$  of said Section 16, lying Westerly of the centerline of the Union Pacific Railroad right of way, said centerline described as follows: Commencing at the NE section corner of said Section 16; thence along the North line of said Section 16, N. 89°54'17" W. 1695.08 feet to a point of the centerline of said railroad right of way being the real Point of Beginning; thence along said centerline S. 03°36'24" E. 2650.85 feet, more or less, to the East-West centerline of said Section 16.

**ALSO:** That part of the S $\frac{1}{2}$  of said Section 16, lying Westerly of the centerline of the Union Pacific Railroad right of way, said centerline described as follows: Commencing at the SE section corner of said Section 16; thence along the South line of said Section 16, N. 89°59'02" W. 1365.41 feet to a point in the centerline of said railroad right of way, being the real Point of Beginning; thence along said centerline N. 03°36'24" W. 2650.85 feet, more or less, to the East-West centerline of said Section 16.

**Section 21:** That portion of the N $\frac{1}{2}$ NE $\frac{1}{4}$  lying East of railroad tracks.

**Section 21:** W $\frac{1}{2}$ ; that part of the E $\frac{1}{2}$  lying West of the Union Pacific Railroad right-of-way; SE $\frac{1}{4}$ NE $\frac{1}{4}$ ; E $\frac{1}{2}$ SE $\frac{1}{4}$  lying East of the Union Pacific Railroad right-of-way.

**EXCEPT** from the NW $\frac{1}{4}$ NW $\frac{1}{4}$  that portion excepted in the deed from Clark County to Lawrence W. Kidd, recorded February 24, 1940, in Book 11 of Deeds at page 184, records of Clark County, Idaho, described as follows: Beginning at a point on the section line between Section 16 and 21 from which point the section corner common to Sections 16, 17, 20, and 21, Township 9 North, Range 36 E.B.M. bears due West a distance of 50 feet; thence S. 00°02' E. along the East boundary of State Highway No. 91, 1320 feet; thence East along the line common to the boundary line between the NW $\frac{1}{4}$ NW $\frac{1}{4}$  and SW $\frac{1}{4}$ NW $\frac{1}{4}$ , according to United States survey thereof, 200 feet; thence N00°02'W 1320 feet to a point on the section line between Section 16 and 21; thence due West along said section line 200 feet to the point of beginning.

**ALSO EXCEPT** from said NW $\frac{1}{4}$ NW $\frac{1}{4}$  that portion conveyed to Utah Power & Light Company described as follows: Beginning at a point on the North line of said section that is East 200 feet from the East right-of-way line of U.S. Highway No. 191; thence continuing along said North line, N. 89°53' E. 200 feet; thence S. 00°10' E. 300 feet; thence S. 89°53' W. 200 feet; thence N. 00°10' W. 300 feet to the point of beginning.

**Section 22:** NW $\frac{1}{4}$ NW $\frac{1}{4}$ ; S $\frac{1}{2}$ NW $\frac{1}{4}$ ; SW $\frac{1}{4}$

**Section 27:** W $\frac{1}{2}$ ; NW $\frac{1}{4}$ NW $\frac{1}{4}$ NE $\frac{1}{4}$

**Section 28:** E $\frac{1}{2}$  East of the Railroad right of way; NW $\frac{1}{4}$

**Section 33:** NE $\frac{1}{4}$ NE $\frac{1}{4}$  East of the Railroad right of way

**Section 34:** N $\frac{1}{2}$ NW $\frac{1}{4}$

**FREMONT COUNTY PROPERTY**

Date: 11/11/2016

Warranty Deed  
- continued

File No.: 605954-RJ (ss)

BLF Land, LLC, an Idaho limited liability  
company

X  
By: Blaine Larsen  
Name: Blaine Larsen  
Title: President/Manager

STATE OF Idaho )  
COUNTY OF Teton ) ss.

On this Eighteenth day of November, 2016, before me, a Notary Public in and for said State, personally appeared Blaine Larsen, known or identified to me to be the person whose name is subscribed to the within Instrument as one of the President/Managers of the BLF Land, LLC, which is known or identified to me to be the entity whose name is subscribed to the within Instrument and acknowledged to me that he executed the same in said Limited Liability Company's name.



Mary K. Lusk  
Notary Public of Idaho  
Residing at: Boise  
Commission Expires: 4/17/18

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First American Title Company

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Section 15: That portion of the NW $\frac{1}{4}$  described as follows: Starting at the NW corner of said Section 15, and running thence S. along the common section line between Sections 15 and 16 (assumed bearing = S. 0° E.) An approximate distance of 884 feet to a point in an existing corral fence separating animal corrals from an adjacent potato field with circular, rotary sprinkling system, which point is the True Point of Beginning; thence approximately S. 63° E. along an existing fence line an approximate distance of 737 feet; thence S. 53° E. along an existing fence line an approximate distance of 416 feet; thence approximately S. 32° E. an approximate distance of 525 feet to the  $\frac{1}{4}$ - $\frac{1}{4}$  section line between the SW $\frac{1}{4}$ NW $\frac{1}{4}$  and the SE $\frac{1}{4}$ NW $\frac{1}{4}$  of said Section 15; thence S. along said line approximately 673 feet to the SE corner of the SW $\frac{1}{4}$ NW $\frac{1}{4}$  of said Section 15; thence W. along the  $\frac{1}{4}$  section line to the SW corner of the NW $\frac{1}{4}$  of said Section 15; thence N. along the section line to the True Point of Beginning.

Section 15: W $\frac{1}{2}$ SW $\frac{1}{4}$ ; West 251 feet of the SE $\frac{1}{4}$ SW $\frac{1}{4}$

Section 16: That portion of the E $\frac{1}{2}$  of the Section lying East of the centerline of the Union Pacific Railroad tracks, described as follows: Beginning at the NE section corner of Section 16; thence S. 0°02' E. along the East Section line of said Section 16 a distance of 5288.77 feet to the SE section corner of said Section 16; thence N. 89°59'02" W. along the South line of Section 16 a distance of 1365.41 feet to a point in the centerline of the Union Pacific Railroad right of way; thence N. 3°36'24" W. along said centerline of the Union Pacific Railroad a distance of 5310.70 feet to the North Section line of said Section 16; thence S. 89°54'17" E. a distance of 1695.85 feet to the NE corner of said Section 16 with said corner being the original Point of Beginning. EXCEPTING THEREFROM the N. 884 feet of that portion of the N $\frac{1}{2}$ NE $\frac{1}{4}$  of said Section 16 lying between the centerline of the Union Pacific Railroad Tracks and the common (North-South) Section line between Sections 16 and 15.

**Section 16:** That part of the N $\frac{1}{2}$  of said Section 16, lying Westerly of the centerline of the Union Pacific Railroad right of way, said centerline described as follows: Commencing at the NE section corner of said Section 16; thence along the North line of said Section 16, N. 89°54'17" W. 1695.08 feet to a point of the centerline of said railroad right of way being the real Point of Beginning; thence along said centerline S. 03°36'24" E. 2650.85 feet, more or less, to the East-West centerline of said Section 16.

**ALSO:** That part of the S $\frac{1}{2}$  of said Section 16, lying Westerly of the centerline of the Union Pacific Railroad right of way, said centerline described as follows: Commencing at the SE section corner of said Section 16; thence along the South line of said Section 16, N. 89°59'02" W. 1365.41 feet to a point in the centerline of said railroad right of way, being the real Point of Beginning; thence along said centerline N. 03°36'24" W. 2650.85 feet, more or less, to the East-West centerline of said Section 16.

**Section 21:** That portion of the N $\frac{1}{2}$ NE $\frac{1}{4}$  lying East of railroad tracks.

**Section 21:** W $\frac{1}{2}$ ; that part of the E $\frac{1}{2}$  lying West of the Union Pacific Railroad right-of-way; SE $\frac{1}{4}$ NE $\frac{1}{4}$ ; E $\frac{1}{2}$ SE $\frac{1}{4}$  lying East of the Union Pacific Railroad right-of-way.

**EXCEPT** from the NW $\frac{1}{4}$ NW $\frac{1}{4}$  that portion excepted in the deed from Clark County to Lawrence W. Kidd, recorded February 24, 1940, in Book 11 of Deeds at page 184, records of Clark County, Idaho, described as follows: Beginning at a point on the section line between Section 16 and 21 from which point the section corner common to Sections 16, 17, 20, and 21, Township 9 North, Range 36 E.B.M. bears due West a distance of 50 feet; thence S. 00°02' E. along the East boundary of State Highway No. 91, 1320 feet; thence East along the line common to the boundary line between the NW $\frac{1}{4}$ NW $\frac{1}{4}$  and SW $\frac{1}{4}$ NW $\frac{1}{4}$ , according to United States survey thereof, 200 feet; thence N00°02'W 1320 feet to a point on the section line between Section 16 and 21; thence due West along said section line 200 feet to the point of beginning.

**ALSO EXCEPT** from said NW $\frac{1}{4}$ NW $\frac{1}{4}$  that portion conveyed to Utah Power & Light Company described as follows: Beginning at a point on the North line of said section that is East 200 feet from the East right-of-way line of U.S. Highway No. 191; thence continuing along said North line, N. 89°53' E. 200 feet; thence S. 00°10' E. 300 feet; thence S. 89°53' W. 200 feet; thence N. 00°10' W. 300 feet to the point of beginning.

**Section 22:** NW $\frac{1}{4}$ NW $\frac{1}{4}$ ; S $\frac{1}{2}$ NW $\frac{1}{4}$ ; SW $\frac{1}{4}$

**Section 27:** W $\frac{1}{2}$ ; NW $\frac{1}{4}$ NW $\frac{1}{4}$ NE $\frac{1}{4}$

**Section 28:** E $\frac{1}{2}$  East of the Railroad right of way; NW $\frac{1}{4}$

**Section 33:** NE $\frac{1}{4}$ NE $\frac{1}{4}$  East of the Railroad right of way

**Section 34:** N $\frac{1}{2}$ NW $\frac{1}{4}$

**FREMONT COUNTY PROPERTY**

Date: 11/11/2016

Warranty Deed  
- continued

File No.: 605954-RI (ss)

**TRACT B: (Big Grassy Farmland)**  
**Township 8 North, Range 38 E.B.M., Fremont County, Idaho**  
**Section 20: SE $\frac{1}{4}$**

**Section 21: S $\frac{1}{2}$**

**Section 22: N $\frac{1}{2}$**

**Section 29: N $\frac{1}{2}$**

**Section 32: NW $\frac{1}{4}$**

**TRACT C: (Burk Farmland)**  
**Township 8 North, Range 37 E.B.M., Fremont County, Idaho**  
**Section 23: E $\frac{1}{2}$ , Less the West 600 feet of the NE $\frac{1}{4}$ .**

**Section 24: ALL,**  
**EXCEPT: Beginning at the Southeast corner of the SW $\frac{1}{4}$  of said Section 24, and running**  
**thence North 250 feet along the East line of the SW $\frac{1}{4}$ ; thence West 400 feet; thence South**  
**250 feet to the South line of said Section 24; thence East 400 feet along the South line of**  
**said Section 24 to the point of beginning.**

**Section 25: The E $\frac{1}{2}$ NE $\frac{1}{4}$ , and all that portion of the W $\frac{1}{2}$ NE $\frac{1}{4}$  lying North and East of a line**  
**running from the N $\frac{1}{4}$  corner to the Southeast corner of the SW $\frac{1}{4}$ NE $\frac{1}{4}$ .**

**Township 8 North, Range 38 E.B.M., Fremont County, Idaho**

**Section 19: S $\frac{1}{2}$**

**Section 30: N $\frac{1}{2}$ .**

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.

File No.: 605954-RI (55)

Page 4 of 4

## **HOMESTEAD CAPITAL USA FARMLAND FUND II UGP, LLC**

### **APPOINTMENT AND AUTHORIZATION OF CERTAIN PERSONS TO TAKE CERTAIN ACTIONS**

Homestead Capital USA Farmland Fund II UGP, LLC, ("Fund II UGP") as Managing Member of Homestead Capital USA Farmland Fund II GP, LP, which is the General Partner of Homestead Capital USA Farmland Fund II, LP, and Homestead Capital USA Farmland Fund II AIV, LP, which are the Managing Members of Happy Valley USA II, LLC and Happy Valley USA II AIV, LLC, respectively, which are the Members, Managers, and/or Managing Members of various existing or to-be-formed asset owning entities, hereby takes the following actions and adopts the following resolutions pursuant to Section 7 of the Operating Agreement of Homestead Capital as of February 1, 2018:

#### **I. APPOINTMENT AND AUTHORIZATION OF PERSONS**

WHEREAS, the Managing Members of Fund II UGP are each of Gabe Santos and Daniel Little;

AND WHEREAS, pursuant to Section 7(a) of its Operating Agreement, all decisions of Fund II UGP shall be made jointly by its Managing Members;

AND WHEREAS, pursuant to Section 7(b) of its Operating Agreement, Fund II UGP has the authority to appoint such persons to carry out such functions as Fund II UGP's Managing Members determine;

RESOLVED, that the following persons:

Patrick Trainor

Peter Susko

acting individually or collectively with either or both of the Managing Members, are hereby appointed and authorized to enter into any and all agreements and other documentation (so long as such agreements and documentation do not relate in any material respect to the purchase, sale or secured financing) relating to real and personal property owned or controlled by Happy Valley USA II, LLC, Happy Valley USA II AIV, LLC, or those existing or to-be-formed asset owning entities of which Happy Valley USA II, LLC and/or Happy Valley USA II AIV, LLC are Members, Managers, and/or Managing Members, to execute such documents and to perform such other acts as are required to effect the purpose(s) of such agreements;

FURTHER RESOLVED, that this Appointment and Authorization shall be effective as of February 1, 2018, and shall continue in effect until such time as their successor is duly appointed or until their earlier displacement by resignation, removal or otherwise;

FURTHER RESOLVED, that nothing in this Appointment and Authorization shall limit, or be construed to limit, the authority of Gabe Santos and Daniel Little, as the Managing Members of Fund II UGP, to amend or revoke this Appointment and Authorization in whole or in part at any time or to terminate the appointment and authorization of any person named herein at any time in accordance with the terms of the Operating Agreement.

This Authorization may be executed in as many counterparts as may be required; all counterparts shall collectively constitute one and the same consent.

IN WITNESS WHEREOF, the undersigned have executed this Appointment and Authorization of Certain Persons to Take Certain Actions as of the date first written above.

Homestead Capital USA Farmland Fund II UGP, LLC

  
By: Daniel Little  
Its: Managing Member

  
By: Gabe Santos  
Its: Managing Member



**State of Idaho**

**DEPARTMENT OF WATER RESOURCES**

Eastern Region • 900 N SKYLINE DR STE A • IDAHO FALLS, ID 83402-1718

Phone: (208)525-7161 • Fax: (208)525-7177 • Website: [www.idwr.idaho.gov](http://www.idwr.idaho.gov)

Brad Little  
Governor

Gary Spackman  
Director

February 12, 2020

BROWN ALPHA II LLC  
1 EMBARCADERO CTR STE 3860  
SAN FRANCISCO CA 94111-3727

Re: Change in Ownership for Water Right No(s): 31-12144 & 31-12146

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) 497-3787.

Sincerely,

Jonie Barg  
Technical Records Specialist 1

Enclosure(s)

cc: RABO AGRIFINANCE LLC  
WATER DISTRICT 110