

DE RECEIVED

AUG 29 2017

DEPARTMENT OF
WATER RESOURCES

Form 42-248/42-1409(6) Rev. 1/15

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?
78-4294	Yes ☐	Yes ☐	78-4305	Yes ☐	Yes ☐
78-4298-A	Yes ☐	Yes ☐	78-4301	Yes ☒	Yes ☐
78-4297	Yes ☐	Yes ☐	78-4301 78-42472	Yes ☐	Yes ☐
78-4302	Yes ☐	Yes ☐		Yes ☐	Yes ☐
78-4303	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: SPP Land LLC
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): DF Development, LLC
New owner(s) as listed on the conveyance document
- P.O. Box 111 Cisco Texas 76437
Mailing address City State ZIP
- Telephone _____ Email _____

4. If the water rights and/or adjudication claims were split, how did the division occur?
- ☐ The water rights or claims were divided as specifically identified in a deed, contract, or other conveyance document.
- ☐ The water rights or claims were divided proportionately based on the portion of their place(s) of use acquired by the new owner.

5. Date you acquired the water rights and/or claims listed above: August 19, 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.

SUPPORT DATA

IN FILE # 78-4294

- ☐ 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. DF DEVELOPMENT, LLC

8. Signature: [Signature] ROBERT BEARLY, CFO 8/25/17
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 _____ Date 9-1-17/10/0/17 Receipt No. C104079, C104201 Receipt Amt. \$650 \$75

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

Name on W-9 _____ Approved by _____ Processed by [Signature] Date 10-10-17

State of Idaho
Department of Water Resources

Water Right

78-4294

STOCKWATER

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.



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

0 0.75 1.5 3 Miles

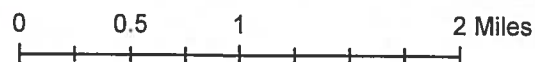


State of Idaho
Department of Water Resources

Water Right 78-4298A

STOCKWATER

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.



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



Water Right
78-4297

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.



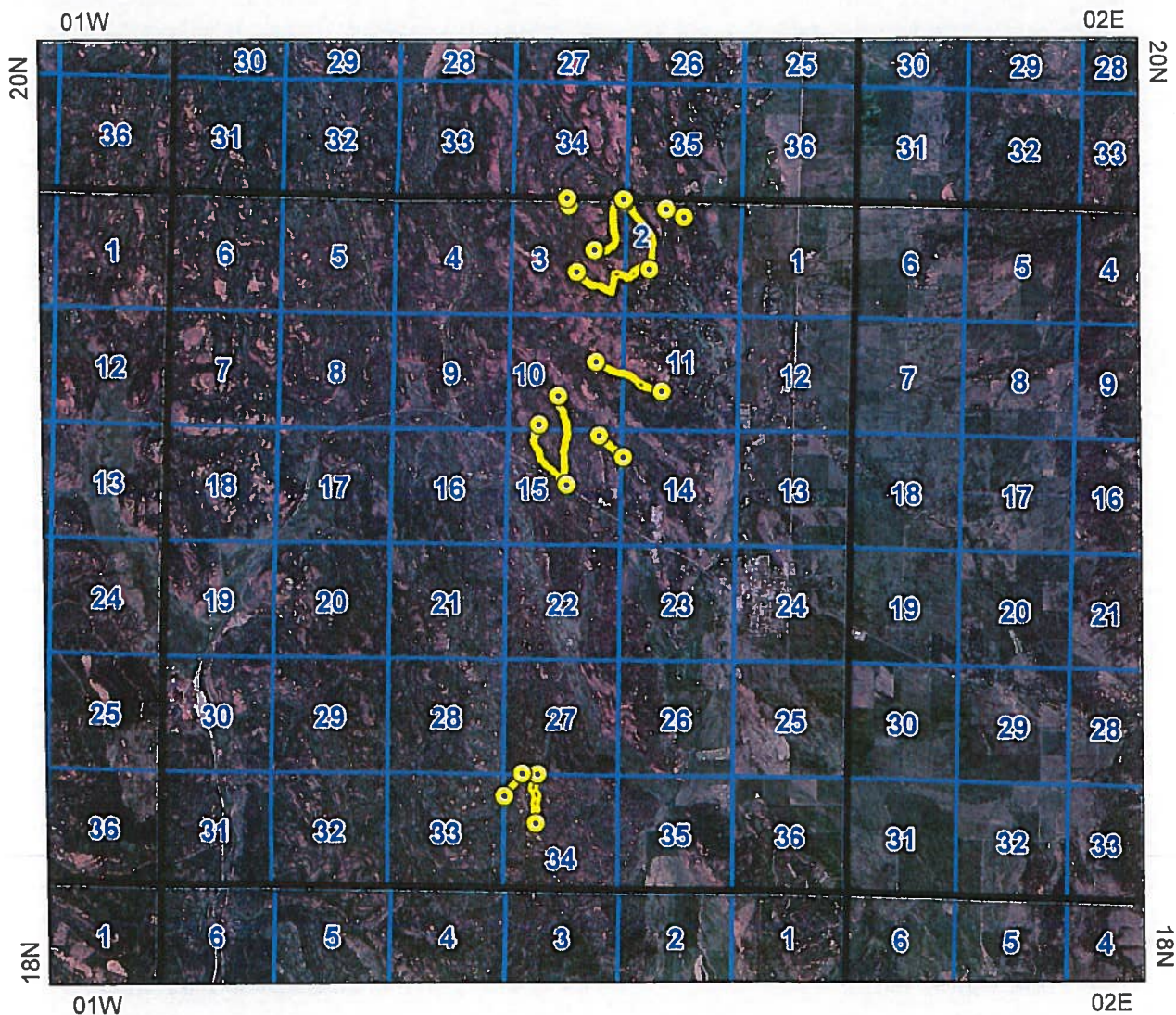
State of Idaho
Department of Water Resources

Water Right

78-4302

STOCKWATER

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.



0 1 2 4 Miles

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

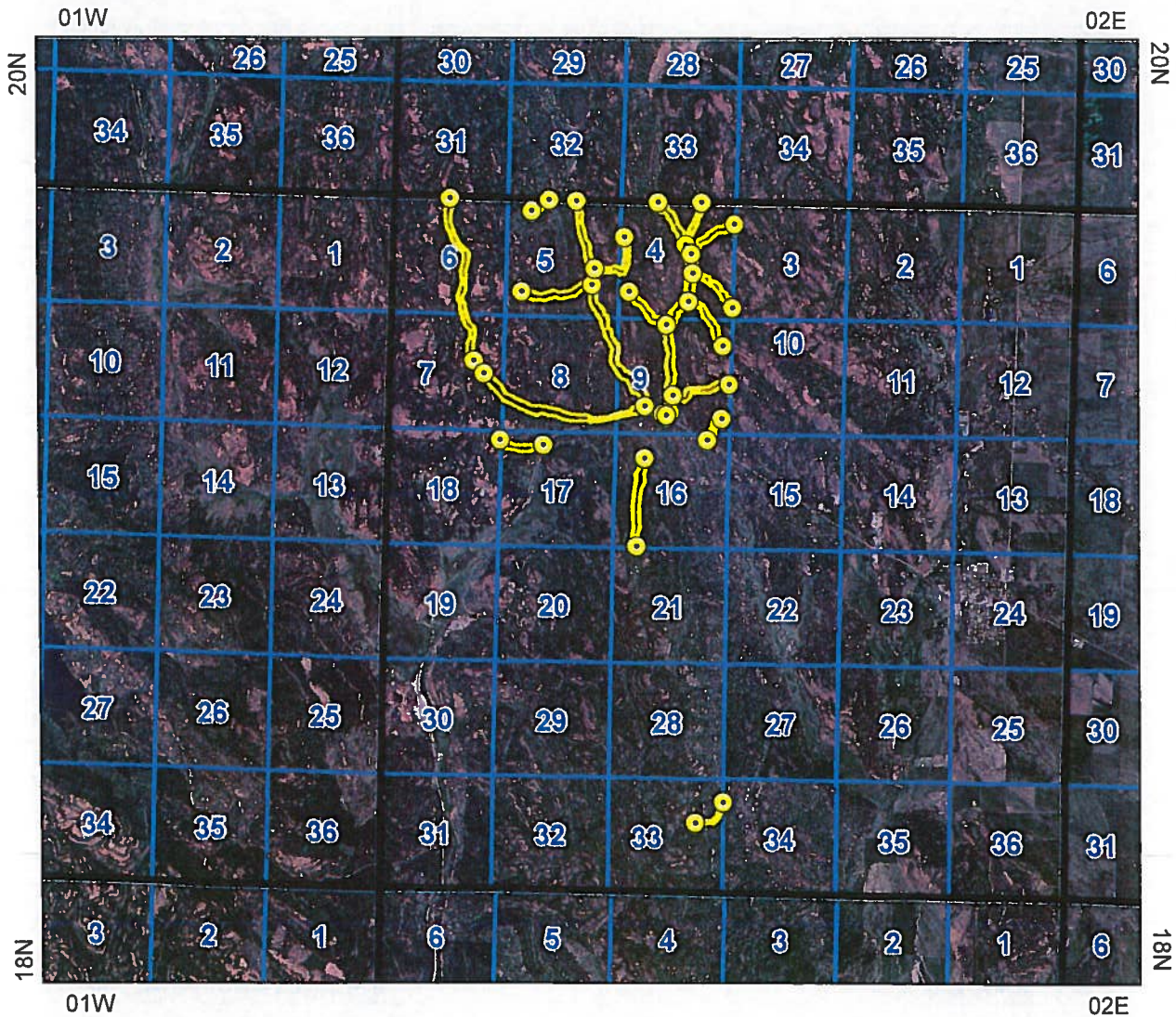


State of Idaho
Department of Water Resources

Water Right 78-4303

STOCKWATER

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.



0 1 2 4 Miles

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

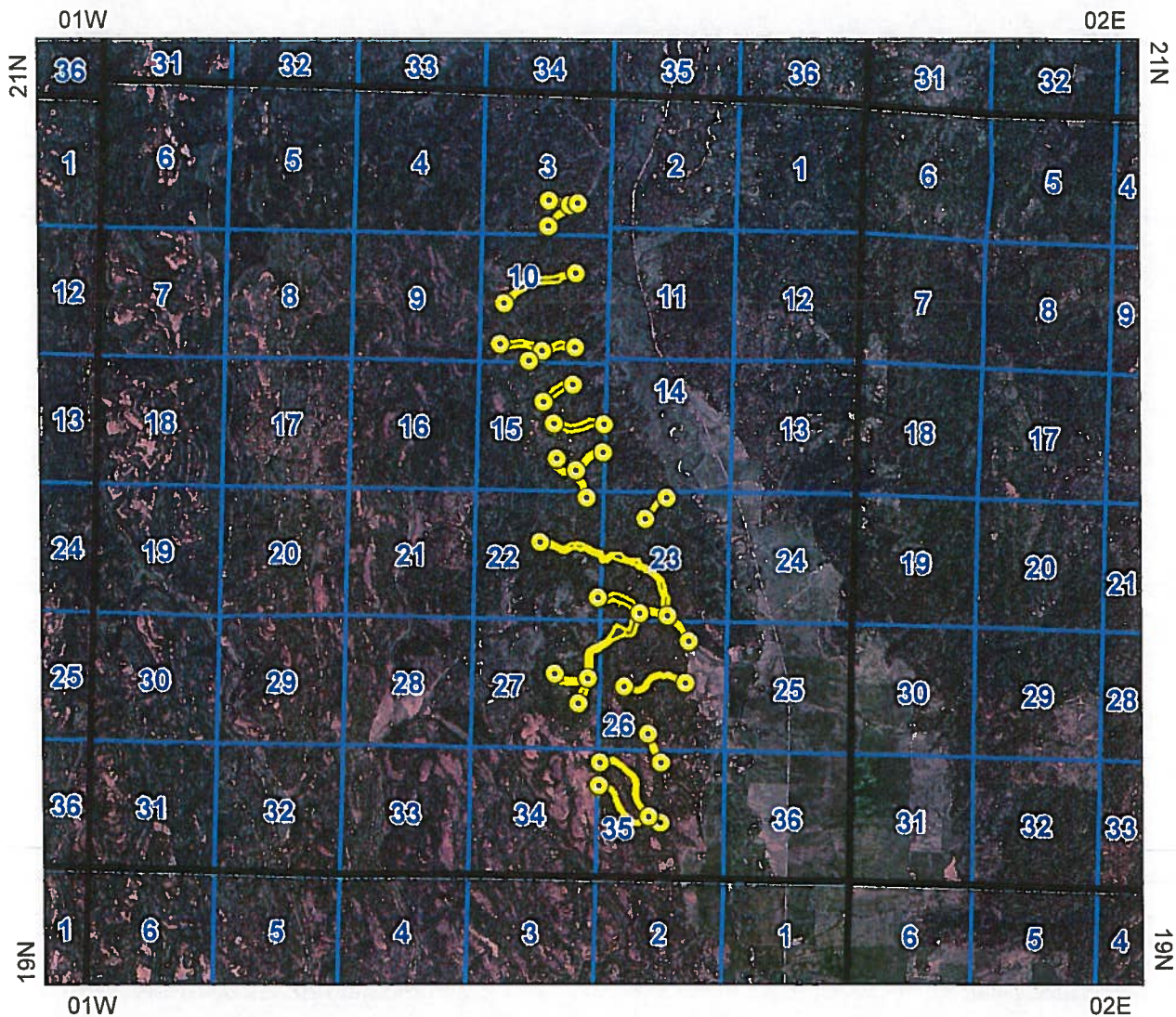


State of Idaho
Department of Water Resources

Water Right 78-4305

STOCKWATER

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.



0 0.75 1.5 3 Miles

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



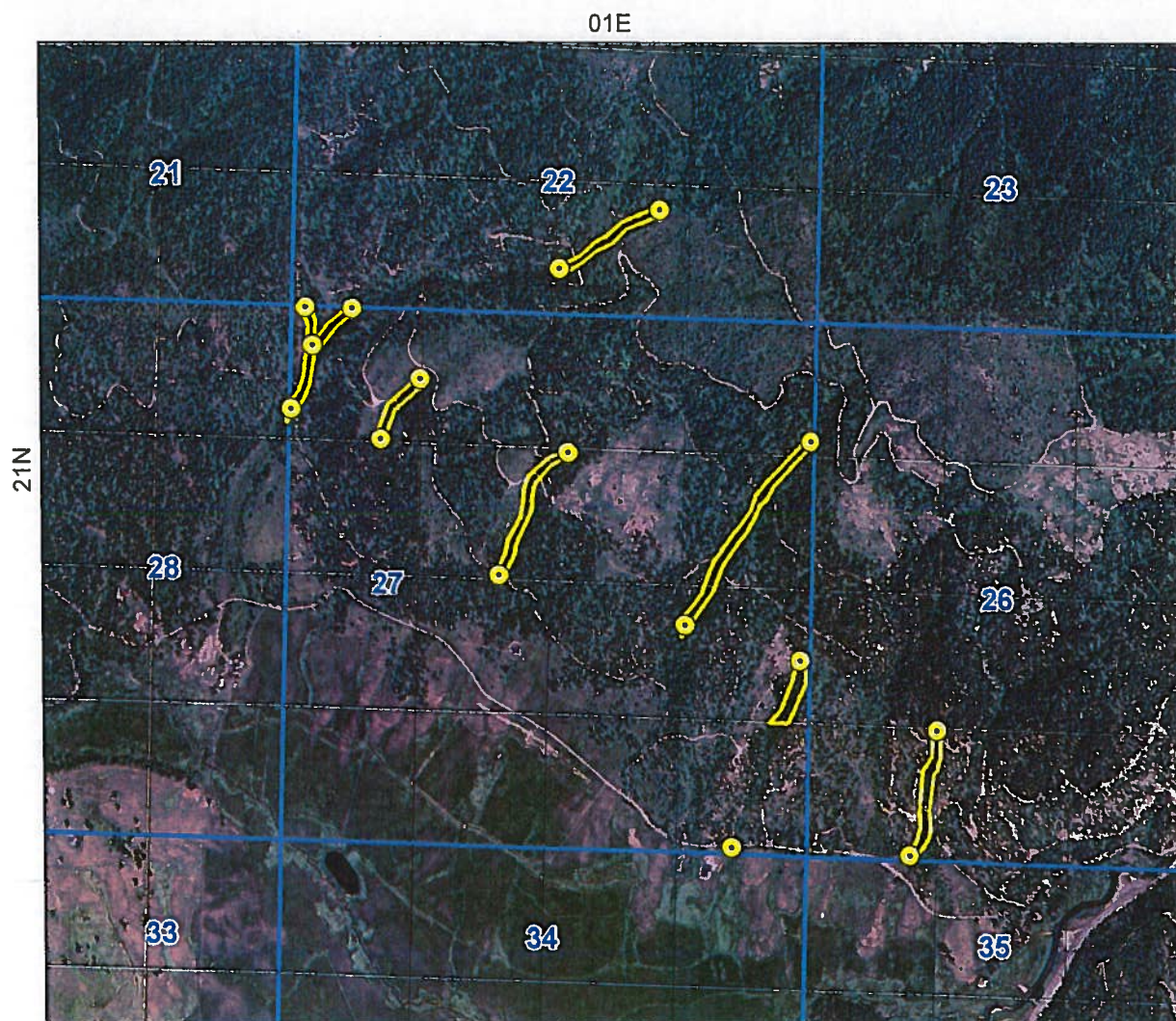
State of Idaho
Department of Water Resources

Water Right

78-4301

STOCKWATER

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.



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

0 0.225 0.45 0.9 Miles



Pedigree Search (History of Water Right Number splits)

Water Right Pedigree for 78-4301

- Water Right Number / Status /Reason for split**
- 78-4301 /Active /Ownership Change**
 - 78-12412 /Active /Ownership Change**

Instrument # 252033
IDAHO CITY, BOISE COUNTY, IDAHO
08-23-2016 14:35:07 PM No. of Pages: 27
Recorded for: FIRST AMERICAN TITLE NCS - SEA
MARY T. PRISCO Fee: \$88.00
Ex-Officio Recorder Deputy shirley george
Index to: DEEDS
Electronically Recorded by Simplifile

1st Am
UES 203686-1 (27)
AFTER RECORDING RETURN TO:

 COPY

DF Development, LLC
Attn: Robert B. Early
Post Office Box 111
Cisco, Texas 76437

(Space Above for Recorder's Use)

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

THAT SPP LAND, LLC, a Georgia limited liability company duly authorized to transact business in the state of Idaho (the "Grantor") for and in consideration of ten dollars (\$10.00) and other valuable consideration, receipt of which is acknowledged, does hereby grant, bargain, sell and convey unto DF DEVELOPMENT, LLC, a Nevada limited liability company (the "Grantee"), whose address is Post Office Box 111, Cisco, Texas 76437, and its successors and assigns forever, the following described Property situated in the COUNTY OF BOISE, STATE OF IDAHO, to-wit:

ALL THOSE CERTAIN TRACTS AND PARCELS OF LAND DESCRIBED IN
EXHIBIT "A" ATTACHED HERETO AND INCORPORATED HEREIN BY
REFERENCE.

TOGETHER WITH any and all improvements and fixtures located thereon, all standing, growing and down timber located thereon, all easements, rights of way and access rights, all water rights, and all other hereditaments, reversions, remainders, rents, issues, profits and rights of every nature appurtenant to such Property herein described as well in law as in equity (collectively, the "Property").

SUBJECT TO:

- (a) Liens for taxes, assessments and other governmental charges which are not yet due and payable as of the date of this Special Warranty Deed;
- (b) All land use (including environmental and wetlands), forestry, and zoning laws, rules, regulations, codes and ordinances affecting the Property or the use thereof (but not liabilities or obligations of Grantor arising out of

existing violations of the same) to the extent the same do not materially detract from the value, or materially interfere with the use, of the Property or any parcel thereof;

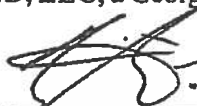
- (c) Any rights of the United States of America, of the State in which the Property is located or any other parties whatsoever, in the use and continuous flow of any brooks, streams or other natural water courses or water bodies within, crossing or abutting the Property, including, without limitation, water rights, riparian rights and navigational servitudes, or to the beds and banks of such water courses below the ordinary highwater mark thereof and the right of governments to regulate the use of shore and riparian areas;
- (d) All existing publically dedicated streets and roads which would be disclosed by a physical inspection or accurate survey of the Property;
- (e) All existing non-publically dedicated roads, and easements therefor, so long as the same are used by third parties on terms and conditions customary in the timberland industry;
- (f) All (i) cemeteries and burial grounds and (ii) all electrical power, telephone, gas, sanitary sewer, storm sewer, water and other utility lines on, over or under the Property together with easements for the same to the extent such easements do not contain provisions that materially detract from the value, or materially interfere with the use, of the Property or any parcel thereof;
- (g) Liens or encumbrances affecting the Property created by Grantee;
- (h) Possible additional taxes and penalties that may be assessed if the Property is disqualified for assessment on the basis of forestland or farmland unless the disqualification results from Grantor's use of the Property, actions taken or failure to take any action prior to the date of this conveyance, or as a result of the occurrence of this transaction;
- (i) All matters on **EXHIBIT "B"**;
- (j) All prior oil, gas and mineral conveyances or reservations;
- (k) All Leases and Contracts identified on **EXHIBIT "C"**;
- (l) Specific encroachments identified on **EXHIBIT "D"**;
- (m) Any easement, covenant, use restriction, zoning restriction, boundary line dispute, encroachment or other third-party right affecting any of the Property not described in items (a) through (l) above, to the extent the same do not materially detract from the value or materially interfere with the use of, the Property or any parcel thereof.

TO HAVE AND TO HOLD the same under the said Grantee, and its successors and assigns forever, with all appurtenances thereunto belonging, except for those matters set forth herein.

And the said Grantor hereby covenants with the said Grantee, that it will forever warrant and defend the title to the said Property against all claims by and through the Grantor, but against none other, subject, however, to the matters set forth above.

IN WITNESS WHEREOF, SPP LAND, LLC has caused this Special Warranty Deed to be executed by and through its duly authorized Manager, on the 19 day of August, 2016.

SPP LAND, LLC, a Georgia limited liability company

By: 

Name: Travis B. Griffith

Title: Manager

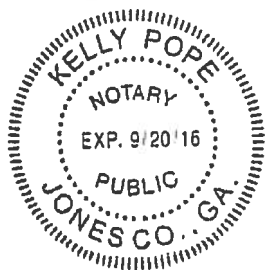
STATE OF GEORGIA)

) ss.

COUNTY OF BIBB)

On this 19 day of August, 2016, before me, the undersigned, a Notary Public in and for said state, personally appeared Travis B. Griffith known to me to be the Manager and authorized signor of SPP LAND, LLC, a Georgia limited liability company duly authorized to transact business in Idaho, as Manager of SPP LAND, LLC, that executed the within Special Warranty Deed, and on behalf of said SPP LAND, LLC, acknowledged to me that he executed the same for and on behalf of SPP LAND, LLC, to be the free and voluntary act of such party for the uses and purposes mentioned in the Special Warranty Deed.

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




Notary Public for the State of Georgia
My commission expires: 9/20/16

EXHIBIT "A" TO DEED
Legal Description
BOISE COUNTY, IDAHO
Page 1 of 10

TRACT 1:

Township 6 North, Range 4 E.B.M., Boise County, Idaho

Section 1: Government Lot 2, SW $\frac{1}{4}$ NE $\frac{1}{4}$, W $\frac{1}{2}$ SE $\frac{1}{4}$
(RP06N04E011250)

Township 6 North, Range 5 E.B.M., Boise County, Idaho

Section 7: Government Lots 3 and 4 (Also known as Government Lots 9 and 10)
(Part of RP06N05E074850)

Township 6 North, Range 6 E.B.M., Boise County, Idaho

Section 16: NE $\frac{1}{4}$; NE $\frac{1}{4}$ NW $\frac{1}{4}$; S $\frac{1}{2}$ NW $\frac{1}{4}$; NE $\frac{1}{4}$ SW $\frac{1}{4}$; SE $\frac{1}{4}$; S $\frac{1}{2}$ SW $\frac{1}{4}$;

Except that portion thereof described as follows:

A tract of land situated in the NW $\frac{1}{4}$ of the NE $\frac{1}{4}$ and the NE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 16, Township 6 North, Range 6 East, B. M. and lying North and West of the right of way of the State Highway between Idaho City and Lowman, being more particularly described as follows:

Beginning at the $\frac{1}{4}$ corner common to Sections 9 and 16, Township and Range as above; thence South 89°27' East along the North line of said Section 16, a distance of 150.2 feet, more or less, to an intersection with the North boundary line of the said State Highway, thence in a southwesterly direction, following the North boundary line of the said State Highway at every point distant 50 feet from its centerline to a point where the right of way boundary is intersected by the South line of said NE $\frac{1}{4}$ of the NW $\frac{1}{4}$, of said Section 16; thence South 89°21' West along the South line of said NE $\frac{1}{4}$ of the NW $\frac{1}{4}$, 205.0 feet, more or less, to the Southwest corner of said NE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 16; thence North 0° 12' East along the West line of said NE $\frac{1}{4}$ of the NW $\frac{1}{4}$, 1312.4 feet to the NW corner of same; thence South 89°30' East, along the North line of said NE $\frac{1}{4}$ of the NW $\frac{1}{4}$, 1312.7 feet to the Place of Beginning.
(RP06N06E160650)

Township 7 North, Range 4 E.B.M., Boise County, Idaho

Section 26: Government Lot 5; S $\frac{1}{2}$ SE $\frac{1}{4}$
(RP07N04E267350)

Township 9 North Range 4 E.B.M., Boise County, Idaho

Section 5: Government Lot 4
(RP09N04E053050)

Township 10 North, Range 4 E.B.M., Boise County, Idaho

Section 31: NE $\frac{1}{4}$; N $\frac{1}{2}$ SE $\frac{1}{4}$; SW $\frac{1}{4}$ SE $\frac{1}{4}$
(RP10N04E310050)

EXHIBIT "A" TO DEED
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Section 32: W½
(RP10N04E32S402)

This is the same property conveyed to SPP LAND, LLC from PFPC MCCALL INVESTMENT, LLC by Special Warranty Deed filed April 21, 2016 as Instrument No. 250514 in the Boise County, Idaho public land records.

TRACT 2:

Township 6 North, Range 3 E.B.M., Boise County, Idaho

Section 13: W½NE¼; S½
(RP06N03E130750)

Section 24: All
(RP06N03E240050 AND RP06N03E241250)

Township 6 North, Range 4 E.B.M., Boise County, Idaho

Section 12: Government Lot 2, W½NE¼, SE¼
(RP06N04E120650)

Section 13: N½NE¼, SE¼NE¼
(RP06N04E130051)

Township 6 North, Range 6 E.B.M., Boise County, Idaho

Section 16: That part of the NW¼SW¼ lying South and East of the State Highway between Idaho City and Lowman.

Excepting therefrom:

Tax Number 38: Beginning at a point of curve on the center line of the State Highway between Idaho City and Lowman between the centers of the concrete markers at engineering station 244 plus 72.0, and approximately 295 feet North and 320 feet West of the Southeast corner of said Northeast Quarter Southeast Quarter, Section 17; thence northeasterly following said center line on a curve to the left, 166.3 feet to a point, the real point of beginning; thence continuing along the center line of said highway, 226 feet to a point; thence South 54°45'00" East, 125 feet, more or less, to the North Bank of More's Creek in the Northwest Quarter Southwest Quarter, Section 16; thence southwesterly along the North Bank of More's Creek approximately 280 feet to a point, South 27°30'00" East 85 feet more or less, from the real Place of Beginning; thence North 27°30'00" West, approximately 85 feet to the real Place of Beginning.

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And also excepting:

Tax Number 48: Lying and being in the Northwest Quarter Southwest Quarter of Section 16, Township 6 North, Range 6 East, between the Highway and More's Creek, more particularly described as follows:

Beginning at a point of curve on the center line of the State Highway between Idaho City and Lowman between the centers of the concrete markers at engineering station 244 plus 72.0, and approximately 295 feet North and 320 feet West of the Southeast corner of the Northeast Quarter Southeast Quarter, Section 17, and the Southwest corner of said Northwest Quarter Southwest Quarter of Section 16, thence northeasterly following said centerline of a curve to the left 166.3 feet to a point, the Place of Beginning of the Rossomando Tract; thence continuing along the centerline of said highway, 226 feet to a point, the real Place of Beginning of the tract herein described, and the northeasterly boundary of the Rossomando Tract; thence South 54°45'00" East, 125 feet more or less, to the West Bank of More's Creek, thence northerly along the West Bank of More's Creek approximately 165 feet to a point where the easterly right of boundary of the State Highway is intersected by the West Bank of More's Creek; thence continuing along the said West Bank of More's Creek 30 feet, thence North 72°15'00" West, approximately 25 feet to the centerline of said State Highway; thence southwesterly along a curve to the right following the centerline of said State Highway, 150 feet to the Place of Beginning.
(RP06N06E165452)

Section 18: E½E½
(RP06N06E180050)

Section 19: E½NE¼
(RP06N06E190050)

Section 20: NW¼ westerly of highway, and N½SW¼ westerly of highway
(RP06N06E202400)

Township 7 North, Range 4 E.B.M., Boise County, Idaho

SECTION 34: S½NE¼, SE¼NW¼, SE¼
(RP07N04E341250)

Section 35: W½E½ AND W½

Excepting therefrom: A tract of land in the NW¼NW¼ of Section 35, Township 7 North, Range 4 East, B.M., Boise County, Idaho, more particularly described as follows:

Commencing at the NW corner of Section 35, Township 7 North, Range 4 East, B.M., the real Point of Beginning. Thence South 89°45' East 793.78 feet; thence South 49°30' West 70.62 feet; thence South 9°00' West 541.50 feet; Thence South 39°00' West 561.00 feet; Thence South 75°00' West 193.05 feet; thence South 42°00' West 170.15 feet; thence North 00°18' East 1193.08 feet to the real Point of Beginning.
(RP07N04E350600)

EXHIBIT "A" TO DEED
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BOISE COUNTY, IDAHO
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Township 10 North, Range 4 E.B.M., Boise County, Idaho

Section 22: N $\frac{1}{2}$ NW $\frac{1}{4}$, SW $\frac{1}{4}$ NW $\frac{1}{4}$, N $\frac{1}{2}$ SW $\frac{1}{4}$, more particularly described as:

Beginning at the N $\frac{1}{4}$ corner of said Section 22, from which the section corner common to Sections 14, 15, 22, and 23 bears N. 89°50'50" E. a distance of 2627.03 feet;
Thence along the East line of the NE $\frac{1}{4}$ NW $\frac{1}{4}$ S. 00°08'43" E. a distance of 1317.76 feet to the CN1/16th;
Thence along the South line of the NE $\frac{1}{4}$ NW $\frac{1}{4}$ N. 89°46'53" W. a distance of 1300.77 feet to the NW1/16th;
Thence along the East line of the SW $\frac{1}{4}$ NW $\frac{1}{4}$ S. 00°02'33" W. a distance of 1313.91 feet to the CW1/16TH;
Thence along the North line of the NE $\frac{1}{4}$ SW $\frac{1}{4}$ S. 89°36'48" E. a distance of 1305.10 feet to the C $\frac{1}{4}$ corner;
Thence along the East line of the NE $\frac{1}{4}$ SW $\frac{1}{4}$ S. 00°02'43" W. 1323.68 feet to the CS1/16th;
Thence along the South line of the N $\frac{1}{2}$ SW $\frac{1}{4}$ N. 89°42'49" W. a distance of 2608.08 feet to the S1/16th common to Sections 21 and 22;
Thence along the West line of the SW $\frac{1}{4}$ N. 00°02'41" W. a distance of 1328.26 feet to the W $\frac{1}{4}$ corner;
Thence along the West line of the NW $\frac{1}{4}$ N. 00°13'52" E. a distance of 2620.15 feet to the section corner common to Sections 15, 16, 21 and 22;
Thence along the North line of the NW $\frac{1}{4}$ S. 89°57'02" E. a distance of 2592.89 feet to the Point of Beginning.
(RP10N04E223900)

Section 35:

Parcel 1: NOTE: Any further division of this parcel will require a Subdivision Application per Boise County Unified Land Use Ordinance.

A portion of land situate the S 1/2, more or less, of Section 35, Township 10 North, Range 4 East, Boise Meridian, Boise County, Idaho, being more particularly described as follows, Beginning at the Northeast corner of Section 35, T. 10N., R. 4 E., B.M., a found 3.25" Aluminum Cap Monument, CP&F 227596, as shown per the P.F.H.I. Idaho Investment LLC, Pyle Creek Survey, Inst No. 227695, recorded in the offices of the Boise County Recorder, Idaho City, Idaho. Thence S 01° 59' 10" W (S 01° 55' 52" W, 2607.60 feet per Inst. No. 227695), a distance of 2609.92 feet along the easterly line of said Section 35 to the E $\frac{1}{4}$ corner, a found 3.25" Aluminum Cap Monument, CP&F 227597, as shown per Inst. No. 227695, also being the true Point of Beginning;
Thence continuing along the easterly line of said Section 35, S 01° 23' 38" W, a distance of 2571.50 feet to the Southeast corner of Section 35, CP&F 227599;
Thence N 89° 59' 37" W, along the southerly line of said Section 35, a distance of 2566.73 feet to the South 1/4 corner of Section 35, a 3.25" Aluminum Cap, CP&F 227598;
Thence continuing along the southerly line of said Section 35, N 89° 59' 38" W, a distance of 2491.86 feet to the Southwest corner of Section 35, a 3.25" Aluminum Cap, CP&F 226574;
Thence N 00° 11' 48" E, (N 00° 04' 13" E, 1946.95 feet per ROS Inst. No. 231741), along the westerly line of said Section 35, a distance of 1946.36 feet to a 1/2" rebar as shown per ROS Inst. No. 231741;
Thence leaving the westerly line of said Section 35, N 45° 42' 23" E, (N 45° 37' 50" E, 891.73 feet per ROS Inst. No. 231741), a distance of 884.17 feet to the southeast corner of Lot 2 of the Middle Fork Meadows Subdivision, a 1/2" rebar per ROS Inst. No. 231741;
Thence S 89° 24' 58" E, (S 89° 59' 44" E, 646.31 feet per ROS Inst. No. 231741), a distance of 659.80

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feet to the SW corner of the SE 1/4, NW 1/4 Section 35, a found 2.5" Aluminum Cap marked JUB, accepted as the W 1/16 corner Section 35, also being the SE corner of Lot 4 of the Middle Fork Meadows Subdivision as shown per Inst. No. 227695;
Thence N 89° 48' 12" E, along the east and west 1/4 section line, a distance of 3821.87 feet to the Point of Beginning.

Parcel 1 is the same property conveyed to SPP Land, LLC by SPP Land, LLC by Special Warranty Deed filed July 21, 2016 as Instrument No. 251560 of the Boise County, Idaho public land records, as modified by that Corrective Special Warranty Deed dated August 11, 2016 and filed August 15, 2016 as Instrument No. 251887 of the Boise County, Idaho public land records.

ALSO

Parcel 2: NOTE: Any further division of this parcel will require a Subdivision Application per Boise County Unified Land Use Ordinance.

A portion of land situate the SE 1/4 of the NW 1/4, the SW 1/4 of the NE 1/4, and the SE 1/4 of the NE 1/4 of Section 35, Township 10 North, Range 4 East, Boise Meridian, Boise County, Idaho, being more particularly described as follows,

Beginning at the Northeast corner of Section 35, T. 10 N., R. 4 E., B.M., a found 3.25" Aluminum Cap Monument, CP&F 227596, as shown per the P.F.H.I. Idaho Investment LLC, Pyle Creek Survey, Inst No. 227695, recorded in the offices of the Boise County Recorder, Idaho City, Idaho. Said point lies N 01° 59' 10" E (S 01° 55' 52" W, 2607.60 feet per Inst. No. 227695), a distance of 2609.92 feet from the E 1/4 corner of said Section 35, a found 3.25" Aluminum Cap Monument, CP&F 227597, also shown per Inst. No. 227695, thence S 01° 59' 10" W along the easterly line of Section 35, a distance of 1304.96 feet to a 2.5" Aluminum Cap, PLS 15819, situate the North 1/16 corner common to sections 35 and 36, also being the true Point of Beginning;

Thence continuing along the easterly line of said Section 35, S 01° 59' 10" W (shown per Inst. No. 227695, as S 01° 55' 52" W) a distance of 1304.96 feet to the East 1/4 corner of said Section 35;

Thence S 89° 48' 12" W, a distance of 3821.87 feet to the SW corner of the SE 1/4, NW 1/4 Section 35, a found 2.5" Aluminum Cap marked JUB, accepted as the W 1/16 corner Section 35, also being the SE corner of Lot 4 of the Middle Fork Meadows Subdivision as shown per Inst. No. 227695;

Thence N 00° 57' 36" E along the easterly line of the Middle Fork Meadows Subdivision, accepted as the westerly line of the SE 1/4, NW 1/4 Section 35, a distance of 719.42 feet to a found 1/2" rebar, situate the SE corner of Lot 5 of the Middle Fork Meadows Subdivision;

Thence N 01° 14' 36" E along the easterly line of the Middle Fork Meadows Subdivision, accepted as the westerly line of the SE 1/4, NW 1/4 Section 35, a distance of 594.33 feet to a found 2.5" Aluminum Cap marked JUB, accepted as the NW 1/16 corner of the SE 1/4, NW 1/4 Section 35, also being the SE corner of Lot 7 of the Middle Fork Meadows Subdivision as shown per Inst. No. 227695;

Thence N 89° 56' 06" E, (shown per Inst. No. 227695, as S 89° 44' 16" E, a distance of 1298.83 feet) a distance of 1283.88 feet to the CC N 1/16 corner, a 2.5" Aluminum Cap, PLS 15819, situate the NE corner of the SE 1/4, of the NW 1/4 of Section 35, Thence N 89° 56' 52" E, a distance 2558.24 feet to the Point of Beginning.

(RP10N04E35005A)

Parcel 2 is the same property conveyed to SPP LAND, LLC from SPP LAND, LLC by Special Warranty Deed filed July 21, 2016 as Instrument No. 251561 in the Boise County, Idaho public land records.

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TRACT 2 is a portion of the same property conveyed to SPP LAND, LLC by POTLATCH LAND & LUMBER, LLC by Special Warranty Deed filed April 21, 2016 as Instrument No. 250512, Boise County, Idaho public land records, as modified by that Corrective Special Warranty Deed from Potlatch Land & Lumber, LLC to SPP Land, LLC filed July 15, 2016 as Instrument No. 251448, Boise County, Idaho public land records.

TRACT 3:

Township 6 North, Range 4 E.B.M., Boise County, Idaho

Section 4: Lots 2, 3, 4; S $\frac{1}{2}$ NW $\frac{1}{4}$; SW $\frac{1}{4}$ NE $\frac{1}{4}$; W $\frac{1}{2}$ SE $\frac{1}{4}$; SW $\frac{1}{4}$
(RP06N04E040600, RP06N04E041250, RP06N04E043150, RP06N04E049000)

Section 5: Lots 1, 2; S $\frac{1}{2}$ NE $\frac{1}{4}$; SE $\frac{1}{4}$
(RP06N04E050050, RP06N04E050750, RP06N04E051250, RP06N04E059000)

Section 7: SE $\frac{1}{4}$ SE $\frac{1}{4}$
(RP06N04E079050)

Section 8: All
(RP06N04E082450, RP06N04E083150)

Section 9: All
(RP06N04E090050, RP06N04E090600, RP06N04E094800)

Section 10: All
(RP06N04E100050, RP06N04E101800)

Section 15: All
(RP06N04E150050)

Section 17: All
(RP06N04E170001, RP06N04E170650)

Section 18: Lots 2, 3, 4; SE $\frac{1}{4}$ NW $\frac{1}{4}$ E $\frac{1}{2}$ SW $\frac{1}{4}$; NE $\frac{1}{4}$ NE $\frac{1}{4}$; S $\frac{1}{2}$ NE $\frac{1}{4}$; SE $\frac{1}{4}$
(RP06N04E180050, RP06N04E181850)

Section 19: Lots 1, 2, 3, 4; E $\frac{1}{2}$ W $\frac{1}{2}$; E $\frac{1}{2}$
(RP06N04E190050, RP06N04E190650)

Section 20: All
(RP06N04E200050)

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Section 21: All
(RP06N04E210050)

Section 22: All
(RP06N04E220001, RP06N04E220650, RP06N04E224800, RP06N04E229000)

Section 23: SE $\frac{1}{4}$ NW $\frac{1}{4}$; SW $\frac{1}{4}$
(RP06N04E234250)

Section 28: All
(RP06N04E280050, RP06N04E281800)

Section 29: All
(RP06N04E290050)

Section 30: E $\frac{1}{2}$ E $\frac{1}{2}$
(RP06N04E300050, RP06N04E301850)

Section 32: E $\frac{1}{2}$ E $\frac{1}{2}$
(RP06N04E320050, RP06N04E321850, RP06N04E329000)

Section 33: All
(RP06N04E330050, RP06N04E330600)

Township 6 North, Range 5 E.B.M., Boise County, Idaho

Section 1: Government Lot 5, W $\frac{1}{2}$ SE $\frac{1}{4}$ and SE $\frac{1}{4}$ SE $\frac{1}{4}$
(RP06N05E017250)

Section 5: Government Lots 3 & 6, Part Mineral Survey 1823
(RP06N05E050050, RP06N05E052450)

Section 12: NE $\frac{1}{4}$
(RP06N05E120050)

Section 19: Government Lots 1, 2, 3, 4, 5, 6, and 7, S $\frac{1}{2}$ NE $\frac{1}{4}$, SE $\frac{1}{4}$ NW $\frac{1}{4}$, E $\frac{1}{2}$ SW $\frac{1}{4}$
(RP06N05E191850)

Township 6 North, Range 6 E.B.M., Boise County, Idaho

Section 6: Government Lots 5 and 6, SW $\frac{1}{4}$ SE $\frac{1}{4}$
(RP06N06E068450)

Section 7: Government Lot 2, S $\frac{1}{2}$ NE $\frac{1}{4}$ NE $\frac{1}{4}$, S $\frac{1}{2}$ NE $\frac{1}{4}$, SE $\frac{1}{4}$
(RP06N06E070051, RP06N06E073650)

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Section 8: S½
(RP06N06E086050, RP06N06E087200)

Section 9: W½NW¼, SE¼NW¼, W½SW¼
(RP06N06E093050)

Section 17: N½NE¼, SW¼NE¼, W½
(RP06N06E170050)

Township 7 North, Range 5 E.B.M., Boise County, Idaho

Section 1: Government Lots 1, 2, 3, and 4, S½NE¼, S½NW¼, SW¼, SE¼
(RP07N05E010050)

Section 2: Government Lots 1, 2, 3, & 4, S½NE¼, S½NW¼, SE¼
(RP07N05E020050, RP07N05E023150)

Section 10: Government Lot 17, S½SE¼
(RP07N05E106050, RP07N05E108450)

Section 11: NE¼, E½NW¼, SW¼, SE¼
(RP07N05E112400, RP07N05E114250)

Section 12: All
(RP07N05E120050)

Section 13: All
(RP07N05E130050)

Section 14: All
(RP0N05E140050)

Section 15: Government Lots 2 and 3, NE¼, E½NW¼, SW¼, SE¼
(RP07N05E153050)

Section 16: Government Lots 25, 26, 27, 31, SE¼SE¼
(RP07N05E162250)

Section 19: Government Lots 3 and 4, E½SW¼, SE¼
(RP07N05E195450)

Section 20: W½SW¼
(RP07N05E205450)

Section 21: Government Lots 1 and 7, E½NE¼, SW¼NE¼, SE¼SW¼, SE¼
(RP07N05E210650)

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Section 22: All
(RP07N05E220050)

Section 23: All
(RP07N05E230050)

Section 24: All
(RP07N05E240050)

Section 25: All
(RP07N05E250050)

Section 26: All
(RP07N05E262450, RP07N05E263750, RP07N05E267800)

Section 27: Homestake Number 1 and Homestake Number 2 Patented Lode Mining Claims, designated as Mineral Survey Number 3465; Government Lot 1; NW $\frac{1}{4}$ NE $\frac{1}{4}$; S $\frac{1}{2}$ NE $\frac{1}{4}$; NW $\frac{1}{4}$; SW $\frac{1}{4}$; SE $\frac{1}{4}$
(RP07N05E270049, RP07N05E270650, RP07N05E271800, RP07N05E273050, RP07N05E273600)

Section 28: NE $\frac{1}{4}$, E $\frac{1}{2}$ NW $\frac{1}{4}$, SW $\frac{1}{4}$, SE $\frac{1}{4}$
(RP07N05E282450, RP07N05E286600)

Section 30: Government Lots 1, 2, 3 and 4, W $\frac{1}{2}$ E $\frac{1}{2}$ NE $\frac{1}{4}$, W $\frac{1}{2}$ NE $\frac{1}{4}$, E $\frac{1}{2}$ NW $\frac{1}{4}$, E $\frac{1}{2}$ SW $\frac{1}{4}$, NW $\frac{1}{4}$ NE $\frac{1}{4}$ SE $\frac{1}{4}$, N $\frac{1}{2}$ SW $\frac{1}{4}$ NE $\frac{1}{4}$ SE $\frac{1}{4}$, SW $\frac{1}{4}$ SW $\frac{1}{4}$ NE $\frac{1}{4}$ SE $\frac{1}{4}$, W $\frac{1}{2}$ SE $\frac{1}{4}$, E $\frac{1}{2}$ NE $\frac{1}{4}$ SE $\frac{1}{4}$ SE $\frac{1}{4}$, W $\frac{1}{2}$ NW $\frac{1}{4}$ SE $\frac{1}{4}$ SE $\frac{1}{4}$, S $\frac{1}{2}$ SE $\frac{1}{4}$ SE $\frac{1}{4}$
(RP07N05E300150, RP07N05E303050)

Section 31: Government Lots 1, 2, 3, and 4, W $\frac{1}{2}$ NE $\frac{1}{4}$, E $\frac{1}{2}$ NW $\frac{1}{4}$, NE $\frac{1}{4}$ SW $\frac{1}{4}$
(RP07N05E313050)

Section 32: Lots 9, 10, 11, 18, and 19; SE $\frac{1}{4}$ SE $\frac{1}{4}$ and that portion of patented Mineral Survey Lot No. 1823, described in patent recorded in Book 27 of Deeds, Page 570, known as Centerville Placer Mining Claim, lying within said Section 32 and that portion of mining claim known as East Extension Golden Fleece, Mineral Survey Lot 1604, described in patent recorded in Book 27 of Deeds, Page 324, lying within said Section 32.

(RP07N05E320050, RP07N05E321190, RP07N05E321800, RP07N05E326650)

Section 33: Government Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, AND 13; NE $\frac{1}{4}$ NE $\frac{1}{4}$; SW $\frac{1}{4}$; S $\frac{1}{2}$ SE $\frac{1}{4}$ and that portion of Mineral Survey Lot 1604 lying in Section 33, said mineral survey including therein the mining claims known as Golden Fleece, East Extension Golden Fleece, West Extension Golden Fleece, Golden Star, East Extension Golden Star, West Extension Golden Star, said mineral survey more particularly described in the patent thereof recorded in Book 27 of Deeds at Page 324, Records of Boise County, Idaho.
(RP07N05E330600, RP07N05E332400, RP07N05E332900, RP07N05E339050)

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Section 34: Government Lots 1, 2, and 3; NE $\frac{1}{4}$ NE $\frac{1}{4}$; W $\frac{1}{2}$ NE $\frac{1}{4}$ SE $\frac{1}{4}$ NE $\frac{1}{4}$; NW $\frac{1}{4}$ SE $\frac{1}{4}$ NE $\frac{1}{4}$; S $\frac{1}{2}$ SE $\frac{1}{4}$ NE $\frac{1}{4}$; W $\frac{1}{2}$ NE $\frac{1}{4}$; NW $\frac{1}{4}$; W $\frac{1}{2}$ SW $\frac{1}{4}$; E $\frac{1}{2}$ SE $\frac{1}{4}$, SW $\frac{1}{4}$ SE $\frac{1}{4}$
(RP07N05E340001, RP07N05E344850, RP07N05E345300, RP07N05E348450)

Section 35: All
(RP07N05E350050, RP07N05E352400)

Township 8 North, Range 5 E.B.M., Boise County, Idaho

Section 25: S $\frac{1}{2}$
(RP08N05E258450)

Section 26: Lots 10 and 15, N $\frac{1}{2}$ SE $\frac{1}{4}$, and SW $\frac{1}{4}$ SE $\frac{1}{4}$
(RP08N05E264800, RP08N05E267250)

Section 34: Government Lot 1
(RP08N05E349200)

Section 35: Government Lots 1, 7, 10 & 13, S $\frac{1}{2}$ NE $\frac{1}{4}$, SE $\frac{1}{4}$ NW $\frac{1}{4}$, E $\frac{1}{2}$ SW $\frac{1}{4}$, SE $\frac{1}{4}$
(RP08N05E351250, RP08N05E353600, RP08N05E356000)

Section 36: N $\frac{1}{2}$ NE $\frac{1}{4}$, N $\frac{1}{2}$ S $\frac{1}{2}$ NE $\frac{1}{4}$, NW $\frac{1}{4}$, NW $\frac{1}{4}$ NW $\frac{1}{4}$ SW $\frac{1}{4}$
(RP08N05E360050)

Township 10 North, Range 4 E.B.M., Boise County, Idaho

Section 21: W $\frac{1}{2}$, NE $\frac{1}{4}$, SW $\frac{1}{4}$ SE $\frac{1}{4}$
(RP10N04E210050, RP10N04E218450)

Section 28: NW $\frac{1}{4}$, W $\frac{1}{2}$ NE $\frac{1}{4}$, NW $\frac{1}{4}$ SE $\frac{1}{4}$, NE $\frac{1}{4}$ SW $\frac{1}{4}$
(RP10N04E280053)

Section 29: NE $\frac{1}{4}$, SW $\frac{1}{4}$, W $\frac{1}{2}$ SE $\frac{1}{4}$, SW $\frac{1}{4}$ NW $\frac{1}{4}$
(RP10N04E290050)

TRACT 3 is the same property conveyed to SPP LAND, LLC from PFHI IDAHO INVESTMENT, LLC by Special Warranty Deed filed April 21, 2016 as Instrument No. 250513, Boise County, Idaho public land records.

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General Exception:

Any encroachment, encumbrance, violation, variation, or adverse circumstance affecting the title to the Property, including discrepancies, conflicts in boundary lines, shortage in area, or any other facts that would be disclosed by an accurate and complete survey of the land, and that are not shown in the public records.

Specific Exceptions:

TRACT 1 EXCEPTIONS

1. The effect of the provisions of Request for Acknowledgment and Assertion of Right of Way, recorded September 16, 1994, as Instrument No. 153346. Amendments filed as Instrument Nos. 154136, 163840, 175928 and 183834.

Sub note: Documents recorded as Instrument Nos. 214293, 214455 and 224048. The effect has not been established.

2. Reservations of coal, oil, oil shale, gas, phosphates, sodium and other minerals in State Deed, recorded in Book 45, of Deeds, Page 66, as Instrument No. 35487 (N2 16-6N-6E).
3. Reservations of coal, oil, oil shale, gas, phosphates, sodium and other minerals in State Deed, recorded in Book 45, of Deeds, Page 68, as Instrument No. 35488 (S2 16-6N-6E).
4. Easements and restrictions contained in right-of-way deed to State of Idaho, recorded March 4, 1932, in Book 45 of Deeds at Page 635, as Instrument No. 38333 and recorded November 1, 1946, in Book 51 of Deeds at Page 499, as Instrument No. 53346. (16-6N-6E)
5. Access Road Easement upon the terms, conditions and provisions contained therein:
Parties: Boise Cascade Corporation and the United States of America
Recorded: July 6, 1965, Instrument No. 70172 (Lot 4 5-9N-4E; SW4SW4 32-10N-4E)
6. Easement upon the terms, conditions and provisions contained therein:
Parties: Boise Cascade Corporation and Ruth E. Anderson
Recorded: August 16, 1978, Instrument No. 89795, Book 19 of Misc., Page 64 (NW4NE4 and NE4NW4 16-6N-6E)
7. Easement and Maintenance Agreement upon the terms, conditions and provisions contained therein:
Parties: Boise Cascade Corporation and Edward Oscar Baumhoff and Dorothy Ann Baumhoff
Recorded: March 21, 1980, Instrument No. 95082, Book 20 of Misc., Page 127 (SW4NE4 1-6N-4E)

Assignment Agreement recorded March 21, 1980, as Instrument No. 95083, Book 20 of Misc., Page 128.

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8. Easement upon the terms, conditions and provisions contained therein:
Parties: Boise Cascade Corporation and the United States of America
Recorded: January 15, 1985, Instrument No. 115814 (16-6N-6E)

Consent to Easement recorded January 15, 1985, as Instrument No. 115815.

9. Easement upon the terms, conditions and provisions contained therein:
Parties: Boise Cascade Corporation and State of Idaho
Recorded: August 21, 1986, Instrument No. 121463
10. State of Idaho Acquired Easement No. 244 (Cost Share) upon the terms, conditions and provisions contained therein:
Parties: Boise Cascade Corporation and State of Idaho
Recorded: October 31, 1990, Instrument No. 138258
11. Waterline Easement upon the terms, conditions and provisions contained therein:
Parties: Boise Cascade Corporation and Castle Mountain Creek Subdivision Owners Association
Recorded: November 27, 1990, Instrument No. 138476 (SW4 32-10N-4E)
12. State of Idaho Easement No. 5455 upon the terms, conditions and provisions contained therein:
Parties: State of Idaho and Boise Cascade Corporation
Recorded: December 5, 1990, Instrument No. 138538
13. State of Idaho Acquired Easement No. 304 (Cost Share) upon the terms, conditions and provisions contained therein:
Parties: Boise Cascade Corporation and State of Idaho
Recorded: March 22, 1993, Instrument No. 146747
14. Easement upon the terms, conditions and provisions contained therein:
Parties: Boise Cascade Corporation and State of Idaho
Recorded: March 23, 1993, Instrument No. 146764
15. Access Easement Agreement upon the terms, conditions and provisions contained therein:
Parties: Western Pacific Timber, L.L.C. and David A. Grundy
Recorded: April 28, 2006, Instrument No. 207853 (NE4NW4, NW4NE4 16-6N-6E)
16. Access Easement Agreement upon the terms, conditions and provisions contained therein:
Parties: Western Pacific Timber, L.L.C. and David A. Grundy
Recorded: April 28, 2006, Instrument No. 207854 (NE4NW4, NW4NE4 16-6N-6E)
17. Donation Easement upon the terms, conditions and provisions contained therein:
Parties: PFPC McCall Investments, LLC, successor by merger with TRS Yellowstone LLC and the United States of America
Recorded: February 8, 2012, Instrument No. 234151 (NE4, N2SE4 31-10N-4E; W2NW4, SW4 32-10N-4E)
18. Provisions in deed to SPP Land, LLC, recorded April 21, 2016, as Instrument No. 250514.

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TRACT 2 EXCEPTIONS

19. The effect of the provisions of Request for Acknowledgment and Assertion of Right of Way, recorded September 16, 1994, as Instrument No. 153346. Amendments filed as Instrument Nos. 154136, 163840, 175928 and 183834.

Sub note: Documents recorded as Instrument Nos. 214293, 214455 and 224048. The effect has not been established.

20. Easements and restrictions contained in right-of-way deed to State of Idaho, recorded March 4, 1932, in Book 45 of Deeds at Page 635, as Instrument No. 38333 and recorded November 1, 1946, in Book 51 of Deeds at Page 499, as Instrument No. 53346. (16-6N 6E)
21. Easement for road over S2S2 21-10N-4E and NW4SW4 22-10N-4E granted to United States of America, recorded September 25, 1967, in Book 58 of Deeds, Page 622, as Instrument No. 72441.
22. Easement for road over S2S2 21-10N-4E and NW4SW4 22-10N-4E granted to United States of America, recorded May 20, 1968, in Book 59 of Deeds, Page 175, as Instrument No. 73042.
23. Easement for road, upon the terms and conditions contained therein, granted to United States of America, recorded March 7, 1972, as Instrument No. 77505, Book 63 of Deeds, Page 33 (affects SW4NE4 24-6N-3E and other).
24. Easement upon the terms, conditions and provisions contained therein:
Parties: Boise Cascade Corporation and United States of America
Recorded: February 7, 1973, Instrument No. 78825, Book 15 of Misc., Page 113 (affects W2SW4, NE4SW4, SE4NW4, SE4, 35-10N-4E)
25. Easement upon the terms, conditions and provisions contained therein:
Parties: Barton A. Brassey and Dorothy Brassey, and Boise Cascade Corporation
Recorded: April 23, 1973, Instrument No. 79098 (affects SW4NW4NW4, N2SW4NW4 34-7N-4E)
26. Reservations in United States Patent, recorded November 17, 1988, as Instrument No. 130856 (affects 13,24-6N-3E and 18,19-6N-4E and other).
27. Easement upon the terms, conditions and provisions contained therein:
Parties: Chester Bradley, Dean Larkin and Jess Koon, and Boise Cascade Corporation
Recorded: May 10, 1989, Instrument No. 132334 (appurtenant to 13-6N-3E)
28. Easement for road, upon the terms and conditions contained therein, granted to Hoff Timber Company, recorded October 26, 1989, as Instrument No. 134425, Amended by instrument recorded May 19, 1994, as Instrument No. 151753 (affects 13,24-6N-3E and 18,19-6N-4E and other).

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29. State of Idaho Acquired Easement No. 244 (Cost Share) upon the terms, conditions and provisions contained therein:
Parties: Boise Cascade Corporation and State of Idaho
Recorded: October 31, 1990, Instrument No. 138258 (SE4 SE4 26-7N-4E)
30. State of Idaho Easement No. 5455 upon the terms, conditions and provisions contained therein:
Parties: State of Idaho and Boise Cascade Corporation
Recorded: December 5, 1990, Instrument No. 138538
31. State of Idaho Acquired Easement No. 303 (Non-Cost Share) upon the terms, conditions and provisions contained therein:
Parties: Boise Cascade Corporation and State of Idaho, Department of Lands
Recorded: March 22, 1993, Instrument No. 146746 and Amended May 12, 1994, Instrument No. 151619. (appurtenant NE4NE4 7-6N-5E and NW4NW4 13-6N-4E)
32. State of Idaho Acquired Easement No. 304 (Cost Share) upon the terms, conditions and provisions contained therein:
Parties: Boise Cascade Corporation and State of Idaho
Recorded: March 22, 1993, Instrument No. 146747
33. Easement for road, upon the terms and conditions contained therein, granted to State of Idaho, recorded March 23, 1993, as Instrument No. 146764.
34. Easement upon the terms, conditions and provisions contained therein:
Parties: Boise Cascade Corporation and Edward F. Johnson II and Elizabeth K. Johnson
Recorded: October 23, 1996, Instrument No. 162493
(NW4SW4 35-10N-4E)
35. Easement upon the terms, conditions and provisions contained therein:
Parties: Edward F. Johnson II and Elizabeth K. Johnson and Boise Cascade Corporation
Recorded: October 23, 1996, Instrument No. 162494
(35-10N-4E)
36. All matters, and any rights, easements, interests or claims which may exist by reason thereof, disclosed by survey recorded December 7, 2010, as Instrument No. 229867.
(22-10N-4E)
37. Provisions in deed to SPP Land, LLC, recorded April 21, 2016, as Instrument No. 250512.

TRACT 3 EXCEPTIONS

38. Reservations of coal, oil, oil shale, gas, phosphates, sodium and other minerals in State Deed, recorded in Book 44, of Deeds, Page 170, as Instrument No. 32733 SW4SE4 10, NW4SW4 11-7N-5E).
39. Reservations of coal, oil, oil shale, gas, phosphates, sodium and other minerals in State Deed, recorded in Book 45, of Deeds, Page 70, as Instrument No. 35489.

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40. Reservations in United States Patent, recorded in Book 8, of Patents, Page 364, as Instrument No. 67110.
41. Easement for road over S2S2 21-10N-4E and NW4SW4 22-10N-4E granted to United States of America, recorded September 25, 1967, Book 58 of Deeds, Page 622, Instrument No. 72441.
42. Easement for road over S2S2 21-10N-4E and NW4SW4 22-10N-4E granted to United States of America, recorded May 20, 1968, in Book 59 of Deeds, Page 175, Instrument No. 73042.
43. Easement for road right-of-way, upon the terms and conditions contained therein, granted to Deeds, recorded July 26, 1968, as Instrument No. 73242, Book 13 of Misc., Page 525 (affects SW4NE4, NW4SE, SW4SE4 5-6N-4E).
44. Easement upon the terms, conditions and provisions contained therein:
Parties: Myrl E. Ingram and Stella E. Ingram, and United States of America
Recorded: March 29, 1974, Instrument No. 80404 Book 68 of Deeds, Page 170 (affects SW4SE4 34-7N-5E)
45. Easement upon the terms, conditions and provisions contained therein:
Parties: Boise Cascade Corporation and United States of America
Recorded: June 14, 1974, Instrument No. 80729, Book 16 of Misc., Page 76 (NW4SE4, S2NE4, Lot 1 2-7N-5E; E2SE4 35-8N-5E)
46. Easement upon the terms, conditions and provisions contained therein:
Parties: United States of America and Boise Cascade Corporation
Recorded: July 10, 1974, Instrument No. 80811, Book 16 of Misc., Page 78 (W2SW4, S2NW4, W2NE4 36-8N-5E)
47. Easement upon the terms, conditions and provisions contained therein:
Parties: United States of America and Boise Cascade Corporation
Recorded: July 10, 1974, Instrument No. 80812, Book 16 of Misc., Page 79 (affects E2NE4 36-8N-5E)
48. Easement upon the terms, conditions and provisions contained therein:
Parties: Boise Cascade Corporation and United States of America
Recorded: August 22, 1975, Instrument No. 82589, Book 17 of Misc., Page 71 (affects various in 13, 24, 25, 26 and 34-7N-5E)
49. Easement upon the terms, conditions and provisions contained therein:
Parties: United States of America and Boise Cascade Corporation
Recorded: October 22, 1975, Instrument No. 83092, Book 17 of Misc., Page 94 (affects NW4SE4 Sec. 26; E2NE4, W2E2, Sec. 34; NW4 Sec. 35; NE4SE4, S2SE4 36-7N-5E)
50. Waterline Easement upon the terms, conditions and provisions contained therein:
Parties: Boise Cascade Corporation and Albert L. Transue and Marilyn R. Transue, and Loel Ray Ford and Edna Fay Ford
Recorded: June 21, 1976, Instrument No. 84352, Book 17 of Misc., Page 159 (affects E2SW4 17-6N-6E)

**EXHIBIT "B" TO DEED
PERMITTED EXCEPTIONS**

Boise County, Idaho

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51. Easement upon the terms, conditions and provisions contained therein:
Parties: Boise Cascade Corporation and William H. Weatherby and Helen Weatherby
Recorded: April 26, 1999, Instrument No. 91628, Book 19 of Misc., Page 159 SE4NW4 9-6N-6E)
52. Easement upon the terms, conditions and provisions contained therein:
Parties: Hoff Timber & Lands Company and Boise Cascade Corporation
Recorded: January 20, 1981, Instrument No. 95961, Book 21 of Misc., Page 97 (appurtenant Lots 3 and 4, SE4NW4 5-6N-4E)
53. Easement upon the terms, conditions and provisions contained therein:
Parties: Boise Cascade Corporation and Dale R. Wilson and Elaine E. Wilson
Recorded: November 20, 1980, Instrument No. 97721, Book 21 of Misc., Page 74 (affects S2NW4 7-6N-6E; E2NE4 12-6N-5E)
54. Reservations in United States Patent, recorded June 9, 1982, as Instrument No. 104966 (affects various in 4, 5, 8, 9, 10, 17, 22-6N-4E; 11, 26, 27, 28, 33, 34, 35-7N-5E).
55. Easement upon the terms, conditions and provisions contained therein:
Parties: United States of America and County of Boise
Recorded: September 13, 1982, Instrument No. 106459 (appurtenant 26, 34, 35-8N-5E)
56. Easement upon the terms, conditions and provisions contained therein:
Parties: Boise Cascade Corporation and United States of America
Recorded: February 7, 1983, Instrument No. 108207 (affects Lot 2, W2SW4NE4 7-6N-6E)
57. Easement upon the terms, conditions and provisions contained therein:
Parties: United States of America and Boise Cascade Corporation
Recorded: April 19, 1983, Instrument No. 108848 (affects SE4SE4 6-6N-6E)
58. Easement upon the terms, conditions and provisions contained therein:
Parties: United States of America and Boise Cascade Corporation
Recorded: April 19, 1983, Instrument No. 108849 (6, 7-6N-6E)
59. Road Easement upon the terms, conditions and provisions contained therein:
Parties: Boise Cascade Corporation and United States of America
Recorded: November 21, 1983, Instrument No. 111440 (affects Sec. 28 and 29-10N-4E and other property)
60. Road Easement upon the terms, conditions and provisions contained therein:
Parties: United States of America and State of Idaho, Department of Lands
Recorded: October 28, 1983, Instrument No. 118830 (affects ALL)
61. Reservations in United States Patent, recorded November 17, 1988, as Instrument No. 130856 (affects various in 18, 19, 30-6N-4E; 27, 30, 32, 33-7N-5E; 26, 34, 35, 36-8N-5E).

**EXHIBIT "B" TO DEED
PERMITTED EXCEPTIONS**

Boise County, Idaho

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62. Easement upon the terms, conditions and provisions contained therein:
Parties: Hoff Timber Company and Boise Cascade Corporation
Recorded: October 26, 1989, Instrument No. 134423 (appurtenant)
63. Easement upon the terms, conditions and provisions contained therein:
Parties: Boise Cascade Corporation and Hoff Timber Company
Recorded: October 26, 1989, Instrument No. 134424 (affects 7, 8, 18-6N-4E)
64. Easement for road, upon the terms and conditions contained therein, granted to Hoff Timber Company, recorded October 26, 1989, as Instrument No. 134425, Amended by instrument recorded May 19, 1994, as Instrument No. 151753 (affects 18-6N-4E).
65. Easement upon the terms, conditions and provisions contained therein:
Parties: Hoff Timber Company and Boise Cascade Corporation
Recorded: October 26, 1989, Instrument No. 134426, Amended by instrument recorded May 19, 1994, as Instrument No. 151754 (appurtenant)
66. State of Idaho Acquired Easement No. 244 (Cost Share) upon the terms, conditions and provisions contained therein:
Parties: Boise Cascade Corporation and State of Idaho
Recorded: October 31, 1990, Instrument No. 138258
67. State of Idaho Easement No. 5455 upon the terms, conditions and provisions contained therein:
Parties: State of Idaho and Boise Cascade Corporation
Recorded: December 5, 1990, Instrument No. 138538
68. Waterline Easement upon the terms, conditions and provisions contained therein:
Parties: Boise Cascade Corporation and Albert L. Transue and Marilyn R. Transue
Recorded: November 18, 1991, Instrument No. 141874. Consent recorded June 29, 1994, as Instrument No. 152338. (affects E2SW4 17-6N-6E)
69. Waterline Easement upon the terms, conditions and provisions contained therein:
Parties: Boise Cascade Corporation and Michael Drummond and Anne Drummond
Recorded: November 18, 1991, Instrument No. 141882. (affects E2SW4 17-6N-6E)
70. State of Idaho Acquired Easement No. 304 (Cost Share) upon the terms, conditions and provisions contained therein:
Parties: Boise Cascade Corporation and State of Idaho
Recorded: March 22, 1993, Instrument No. 146747
71. Easement upon the terms, conditions and provisions contained therein:
Parties: Boise Cascade Corporation and State of Idaho
Recorded: March 23, 1993, Instrument No. 146764
72. Easement upon the terms, conditions and provisions contained therein:
Parties: Boise Cascade Corporation and State of Idaho
Recorded: October 24, 1978, Instrument No. 146765. (affects 27, 28, 33, 34-7N-5E)

**EXHIBIT "B" TO DEED
PERMITTED EXCEPTIONS
Boise County, Idaho
*Page 8 of 8***

- 73. Property Line Agreement upon the terms, conditions and provisions contained therein:
Parties: Albert L. Transue and Marilyn R. Transue and Boise Cascade Corporation
Recorded: June 29, 1994, Instrument No. 152339 (affects N2NW4SE4 and S2NE4SW4 17-6N-6E)

- 74. Easement upon the terms, conditions and provisions contained therein:
Parties: Terry D. Payton, Jonell Payton, Sherry Payton, Brent A. Payton and Boise Cascade Corporation
Recorded: December 21, 1994, Instrument No. 154468 (SE4NE4 17-6N-6E appurtenant)

- 75. Easement upon the terms, conditions and provisions contained therein:
Parties: Bill Middleton and Boise Cascade Corporation
Recorded: December 21, 1994, Instrument No. 154469 (NE4SE4 17-6N-6E appurtenant)

- 76. State of Idaho Deed upon the terms, conditions and provisions contained therein:
Parties: State of Idaho Department of Lands and Boise Cascade Corporation
Recorded: November 21, 1996, Instrument No. 162813

- 77. Right of Way Agreement upon the terms, conditions and provisions contained therein:
Parties: State of Idaho
Recorded: May 10, 2004, Instrument No. 196266 (affects SE4NE4, E2SE4 22-6N-4E)

- 78. Provisions in deed to SPP Land, LLC, recorded April 21, 2016, as Instrument No. 250513.

EXHIBIT "C" TO DEED
Leases and Contracts
BOISE COUNTY, IDAHO
Page 1 of 5

Cost-Sharing Agreements

1. Road Right-of-Way Construction and Use Agreement dated May 20, 1968 between Boise Cascade Corporation and the United States of America, acting through the Acting Regional Forester, Forest Service, Department of Agriculture, as amended by the Road Maintenance Agreement dated April 29, 1983 between Boise Cascade Corporation and the United States of America, acting through the Acting Regional Forester, Forest Service, Department of Agriculture, together with
 - a. Easement dated August 30, 1982 between the United States of America, acting through the Forest Service, Department of Agriculture, and Boise Cascade Corporation, recorded in the records of Boise County, Idaho, as Instrument No. 106460.
 - b. Easement dated May 29, 1974 between the United States of America, acting through the Forest Service, Department of Agriculture, and Boise Cascade Corporation, recorded in the records of Boise County, Idaho, as Instrument No. 80811.
 - c. Easement dated October 1, 1975 between the United States of America, acting through the Forest Service, Department of Agriculture, and Boise Cascade Corporation, recorded in the records of Boise County, Idaho, as Instrument No. 83092.
 - d. Easement dated August 30, 1982 between the United States of America, acting through the Forest Service, Department of Agriculture, and Boise Cascade Corporation, recorded in the records of Boise County, Idaho, as Instrument No. 106460.
 - e. Easement dated January 28, 1983 between the United States of America, acting through the Forest Service, Department of Agriculture, and Boise Cascade Corporation, recorded in the records of Boise County, Idaho, as Instrument No. 108848.
 - f. Easement dated January 31, 1983 between the United States of America, acting through the Forest Service, Department of Agriculture, and Boise Cascade Corporation, recorded in the records of Boise County, Idaho, as Instrument No. 108849.
2. Road Use Agreement dated October 21, 1974 between the State of Idaho, acting through the State Board of Land Commissioners, and Boise Cascade Corporation, as supplemented by the Boise Cascade Corporation – State of Idaho Cost Share Agreement Bacon Creek and the Boise Cascade Corporation – State of Idaho Cost Share Agreement Red Ridge Easement Agreement Cancellation, recorded in the records of Valley County, Idaho, as Instrument No. 92847, together with
 - a. State of Idaho Easement No. 4818 dated October 13, 1978 between the State of Idaho, acting through the State Board of Land Commissioners, and Boise Cascade Corporation, recorded in the records of Boise County, Idaho, as Instrument No. 103194.

EXHIBIT "C" TO DEED
Leases and Contracts
BOISE COUNTY, IDAHO
Page 2 of 5

b. State of Idaho Easement No. 5455 dated October 16, 1990 between the State of Idaho and Boise Cascade Corporation, recorded on December 7, 1990 in the records of Valley County, Idaho, as Instrument No. 177569 and on December 5, 1990 in the records of Boise County, Idaho, as Instrument No. 138538.

c. State of Idaho Easement No. 5673 (Non-Cost Share) dated March 16, 1993 between the State of Idaho and Boise Cascade Corporation recorded in the records of Boise County, Idaho as Instrument No. 146748.

d. State of Idaho Acquired Easement No. 244 (Cost Share) dated October 4, 1990 between the State of Idaho, Department of Lands, acting through the State Board of Land Commissioners, and Boise Cascade Corporation, recorded in the records of Boise County, Idaho, as Instrument No. 138258 and in the records of Valley County, Idaho as Instrument No. 177034, together with the following addendums: the Boise Cascade Corporation – State of Idaho Cost Share Agreement WildGoat Creek.

Boundary Line Agreements

3. Boundary Line Agreement (Granite Elk) between State of Idaho, Department of Lands-Boise and Potlatch Corporation and its affiliates dated November 24, 2015.
4. Temporary Boundary Line Agreement (Deadhorse) between State of Idaho, Department of Lands and Potlatch Forest Holdings, Inc. dated July 30, 2015.

Cloud Seeding Lease

5. Lease Agreement between Idaho Power Company and PFHI Idaho Investment, LLC dated August 21, 2012.
6. Lease Agreement between Idaho Power Company and PFHI Idaho Investment, LLC dated May 1, 2012.

Outfitter Permits

7. Special Use Permit (Guides and Outfitters) between Potlatch Land & Lumber, LLC, PFHI Idaho Investment, LLC and PFPC McCall Investment, LLC and Allred's Adventures LLC, dba Sawtooth Wilderness Outfitters dated February 20, 2016. (Predator)
8. Special Use Permit (Guides and Outfitters) between Potlatch Land & Lumber, LLC, PFHI Idaho Investment, LLC and PFPC McCall Investment, LLC and Allred's Adventures LLC, dba Sawtooth Wilderness Outfitters dated February 20, 2016. (Trail Guide)

EXHIBIT "C" TO DEED
Leases and Contracts
BOISE COUNTY, IDAHO
Page 3 of 5

Road Use Permits Benefitting Third Parties

9. Road Use Permit between Potlatch Corporation and Idaho Department of Lands expiring December 31, 2016 (Warm Springs).
10. Road Use Permit between Potlatch Corporation and Boise Cascade Company and the USDA Forest Services, Boise National Forest, expiring December 31, 2017.

Other Unrecorded Permits and Easements Benefitting Third Parties

11. Easement dated October 3, 1973 from Boise Cascade Corporation to the United States of America for a road long and across NW1/4SE1/4, S1/2NE1/4, and Lot 1 of Section 2, Township 7 North, Range 5 East, Boise County, Idaho, and E1/2SE1/4 of Section 35 of Township 8 North, Range 5 East of Boise County, Idaho.

Recorded Access Easements

12. Easement dated January 31, 1973 between Barton A. Brassey and Dorothy Brassey, and Boise Cascade Corporation, recorded in the records of Boise County, Idaho as Instrument No. 79098.
13. Easement and Maintenance Agreement dated February 20, 1980 between Meadow Creek Company, an Idaho limited partnership and Boise Cascade Corporation, recorded on April 17, 1980 in the records of Boise County, Idaho as Instrument No. 95319.
14. Easement dated August 12, 1985 between Terrace Lakes Recreation Ranch, Inc. and Boise Cascade Corporation, recorded in the records of Boise County, Idaho as Instrument No. 118263.
15. Road Use Agreement dated August 23, 1977 between Oscar Baumhoff and Dorothy Baumhoff, and Boise Cascade Corporation, recorded in Book 18, Page 159 of the records of Boise County, Idaho, as Instrument No. 86851.
16. Easement dated August 11, 1976 between Marie McDonald and Boise Cascade Corporation, recorded in Book 18, Page 1 of the records of Boise County, Idaho as Instrument No. 84698.
17. Easement dated April 7, 1989 between Chester Bradley, Dean Larkin and Jess Koon, and Boise Cascade Corporation, recorded in the records of Boise County, Idaho, as Instrument No. 132334 and Easement Agreement dated December 12, 1973 between Chester Bradley, Dean Larkin and Jess Koon, and Hoff Lumber Company, recorded in the records of Boise County, Idaho as Instrument No. 116203.

EXHIBIT "C" TO DEED
Leases and Contracts
BOISE COUNTY, IDAHO
Page 4 of 5

18. Easement Agreement dated April 26, 2007 between Greg Garlick, Gary Parker, Marcia Wing, Gordaon Hamilton, Tamera Hamilton, and Western Pacific Timber, LLC, an Oregon limited liability company, recorded in the records of Boise County, Idaho, as Instrument No. 213687.
19. Easement dated July 21, 1967 between Hoff Lumber Company and Boise Cascade Corporation, recorded in the records of Boise County, Idaho on October 23, 2015 as Instrument No. 248982.
20. United States Department of Interior Bureau of Land Management Right-of-Way Grant No. IDI-37997 to Potlatch Land & Lumber, LLC, expiring on December 31, 2044, recorded in the records of Boise County, Idaho on September 21, 2015, as Instrument No. 248513.
21. Consent to Common Use Agreement dated February 20, 1996 by Boise Cascade Corporation in favor of the United States of America, recorded in the records of Boise County, Idaho as Instrument No. 159458.
22. Easement dated December 2, 1989 between Charles D. Tye and Donna G. Tye, and Boise Cascade Corporation, recorded in the records of Boise County, Idaho as Instrument No. 135409 as amended by the Easement Amendment dated May 7, 1992 between Charles D. Tye and Donna G. Tye, recorded in the records of Boise County, Idaho as Instrument No. 143768.
23. Easement dated October 6, 1989 between Hoff Timber Company and Boise Cascade Corporation, recorded in the records of Boise County, Idaho as Instrument No. 134426, as amended by the Easement Amendment dated May 3, 1994 between Hoff Companies, Inc. and Boise Cascade Corporation, recorded in the records of Boise County, Idaho as Instrument No. 151754.
24. Easement dated September 26, 1994 between Bill Middleton and Boise Cascade Corporation, recorded in the records of Boise County, Idaho as Instrument No. 154469.
25. Easement dated November 9, 1994 between Terry D. Payton, Jonell Payton, Sherry Payton and Brent A. Payton, and Boise Cascade Corporation, recorded in the records of Boise County, Idaho as Instrument No. 154468.
26. Road Use Agreement dated September 12, 1977 between Sterling Alley and Boise Cascade Corporation, recorded in the records of Boise County, Idaho as Instrument No. 87134.
27. Road Use Agreement dated August 24, 1977 between Kenneth W. Baker and Nona E. Baker, and Boise Cascade Corporation, recorded in the records of Boise County, Idaho as Instrument No. 87133.

EXHIBIT "C" TO DEED
Leases and Contracts
BOISE COUNTY, IDAHO
Page 5 of 5

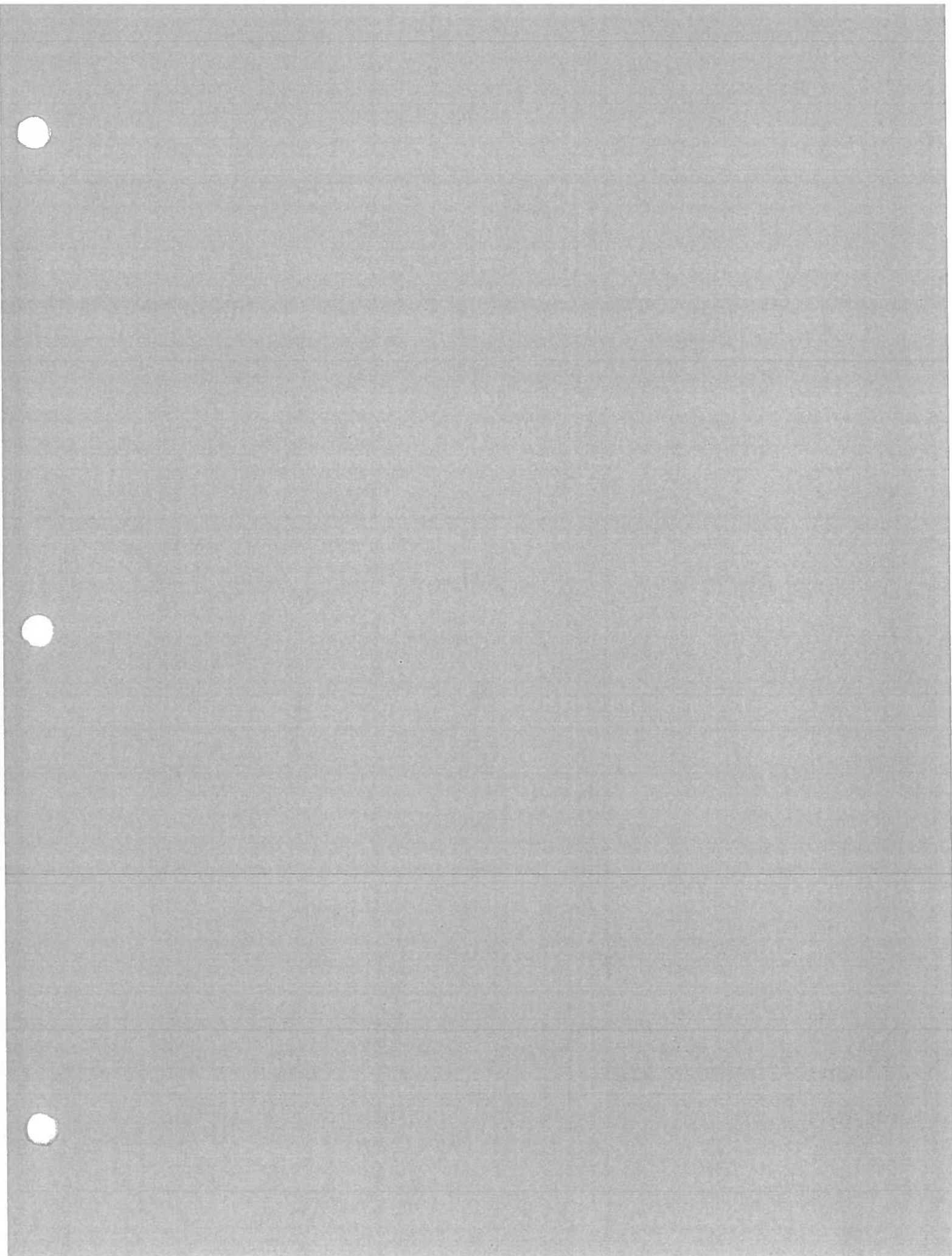
28. Easement dated December 6, 1982 between Barton A. Brassey and Dorothy Brassey, and Boise Cascade Corporation, recorded in Book 24, Misc., Page 11 of the records of Boise County, Idaho, as Instrument No. 111195.
29. Easement and Maintenance Agreement dated August 30, 1983 between Oscar Baumhoff and Dorothy Baumhoff, and Boise Cascade Corporation, recorded in Book 24 Misc., Page 62 of the records of Boise County, Idaho, as Instrument No. 111811.
30. Easement dated October 9, 1989 between Hoff Timber Company, an Idaho limited partnership, and Boise Cascade Corporation, recorded in the records of Boise County, Idaho as Instrument No. 134423.
31. Ingress and Egress Easement dated October 19, 1971, between George Kaufman and Josephine Kaufman, Carl Grosvenor and Margaret Grosvenor, as grantors, and Robert L. Helmick and Shirley N. Helmick, Albert Helmick and Freda Helmick, as grantees, recorded October 21, 1971 in the records of Boise County, Idaho, as Instrument No. 77086.
32. Easement dated April 3, 1981 between Hoff Timber Company and Boise Cascade Corporation, recorded in the records of Boise County, Idaho as Instrument No. 100002.
33. Easement dated January 6, 1981 between Hoff Timber & Lands Company and Boise Cascade Corporation, recorded in the records of Boise County, Idaho as Instrument No. 98961.

Grazing Permits:

34. Grazing Permit from SPP Land, LLC to Frank Shirts issued July 11, 2016 with a Period of Use from June 1, 2016 through October 15, 2016.

EXHIBIT "D" TO DEED
Encroachments
BOISE COUNTY, IDAHO
Page 1 of 1

	<u>AFFECTED PROPERTY</u>	<u>TYPE OF ENCROACHMENT</u>	<u>NAME OF ENCROACHING PARTY</u>
1.	TRACT 1: T10N, R4E - Section 32, SW ¼	Shed across line.	Michael Ferguson
2.	TRACT 1: T10N, R4E - Section 32	Carport & driveway across line.	Stewart Reynolds
3.	TRACT 2: T10N, R4E - Section 35, SW ¼	Slight fence/corral encroachment.	Livingston Est. Sub. No. 2 - Gerald Maline (Lot 1)
4.	TRACT 2: T10N, R4E - Section 35, SW ¼	Slight fence/corral encroachment.	Livingston Est. Sub. No. 2 - Thomas Taylor (Lot 2)
5.	TRACT 3: NONE	NONE	NONE





COPY

Instrument # 129920

COUNCIL, ADAMS, IDAHO

8-23-2016 02:47:18 PM No. of Pages: 35

Recorded for : TIMBERLINE TITLE & ESCROW

SHERRY WARD

Fee: 112.00

Ex-Officio Recorder Deputy

Index to: DEED OF TRUST

AFTER RECORDING RETURN TO:

DF Development, LLC
Attn: Robert B. Early
Post Office Box 111
Cisco, Texas 76437

CERTIFIED TO BE A TRUE AND
CORRECT COPY OF THE ORIGINAL
FIRST AMERICAN TITLE INSURANCE
COMPANY Escrow Department

By

CERTIFIED

(Space Above for Recorder's Use)

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

THAT SPP LAND, LLC, a Georgia limited liability company duly authorized to transact business in the state of Idaho (the "Grantor") for and in consideration of ten dollars (\$10.00) and other valuable consideration, receipt of which is acknowledged, does hereby grant, bargain, sell and convey unto DF DEVELOPMENT, LLC, a Nevada limited liability company (the "Grantee"), whose address is Post Office Box 111, Cisco, Texas 76437, and its successors and assigns forever, the following described Property situated in the COUNTY OF ADAMS, STATE OF IDAHO, to-wit:

ALL THOSE CERTAIN TRACTS AND PARCELS OF LAND DESCRIBED IN
EXHIBIT "A" ATTACHED HERETO AND INCORPORATED HEREIN BY
REFERENCE.

TOGETHER WITH any and all improvements and fixtures located thereon, all standing, growing and down timber located thereon, all easements, rights of way and access rights, all water rights, and all other hereditaments, reversions, remainders, rents, issues, profits and rights of every nature appurtenant to such Property herein described as well in law as in equity (collectively, the "Property").

SUBJECT TO:

- (a) Liens for taxes, assessments and other governmental charges which are not yet due and payable as of the date of this Special Warranty Deed;
- (b) All land use (including environmental and wetlands), forestry, and zoning laws, rules, regulations, codes and ordinances affecting the Property or the use thereof (but not liabilities or obligations of Grantor arising out of

existing violations of the same) to the extent the same do not materially detract from the value, or materially interfere with the use, of the Property or any parcel thereof;

- (c) Any rights of the United States of America, of the State in which the Property is located or any other parties whatsoever, in the use and continuous flow of any brooks, streams or other natural water courses or water bodies within, crossing or abutting the Property, including, without limitation, water rights, riparian rights and navigational servitudes, or to the beds and banks of such water courses below the ordinary highwater mark thereof and the right of governments to regulate the use of shore and riparian areas;
- (d) All existing publically dedicated streets and roads which would be disclosed by a physical inspection or accurate survey of the Property;
- (e) All existing non-publically dedicated roads, and easements therefor, so long as the same are used by third parties on terms and conditions customary in the timberland industry;
- (f) All (i) cemeteries and burial grounds and (ii) all electrical power, telephone, gas, sanitary sewer, storm sewer, water and other utility lines on, over or under the Property together with easements for the same to the extent such easements do not contain provisions that materially detract from the value, or materially interfere with the use, of the Property or any parcel thereof;
- (g) Liens or encumbrances affecting the Property created by Grantee;
- (h) Possible additional taxes and penalties that may be assessed if the Property is disqualified for assessment on the basis of forestland or farmland unless the disqualification results from Grantor's use of the Property, actions taken or failure to take any action prior to the date of this conveyance, or as a result of the occurrence of this transaction;
- (i) All matters on **EXHIBIT "B"**;
- (j) All prior oil, gas and mineral conveyances or reservations;
- (k) All Leases and Contracts identified on **EXHIBIT "C"**;
- (l) Specific encroachments identified on **EXHIBIT "D"**;
- (m) Any easement, covenant, use restriction, zoning restriction, boundary line dispute, encroachment or other third-party right affecting any of the Property not described in items (a) through (l) above, to the extent the same do not materially detract from the value or materially interfere with the use of, the Property or any parcel thereof.

TO HAVE AND TO HOLD the same under the said Grantee, and its successors and assigns forever, with all appurtenances thereunto belonging, except for those matters set forth herein.

And the said Grantor hereby covenants with the said Grantee, that it will forever warrant and defend the title to the said Property against all claims by and through the Grantor, but against none other, subject, however, to the matters set forth above.

IN WITNESS WHEREOF, SPP LAND, LLC has caused this Special Warranty Deed to be executed by and through its duly authorized Manager, on the 19 day of August, 2016.

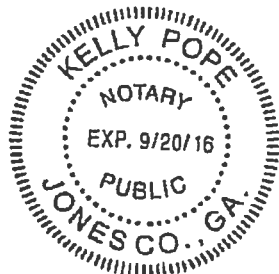
SPP LAND, LLC, a Georgia limited liability company

By: [Signature]
Name: Travis B. Griffith
Title: Manager

STATE OF GEORGIA)
COUNTY OF BIBB) ss.

On this 19 day of August, 2016, before me, the undersigned, a Notary Public in and for said state, personally appeared Travis B. Griffith known to me to be the Manager and authorized signor of SPP LAND, LLC, a Georgia limited liability company duly authorized to transact business in Idaho, as Manager of SPP LAND, LLC, that executed the within Special Warranty Deed, and on behalf of said SPP LAND, LLC, acknowledged to me that he executed the same for and on behalf of SPP LAND, LLC, to be the free and voluntary act of such party for the uses and purposes mentioned in the Special Warranty Deed.

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



[Signature]
Notary Public for the State of Georgia
My commission expires: 9/20/16

**EXHIBIT "A" TO DEED
ADAMS COUNTY, IDAHO
Page 1 of 15**

Parcel A

Township 15 North, Range 1 East, Boise Meridian, Adams County, ID

Section 1: SE1/4NE1/4, N1/2SE1/4, Lot 1 (RP15N01E010001A)
Section 2: SW1/4NE1/4, SE1/4NE1/4, Lots 1, 2, 4 (RP15N01E020001A)
Section 3: Lot 1 (RP15N01E030001A)
Section 14: S1/2NW1/4, NE1/4SW1/4, N1/2SE1/4 (RP15N01E143601A)
Section 35: NW1/4NE1/4, N1/2NW1/4 (RP15N01E350601A)

Township 15 North, Range 2 East, Boise Meridian, Adams County, ID

Section 3: SW1/4NE1/4, S1/2NW1/4, NW1/4SW1/4 (RP15N02E031200A)
Section 4: SE1/4NE1/4, NW1/4SW1/4, N1/2SE1/4, SE1/4SE1/4, Lots 2-5 (RP15N02E040600A)
Section 5: S1/2NE1/4, SE1/4NW1/4, N1/2SE1/4, SE1/4SE1/4, Lots 2-8 (RP15N02E050600A)
Section 6: SW1/4NE1/4, SE1/4NW1/4, NE1/4SW1/4, NW1/4SE1/4, Lots 3-10 (RP15N02E061200A)
Section 7: NE1/4SW1/4, NW1/4SE1/4, E1/2SE1/4, Lots 1-3 (RP15N02E073000A)
Section 8: N1/2NE1/4, NE1/4NW1/4 (RP15N02E080001A)
Section 9: NE1/4 (RP15N02E090001A)
Section 10: NW1/4 (RP15N02E102400A)

Township 16 North, Range 1 East, Boise Meridian, Adams County, Idaho

Section 5: S1/2SW1/4 (RP16N01E056000A)
Section 6: E1/2SE1/4, SW1/4NE1/4, SE1/4NW1/4,
E1/2NW1/4SE1/4, Lot 5, S1/2NW1/4NE1/4,
SE1/4NE1/4NW1/4 (RP16N01E060900A)
Section 34: E1/2SE1/4 (RP16N01E347200A)
Section 35: S1/2NW1/4, W1/2SW1/4 (RP16N01E353600A)

Township 16 North, Range 2 East, Boise Meridian, Adams County, Idaho

Section 21: NW1/4, S1/2 (RP16N02E217800A)
Section 22: W1/2, S1/2SE1/4 (RP16N02E222400A)
Section 23: SW1/4SW1/4 (RP16N02E236000A)
Section 26: NW1/4NW1/4 (RP16N02E263000A)
Section 27: All of said Section (RP16N02E270001A)
Section 28: E1/2NE1/4, W1/2, E1/2SE1/4 (RP16N02E280001A)
Section 31: E1/2SW1/4, SE1/4, Lots 1-2 (RP16N02E314800A)
Section 32: NE1/4, SE1/4NW1/4, SE1/4SW1/4, SE1/4 (RP16N02E320001A)
Section 33: All of said Section (RP16N02E330001A)
Section 34: N1/2, SW1/4SW1/4, NE1/4SE1/4 (RP16N02E340001A)
Section 35: W1/2NW1/4, NW1/4SW1/4 (RP16N02E353000A)

Township 17 North, Range 2 West, Boise Meridian, Adams County, Idaho

Section 21: Lot 7--(RP17N02W219000A)
Section 22: S1/2SW1/4 and the SW1/4SE1/4--(RP17N02W226000A)

Township 18 North, Range 1 East, Boise Meridian, Adams County, Idaho

Section 6: All that part of Government Lot 2 lying West of the Union Pacific Railroad nka Friends of Weiser River Trail
AND
Government Lots 3-5, SE1/4NW1/4
Excepting therefrom the right-of-way of the Union Pacific Railroad nka Friends of Weiser River Trail

**EXHIBIT "A" TO DEED
ADAMS COUNTY, IDAHO**

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Also excepting the right-of-way granted to the State of Idaho in Book 17 of Deeds, Page 204.
(RP18N01E063000A)

Township 19 North, Range 1 East, Boise Meridian, Adams County, Idaho
Section 31: SW1/4SE1/4

Township 20 North, Range 1 East, Boise Meridian, Adams County, Idaho
Section 2: S1/2NE1/4, N1/2SE1/4, Lots 1-2 (RP20N01E020100A)

Section 26: SW1/4, W1/2SE1/4 (RP20N01E264801A)

Excepting therefrom the following parcel more particularly described as follows:

Commencing at the section corner common to Sections 23, 24, 26 and 25, T20NR1EBM, being an aluminum monument;

Thence South 88° 24' 37" West on the section line between Sections 23 and 26, 1,325.54 feet to a point being an aluminum monument set for the East 1/16 corner between Section 23 and 26;

Thence South 00° 24' 50" East on the subdivisional line of Section 26, 976.69 feet to a point being a 5/8" rebar and the True Point of Beginning.

Thence continuing on said subdivisional line South 00° 24' 50" East, 2,637.65 feet to a point being a 5/8" rebar;

Thence North 25° 23' 27" West, 305.22 feet to a 5/8" rebar;

Thence North 43° 04' 40" West, 302.56 feet to a 5/8" rebar;

Thence North 04° 16' 17" West, 420.12 feet to a 5/8" rebar;

Thence North 00° 48' 19" West, 633.42 feet to a 5/8" rebar;

Thence North 09° 46' 54" West, 581.46 feet to a 5/8" rebar;

Thence North 01° 13' 31" West, 174.47 feet to a 5/8" rebar;

Thence North 07° 22' 16" East, 192.29 feet to a 5/8" rebar;

Thence North 12° 26' 26" East, 230.73 feet to a 5/8" rebar;

Thence North 82° 54' 57" East, 190.75 feet to a 5/8" rebar;

Thence South 64° 09' 08" East, 171.53 feet to a 5/8" rebar;

Thence South 61° 16' 13" East, 49.19 feet to a 5/8" rebar and the Point of Beginning.

Section 27: S1/2SE1/4 (RP20N01E278405A)

Township 20 North, Range 2 East, Boise Meridian, Adams County, Idaho

Section 29: S1/2, S1/2NE1/4 (RP20N02E291801A)

Section 32: N1/2NE1/4, N1/2NW1/4 (RP20N02E320100A)

Excepting from all of the above described parcels the right-of-way of U.S. Highway 95 and any and all road rights-of-way as now established.

PARCEL A is the same property conveyed to SPP LAND, LLC from POTLATCH LAND & LUMBER, LLC by Special Warranty Deed dated April 21, 2016, recorded as Instrument #129400 in the Adams County, Idaho public deed records.

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PARCEL B

Lots 3 and 4 of the Smokey Boulder Planned Unit Development, as said lots are numbered and designated on the official plat thereof on file and of record in the office of the County Recorder of Adams County, Idaho, recorded December 2, 2011 as Instr. No. 122743.

Township 18 North, Range 1 East, Boise Meridian, Adams County, Idaho

Section 1: E1/2SW1/4, SE1/4 (RP18N01E014800A)

Section 12: NE1/4, NE1/4NW1/4, S1/2NW1/4, N1/2SW1/4, N1/2SE1/4 (RP18N01E120005A)

Township 18 North, Range 2 East, Boise Meridian, Adams County, Idaho

Section 2: Lots 3-4, S1/2NW1/4, SW1/4 (RP18N02E022400A)

W1/2SE1/4 (RP18N02E027950A)

Excepting therefrom a parcel of land situated in the SE1/4 more particularly described as follows:

Commencing at a brass cap marking the Section corner common to Sections 1, 2, 11 and 12, T18NR2EBM, Adams County, Idaho, the Real Point of Beginning;

Thence N 89° 46' 49" W 1627.69 feet along the line common to said Sections 2 and 11 to the centerline of an abandoned railroad grade;

Thence 183.09 feet along a non-tangent curve to the left whose long chord bears N 46° 49' 36" W 182.06 feet, and radius is 500 feet and delta angle is 20° 58' 48" along said railroad grade;

Thence N 57° 19' 00" W 158.20 feet along said railroad grade;

Thence 124.13 feet along a curve to the right whose radius is 331.07 feet and delta angle is 21° 29' 00" along said railroad grade;

Thence 125.52 feet along a curve to the left whose radius is 1348.44 feet and delta angle is 05° 20' 00" along said railroad grade;

Thence 105.13 feet along a curve to the right whose radius is 860.51 feet and delta angle is 07° 00' 00" along said railroad grade;

Thence N 34° 10' 00" W 310.51 feet along said railroad grade;

Thence 199.84 feet along a curve to the right whose radius is 600.00 feet and delta angle is 19° 05' 00" along said railroad grade;

Thence N 15° 05' 00" W 364.02 feet along said railroad grade;

Thence 61.09 feet along a curve to the right whose radius is 3,000 feet and delta angle is 01° 10' 00" along said railroad grade;

Thence N 13° 55' 00" W 211.77 feet along said railroad grade;

Thence 61.09 feet along a curve to the left whose radius is 1,500 feet and delta angle is 02° 20' 00" along said railroad grade;

Thence N 16° 15' 00" W 214.58 feet along said railroad grade to the centerline of existing Fish Lake Road;

Thence 100.92 feet along a non-tangent curve to the right whose long chord bears S 48° 41' 30" E 100.86 feet and radius is 840.00 feet and delta angle is 06° 53' 02" along said Fish Lake Road centerline;

Thence S 45° 15' 00" E 46.75 feet along said Fish Lake Road centerline to its intersection with a North-South road;

Thence N 00° 40' 00" E 79.09 feet along said road centerline;

Thence 100.36 feet along a curve to the right whose radius is 1,000 feet and delta angle is 05° 45' 00" along said road centerline;

Thence N 06° 25' 00" E 109.64 feet along said road centerline;

Thence 223.98 feet along a curve to the right whose radius is 700.00 feet and delta angle is 18° 20' 00" along said road centerline;

Thence N 24° 45' 00" E 97.19 feet along said road's centerline;

Thence 119.12 feet along a curve to the left whose radius is 700.00 feet and delta angle is 09° 45' 00" along said road centerline;

Thence N 15° 00' 00" E 265.65 feet along said road centerline to its intersection with the East-West center section line of said Section 2;

Thence S 89° 37' 57" E 2253.26 feet to a brass cap marking the ¼ corner common to said Sections 1 and 2;

Thence S 00° 36' 49" E 2647.23 feet to the Real Point of Beginning.

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Together with and subject to the following two easements:

A 70-foot-wide access easement situate in the SE1/4 of Section 2, Township 18 North, Range 2 East, Boise Meridian, Adams County, Idaho, being 35.00 feet on each side of the following described center line: Commencing at a brass cap marking the section corner common to Sections 1, 2, 11 and 12, T18NR2EBM; the Real Point of Beginning;

Thence N 89° 46' 49" W., 1,627.69 feet along the line common to said Sections 2 and 11 to the center line of an abandoned railroad grade;

Thence 183.09 feet along a nontangent curve to the left whose long chord bears N 46° 49' 36" W., 182.06 feet, and radius is 500.00 feet and delta angle is 20° 58' 48" along said railroad grade;

Thence N 57° 19' 00" W., 158.20 feet along said railroad grade;

Thence 124.13 feet along a curve to the right whose radius is 331.07 feet and delta angle is 21° 29' 00" along said railroad grade;

Thence 125.52 feet along a curve to the left whose radius is 1,348.44 feet and delta angle is 5° 20' 00" along said railroad grade;

Thence 105.13 feet along a curve to the right whose radius is 860.51 feet and delta angle is 7° 00' 00" along said railroad grade;

Thence N 34° 10' 00" W., 310.51 feet along said railroad grade;

Thence 199.84 feet along a curve to the right whose radius is 600.00 feet and delta angle is 19° 05' 00" along said railroad grade;

Thence N 15° 05' 00" W., 364.02 feet along said railroad grade;

Thence 61.09 feet along a curve to the right whose radius is 3,000.00 feet and delta angle is 1° 10' 00" along said railroad grade;

Thence N 13° 55' 00" W., 211.77 feet along said railroad grade;

Thence 61.09 feet along a curve to the left whose radius is 1,500.00 feet and delta angle is 2° 20' 00" along said railroad grade;

Thence N 16° 15' 00" W., 214.58 feet along said railroad grade to the center line of existing Fish Lake Road;

Thence 100.92 feet along a nontangent curve to the right whose long chord bears S 48° 41' 30" E., 100.86 feet and radius is 840.00 feet and delta angle is 6° 53' 02" along said Fish Lake Road center line;

Thence S 45° 15' 00" E., 46.75 feet along said Fish Lake Road center line to its intersection with a North-South road;

Thence N 0° 40' 00" E., 79.09 feet along said road center line;

Thence 100.36 feet along a curve to the right whose radius is 1,000.00 feet and delta angle is 5° 45' 00" along said road center line;

Thence N 6° 25' 00" E., 109.64 feet along said road center line;

Thence 223.98 feet along a curve to the right whose radius is 700.00 feet and delta angle is 18° 20' 00" along said road center line;

Thence N 24° 45' 00" E., 97.19 feet along said road center line;

Thence 119.12 feet along a curve to the left whose radius is 700.00 feet and delta angle is 9° 45' 00" along said road center line;

Thence N 15° 00' 00" E., 265.65 feet along said road center line to its intersection with the East-West center section line of said Section 2, the Point of Ending.

AND ALSO:

A 70-foot-wide access easement situate in the SE1/4 of Section 2, Township 18 North, Range 2 East, Boise Meridian, Adams County, Idaho, being 35.00 feet on each side of the following described center line: Commencing at a brass cap marking the section corner common to Sections 1, 2, 11 and 12, T18NR2EBM;

Thence N 89° 46' 49" W., 1,627.69 feet along the line common to said Sections 2 and 11 to the center line of an abandoned railroad grade;

Thence 183.09 feet along a nontangent curve to the left whose long chord bears N 46° 49' 36" W., 182.06 feet, and radius is 500.00 feet and delta angle is 20° 58' 48" along said railroad grade;

Thence N 57° 19' 00" W., 158.20 feet along said railroad grade;

Thence 124.13 feet along a curve to the right whose radius is 331.07 feet and delta angle is 21° 29' 00" along said railroad grade;

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Thence 125.52 feet along a curve to the left whose radius is 1,348.44 feet and delta angle is 5° 20' 00" along said railroad grade;
Thence 105.13 feet along a curve to the right whose radius is 860.51 feet and delta angle is 7° 00' 00" along said railroad grade;
Thence N 34° 10' 00" W., 310.51 feet along said railroad grade;
Thence 199.84 feet along a curve to the right whose radius is 600.00 feet and delta angle is 19° 05' 00" along said railroad grade;
Thence N 15° 05' 00" W., 364.02 feet along said railroad grade;
Thence 61.09 feet along a curve to the right whose radius is 3,000.00 feet and delta angle is 1° 10' 00" along said railroad grade;
Thence N 13° 55' 00" W., 211.77 feet along said railroad grade;
Thence 61.09 feet along a curve to the left whose radius is 1,500.00 feet and delta angle is 2° 20' 00" along said railroad grade;
Thence N 16° 15' 00" W., 214.58 feet along said railroad grade to the center line of existing Fish Lake Road, The Point of Beginning;
Thence 100.92 feet along a nontangent curve to the right whose long chord bears S 48° 41' 30" E., 100.86 feet and radius is 840.00 feet and delta angle is 6° 53' 02" along said Fish Lake Road center line;
Thence S 45° 15' 00" E., 46.75 feet along said Fish Lake Road center line to its intersection with a North-South road;
Thence continuing S 45° 15' 00" E., 50.04 feet along said Fish Lake Road;
Thence 118.68 feet along a curve to the right whose radius is 320 feet and delta angle is 21° 15' along said Fish Lake Road;
Thence S 24° 00' E., 162.34 feet along said Fish Lake Road;
Thence 156.38 feet along a curve to the left whose radius is 320 feet and delta angle is 28° 00' 00" along said Fish Lake Road;
Thence S 52° 00' E., 577.59 feet along said Fish Lake Road;
Thence 223.05 feet along a curve to the left whose radius is 135.00 feet and delta angle is 94° 40' 00" along said Fish Lake Road;
Thence N 33° 20' 00" E., 1,682.46 feet along said Fish Lake Road;
Thence 512.65 feet along a curve to the right whose radius is 515.00 feet and delta angle is 57° 02' 03" along said Fish Lake Road;
Thence S 89° 37' 57" E., 209.67 feet along said Fish Lake Road to its intersection with the East line of said Section 2, The Point of Ending.

✓ **Township 18 North, Range 2 East, Boise Meridian, Adams County, Idaho**

- Section 3: E1/2 (RP18N02E030005A)
- Section 10: E1/2 (RP18N02E100005A)
- ✓ Section 11: All of said Section (RP18N02E110100A)
- ✓ Section 12: All of the W1/2 and NW1/4NE1/4 of said Section lying in Adams County (RP18N02E124000A)
- ✓ Section 13: All of the NW1/4 of said Section lying in Adams County (RP18N02E133100A)

Excepting from said Sections 11, 12 and 13:

All that portion of Sections 11, 12 and 13 lying within Adams County, and lying East of the right-of-way of that certain Boise Cascade Road known as Rock Flat Road more particularly described as follows:

Starting at the Section corner common to Sections 1, 2, 11, and 12, T18NR2EBM;

Thence N 90° W a distance of 1565.5 feet to a point;
Thence S 18° E a distance of 94.7 feet to a point;
Thence S 31° E a distance of 223.1 feet to a point;
Thence S 35° E a distance of 360.6 feet to a point;
Thence S 39° E a distance of 246.3 feet to a point;
Thence S 47° E a distance of 296.7 feet to a point;
Thence S 38° E a distance of 249.5 feet to a point;
Thence S 38° E a distance of 263.6 feet to a point;
Thence S 33° E a distance of 112.0 feet to a point;

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Thence S 24° E a distance of 401.8 feet to a point;
Thence S 23° E a distance of 542.0 feet to a point;
Thence S 23° E a distance of 684.8 feet to a point;
Thence S 22° E a distance of 240.8 feet to a point;
Thence S 23° E a distance of 374.1 feet to a point;
Thence S 24° E a distance of 175.4 feet to a point;
Thence S 15° E a distance of 295.9 feet to a point;
Thence S 01° E a distance of 138.0 feet to a point;
Thence S 07° W a distance of 288.5 feet to a point;
Thence S 18° E a distance of 383.4 feet to a point;
Thence S 03° E a distance of 147.3 feet to a point;
Thence S 06° W a distance of 103.4 feet to a point;
Thence S 09° E a distance of 177.9 feet to a point;
Thence S 10° W a distance of 152.0 feet to a point;
Thence S 12° W a distance of 372.9 feet to a point;
Thence S 06° W a distance of 120.4 feet to a point;
Thence S 15° W a distance of 101.1 feet to a point;
Thence S 31° W a distance of 160.6 feet to a point;
Thence S 07° E a distance of 196.7 feet to a point;
Thence S 03° W a distance of 199.5 feet to a point;
Thence S 13° E a distance of 204.7 feet to a point;
Thence S 07° E a distance of 123.5 feet to a point ending at the Adams/Valley County line.

Section 14: All of said Section lying in Adams County (RP18N02E140001A)

Section 15: E1/2E1/2 (RP18N02E150005A)

Section 23: All of the N1/2 and the W1/2SW1/4 of said Section lying in Adams County (RP18N02E232400A)

Township 19 North, Range 1 East, Boise Meridian, Adams County, Idaho

Section 2: W1/2 (RP19N01E022400A)

Section 3: N1/2, SW1/4, W1/2SE1/4, NE1/4SE1/4, SE1/4SE1/4 (RP19N01E030001A)

Excepting from above Sections 2 and 3 the following Parcels:

Parcel 1

Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, and 12, Block 17, and Lots 1, 2, and 3, Block 18, MeadowCreek Subdivision No. 2, formerly known as Kimberland Meadows Subdivision No. 2, as per amended name change recorded July 13, 1993 as Instr. No. 84350, records of Adams County, Idaho, and as set forth in Book 2 Plats, Page 2.

Parcel 2

Township 19 North, Range 1 East, Boise Meridian, Adams County, Idaho

Sections 2, 3, 10, and 11: A parcel of land situated in the W1/2 of Section 2, the SE1/4 of Section 3, the NE1/4 of Section 10, and the W1/2 of Section 11 more particularly described as follows:

Commencing at the Section corner common to Sections 2, 3, 10, and 11, said Township and Range;

Thence North 00 degrees 03' 01" West 819.86 feet along the Section line common to said Sections 2 and 3 to the Real Point of Beginning;

Thence North 88 degrees 34' 24" East 492.19 feet;

Thence North 00 degrees 04' 02" West 371.22 feet;

Thence North 88 degrees 34' 48" East 179.23 feet;

Thence South 89 degrees 08' 39" East 50.00 feet;

Thence South 04 degrees 31' 09" West 190.15 feet;

Thence South 35 degrees 13' 56" West 256.44 feet;

Thence South 40 degrees 57' 42" East 220.00 feet;

Thence South 33 degrees 58' 34" East 267.39 feet;

Thence South 00 degrees 00' 00" West 395.00 feet to the northerly right-of-way of Skyline Drive;

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Thence South 14 degrees 19' 45" West 50.00 feet to the southerly right-of-way of Skyline Drive;
Thence 76.19 feet along said Southerly right-of-way on a non-tangent curve to the left whose long chord bears South 79 degrees 01' 54" East 76.14 feet, radius is 649.39 feet, and delta angle is 06 degrees 43' 19";
Thence South 13 degrees 27' 24" East 403.80 feet;
Thence North 66 degrees 34' 17" East 326.96 feet;
Thence South 53 degrees 09' 09" East 264.79 feet to the Northwesterly right-of-way of Buckbrush Drive;
Thence South 38 degrees 05' 38" East 50.00 feet to the Southeasterly right-of-way of Buckbrush Drive;
Thence South 74 degrees 23' 37" East 267.11 feet;
Thence North 62 degrees 00' 26" East 330.00 feet;
Thence South 01 degree 26' 05" West 495.55 feet;
Thence South 25 degrees 58' 28" West 500.00 feet;
Thence South 12 degrees 20' 21" West 327.57 feet;
Thence South 33 degrees 13' 54" East 346.70 feet;
Thence South 00 degrees 00' 00" West 460.00 feet;
Thence South 30 degrees 34' 45" West 255.54 feet;
Thence South 06 degrees 41' 20" East 270.82 feet to the Northerly right-of-way of Sorrel Drive;
Thence South 07 degrees 16' 30" West 50.00 feet to the Southerly right-of-way of Sorrel Drive;
Thence South 82 degrees 43' 30" East 75.00 feet along the Southerly right-of-way of Sorrel Drive;
Thence South 06 degrees 43' 46" West 385.26 feet to the Northerly right-of-way of Nicklaus Drive;
Thence South 13 degrees 00' 12" West 50.00 feet to the Southerly right-of-way of Nicklaus Drive;
Thence South 06 degrees 55' 03" West 43.67 feet;
Thence North 57 degrees 44' 58" West 130.62 feet;
Thence North 74 degrees 17' 36" West 263.24 feet;
Thence North 68 degrees 02' 06" West 351.60 feet;
Thence North 61 degrees 11' 10" West 628.57 feet;
Thence North 32 degrees 13' 06" West 155.82 feet;
Thence North 69 degrees 16' 53" West 355.85 feet;
Thence South 89 degrees 21' 34" West 223.34 feet to the 1/4 corner common to said Sections 10 and 11;
Thence North 77 degrees 01' 47" West 260.22 feet;
Thence North 71 degrees 18' 28" West 209.84 feet;
Thence North 65 degrees 58' 08" West 151.15 feet;
Thence North 60 degrees 31' 48" West 362.96 feet;
Thence North 69 degrees 39' 34" West 100.00 feet;
Thence North 00 degrees 11' 09" West 790.00 feet;
Thence North 60 degrees 25' 10" West 1279.80 feet;
Thence North 27 degrees 24' 00" East 860.00 feet;
Thence South 22 degrees 00' 00" East 440.00 feet;
Thence South 64 degrees 01' 38" East 804.35 feet;
Thence North 26 degrees 46' 55" East 1328.94 feet;
Thence North 00 degrees 32' 01" West 425.00 feet;
Thence North 88 degrees 34' 24" East 221.36 feet to the Point of Beginning.

Parcel 3

Township 19 North, Range 1 East, Boise Meridian, Adams County, Idaho
Sections 2 and 11: A parcel of land situated in the SW 1/4 of Section 2 and the NW 1/4 of Section 11 being all of Blocks 15 (Lots 1-9) and 16 (Lots 1-27) and all or portions of certain rights-of-way in MeadowCreek Subdivision No. 2, formerly known as Kimberland Meadows Subdivision No. 2, as per amended name change recorded July 13, 1993 as Instr. No. 84350, records of Adams County, Idaho, and as set forth in Book 2 Plats, Page 2, more particularly described as follows:

Commencing at the Section corner common to Sections 2, 3, 10, and 11, said Township and Range;
Thence North 00 degrees 32' 01" West 1321.02 feet to the South 1/16 corner common to said Sections 2 and 3;
Thence North 88 degrees 34' 48" East 675.50 feet to the C-W-SW 1/64 corner of said Section 2, the Real Point of Beginning;
Thence North 00 degrees 03' 27" West 660.42 feet to the NW-SW 1/64 corner of said Section 2, being also the NW

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corner of Block 16 of Meadowcreek Subdivision No. 2;
Thence North 88 degrees 35' 47" East 680.99 feet to the C-N-SW 1/64 corner of said Section 2;
Thence North 00 degrees 25' 08" East 25.01 feet;
Thence North 71 degrees 14' 46" East 42.97 feet to the centerline of Lupine Drive;
Thence 94.02 feet along said centerline on a non-tangent curve to the left whose long chord bears South 28 degrees 20' 24" East 93.58 feet, radius is 280.97 feet and delta angle is 19 degrees 10' 22";
Thence South 37 degrees 55' 35" East 172.50 feet along said centerline;
Thence 180.30 feet along said centerline on a curve to the left whose radius is 507.60 feet and delta angle is 20 degrees 21' 04";
Thence 34.91 feet along said centerline on a curve to the left whose radius is 100.00 feet and delta angle is 20 degrees 00' 00" to the centerline of Buckbrush Drive;
Thence Southerly along said centerline of Buckbrush Drive South 02 degrees 16' 53" West 84.88 feet;
Thence 79.05 feet along a curve to the right whose radius is 110.78 feet and delta angle is 40 degrees 52' 58";
Thence South 38 degrees 36' 05" East 112.08 feet;
Thence 103.70 feet along a curve to the right whose radius is 125.76 feet and delta angle is 47 degrees 14' 40";
Thence South 08 degrees 38' 35" West 138.77 feet;
Thence 112.35 feet on a curve to the left whose radius is 169.89 feet and delta angle is 37 degrees 53' 25";
Thence 59.56 feet on a curve to the right whose radius is 201.55 feet and delta angle is 16 degrees 55' 56";
Thence South 12 degrees 18' 54" East 253.00 feet;
Thence 250.44 feet on a curve to the right whose radius is 270.52 feet and delta angle is 53 degrees 02' 34";
Thence South 40 degrees 43' 40" West 309.65 feet;
Thence 161.45 feet on a curve to the left whose radius is 132.92 feet and delta angle is 69 degrees 35' 33";
Thence 89.34 feet on a curve to the right whose radius is 301.77 feet and delta angle is 16 degrees 57' 47";
Thence South 11 degrees 54' 06" East 87.74 feet;
Thence 300.02 feet on a curve to the right whose radius is 544.18 feet and delta angle is 31 degrees 35' 19";
Thence South 19 degrees 41' 13" West 95.94 feet;
Thence 143.66 feet on a curve to the right whose radius is 255.48 feet and delta angle is 32 degrees 13' 09";
Thence leaving said centerline of Buckbrush Drive North 38 degrees 05' 38" West 25.00 feet to the Westerly right-of-way of said Buckbrush Drive;
Thence North 53 degrees 09' 09" West 264.79 feet;
Thence South 66 degrees 34' 17" West 326.96 feet;
Thence North 13 degrees 27' 24" West 403.80 feet to the Southerly right-of-way of Skyline Drive;
Thence 76.19 feet along said right-of-way on a non-tangent curve to the right whose long chord bears North 79 degrees 01' 54" West 76.14 feet, radius is 649.39 feet and delta angle is 06 degrees 43' 19";
Thence North 14 degrees 19' 45" East 50.00 feet to the Northerly right-of-way of Skyline Drive;
Thence North 395.00 feet;
Thence North 33 degrees 58' 34" West 267.39 feet;
Thence North 40 degrees 57' 42" West 220.00 feet;
Thence North 35 degrees 13' 56" East 256.44 feet;
Thence North 04 degrees 31' 09" East 190.15 feet;
Thence North 89 degrees 08' 39" West 50.00 feet;
Thence North 00 degrees 04' 02" West 129.97 feet to the Point of Beginning.

- ✓ Section 8: All that part of said Section lying North of U.S. Highway 95 (RP19N01E080062A)
- ✓ Section 9: All that part of said Section lying North of U.S. Highway 95 (RP19N01E090062A)
- Section 10: W1/2, SE1/4, NE1/4 (RP19N01E100300A)
- ✓ Section 11: S1/2 (RP19N01E115200A)

Excepting from above Sections 10 and 11 the following Parcels:

Parcel 1

Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, and 12, Block 17, and Lots 1, 2, and 3, Block 18, MeadowCreek Subdivision No. 2, formerly known as Kimberland Meadows Subdivision No. 2, as per amended name change recorded July 13, 1993 as Instr. No. 84350, records of Adams County, Idaho, and as set forth in Book 2 Plats, Page 2.

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Parcel 2

Township 19 North, Range 1 East, Boise Meridian, Adams County, Idaho

Sections 2, 3, 10, and 11: A parcel of land situated in the W1/2 of Section 2, the SE1/4 of Section 3, the NE1/4 of Section 10, and the W1/2 of Section 11 more particularly described as follows:

Commencing at the Section corner common to Sections 2, 3, 10, and 11, said Township and Range;

Thence North 00 degrees 03' 01" West 819.86 feet along the Section line common to said Sections 2 and 3 to the Real Point of Beginning;

Thence North 88 degrees 34' 24" East 492.19 feet;
Thence North 00 degrees 04' 02" West 371.22 feet;
Thence North 88 degrees 34' 48" East 179.23 feet;
Thence South 89 degrees 08' 39" East 50.00 feet;
Thence South 04 degrees 31' 09" West 190.15 feet;
Thence South 35 degrees 13' 56" West 256.44 feet;
Thence South 40 degrees 57' 42" East 220.00 feet;
Thence South 33 degrees 58' 34" East 267.39 feet;
Thence South 00 degrees 00' 00" West 395.00 feet to the Northerly right-of-way of Skyline Drive;
Thence South 14 degrees 19' 45" West 50.00 feet to the Southerly right-of-way of Skyline Drive;
Thence 76.19 feet along said Southerly right-of-way on a non-tangent curve to the left whose long chord bears South 79 degrees 01' 54" East 76.14 feet, radius is 649.39 feet, and delta angle is 06 degrees 43' 19";
Thence South 13 degrees 27' 24" East 403.80 feet;
Thence North 66 degrees 34' 17" East 326.96 feet;
Thence South 53 degrees 09' 09" East 264.79 feet to the Northwesterly right-of-way of Buckbrush Drive;
Thence South 38 degrees 05' 38" East 50.00 feet to the Southeasterly right-of-way of Buckbrush Drive;
Thence South 74 degrees 23' 37" East 267.11 feet;
Thence North 62 degrees 00' 26" East 330.00 feet;
Thence South 01 degree 26' 05" West 495.55 feet;
Thence South 25 degrees 58' 28" West 500.00 feet;
Thence South 12 degrees 20' 21" West 327.57 feet;
Thence South 33 degrees 13' 54" East 346.70 feet;
Thence South 00 degrees 00' 00" West 460.00 feet;
Thence South 30 degrees 34' 45" West 255.54 feet;
Thence South 06 degrees 41' 20" East 270.82 feet to the Northerly right-of-way of Sorrel Drive;
Thence South 07 degrees 16' 30" West 50.00 feet to the Southerly right-of-way of Sorrel Drive;
Thence South 82 degrees 43' 30" East 75.00 feet along the Southerly right-of-way of Sorrel Drive;
Thence South 06 degrees 43' 46" West 385.26 feet to the Northerly right-of-way of Nicklaus Drive;
Thence South 13 degrees 00' 12" West 50.00 feet to the Southerly right-of-way of Nicklaus Drive;
Thence South 06 degrees 55' 03" West 43.67 feet;
Thence North 57 degrees 44' 58" West 130.62 feet;
Thence North 74 degrees 17' 36" West 263.24 feet;
Thence North 68 degrees 02' 06" West 351.60 feet;
Thence North 61 degrees 11' 10" West 628.57 feet;
Thence North 32 degrees 13' 06" West 155.82 feet;
Thence North 69 degrees 16' 53" West 355.85 feet;
Thence South 89 degrees 21' 34" West 223.34 feet to the 1/4 corner common to said Sections 10 and 11;
Thence North 77 degrees 01' 47" West 260.22 feet;
Thence North 71 degrees 18' 28" West 209.84 feet;
Thence North 65 degrees 58' 08" West 151.15 feet;
Thence North 60 degrees 31' 48" West 362.96 feet;
Thence North 69 degrees 39' 34" West 100.00 feet;
Thence North 00 degrees 11' 09" West 790.00 feet;
Thence North 60 degrees 25' 10" West 1279.80 feet;
Thence North 27 degrees 24' 00" East 860.00 feet;
Thence South 22 degrees 00' 00" East 440.00 feet;

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Thence South 64 degrees 01' 38" East 804.35 feet;
Thence North 26 degrees 46' 55" East 1328.94 feet;
Thence North 00 degrees 32' 01" West 425.00 feet;
Thence North 88 degrees 34' 24" East 221.36 feet to the Point of Beginning.

Parcel 3

Township 19 North, Range 1 East, Boise Meridian, Adams County, Idaho

Sections 2 and 11: A parcel of land situated in the SW1/4 of Section 2 and the NW1/4 of Section 11 being all of Blocks 15 (Lots 1-9) and 16 (Lots 1-27) and all or portions of certain rights-of-way in MeadowCreek Subdivision No. 2, formerly known as Kimberland Meadows Subdivision No. 2, as per amended name change recorded July 13, 1993 as Instr. No. 84350, records of Adams County, Idaho, and as set forth in Book 2 Plats, Page 2, more particularly described as follows:

Commencing at the Section corner common to Sections 2, 3, 10, and 11, said Township and Range;

Thence North 00 degrees 32' 01" West 1321.02 feet to the South 1/16 corner common to said Sections 2 and 3;

Thence North 88 degrees 34' 48" East 675.50 feet to the C-W-SW 1/64 corner of said Section 2, the Real Point of Beginning;

Thence North 00 degrees 03' 27" West 660.42 feet to the NW-SW 1/64 corner of said Section 2, being also the NW corner of Block 16 of MeadowCreek Subdivision No. 2;

Thence North 88 degrees 35' 47" East 680.99 feet to the C-N-SW 1/64 corner of said Section 2;

Thence North 00 degrees 25' 08" East 25.01 feet;

Thence North 71 degrees 14' 46" East 42.97 feet to the centerline of Lupine Drive;

Thence 94.02 feet along said centerline on a non-tangent curve to the left whose long chord bears South 28 degrees 20' 24" East 93.58 feet, radius is 280.97 feet and delta angle is 19 degrees 10' 22";

Thence South 37 degrees 55' 35" East 172.50 feet along said centerline;

Thence 180.30 feet along said centerline on a curve to the left whose radius is 507.60 feet and delta angle is 20 degrees 21' 04";

Thence 34.91 feet along said centerline on a curve to the left whose radius is 100.00 feet and delta angle is 20 degrees 00' 00" to the centerline of Buckbrush Drive;

Thence Southerly along said centerline of Buckbrush Drive South 02 degrees 16' 53" West 84.88 feet;

Thence 79.05 feet along a curve to the right whose radius is 110.78 feet and delta angle is 40 degrees 52' 58";

Thence South 38 degrees 36' 05" East 112.08 feet;

Thence 103.70 feet along a curve to the right whose radius is 125.76 feet and delta angle is 47 degrees 14' 40";

Thence South 08 degrees 38' 35" West 138.77 feet;

Thence 112.35 feet on a curve to the left whose radius is 169.89 feet and delta angle is 37 degrees 53' 25";

Thence 59.56 feet on a curve to the right whose radius is 201.55 feet and delta angle is 16 degrees 55' 56";

Thence South 12 degrees 18' 54" East 253.00 feet;

Thence 250.44 feet on a curve to the right whose radius is 270.52 feet and delta angle is 53 degrees 02' 34";

Thence South 40 degrees 43' 40" West 309.65 feet;

Thence 161.45 feet on a curve to the left whose radius is 132.92 feet and delta angle is 69 degrees 35' 33";

Thence 89.34 feet on a curve to the right whose radius is 301.77 feet and delta angle is 16 degrees 57' 47";

Thence South 11 degrees 54' 06" East 87.74 feet;

Thence 300.02 feet on a curve to the right whose radius is 544.18 feet and delta angle is 31 degrees 35' 19";

Thence South 19 degrees 41' 13" West 95.94 feet;

Thence 143.66 feet on a curve to the right whose radius is 255.48 feet and delta angle is 32 degrees 13' 09";

Thence leaving said centerline of Buckbrush Drive North 38 degrees 05' 38" West 25.00 feet to the Westerly right-of-way of said Buckbrush Drive;

Thence North 53 degrees 09' 09" West 264.79 feet;

Thence South 66 degrees 34' 17" West 326.96 feet;

Thence North 13 degrees 27' 24" West 403.80 feet to the Southerly right-of-way of Skyline Drive;

Thence 76.19 feet along said right-of-way on a non-tangent curve to the right whose long chord bears North 79 degrees 01' 54" West 76.14 feet, radius is 649.39 feet and delta angle is 06 degrees 43' 19";

Thence North 14 degrees 19' 45" East 50.00 feet to the Northerly right-of-way of Skyline Drive;

Thence North 395.00 feet;

Thence North 33 degrees 58' 34" West 267.39 feet;

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Thence North 40 degrees 57' 42" West 220.00 feet;
Thence North 35 degrees 13' 56" East 256.44 feet;
Thence North 04 degrees 31' 09" East 190.15 feet;
Thence North 89 degrees 08' 39" West 50.00 feet;
Thence North 00 degrees 04' 02" West 129.97 feet to the Point of Beginning.

✓ Section 14: NW1/4NW1/4 (RP19N01E143000A)

✓ Section 15: All that part of the NW1/4 lying North of U.S. Highway 95 And the N1/2NE1/4 and all that part of the SW1/4NE1/4 lying North of U.S. Highway 95 (RP19N01E150002A)

✓ Section 16: All that part of the NE1/4 lying North of U.S. Highway 95 (RP19N01E160080A)

Also excepting the right-of-way of the Union Pacific Railroad

✓ Section 17: All that part of the N1/2N1/2 lying North of U.S. Highway 95 (RP19N01E172400A)

Also excepting the right-of-way of the Union Pacific Railroad

✓ Section 18: NE1/4, E1/2NW1/4, Lots 1-2 (RP19N01E180005A)

Excepting therefrom, the following parcel of land:

Township 19 North, Range 1 East, Boise Meridian, Adams County, Idaho

Section 18: A parcel of land located in the NW1/4 of said Section more particularly described as:

Commencing at the West ¼ corner of said Section 18, a found brass cap monument, C.P.F. Instr. No. 117184, corner records of said Adams County, being the Real Point of Beginning;

Thence a bearing of N 89° 52' 30" E a distance of 1239.34 feet on the South boundary of the said NW1/4 of said Section 18 to a found 5/8 inch rebar being the Northwest corner of Lot 11, Price Valley Ridge Subdivision; Book 2 Plats, Page 6, Instr. No. 78156, plat records of said Adams County;

Thence a bearing of N 89° 49' 10" E a distance of 396.00 feet on said South boundary of the NW1/4 of Section 18 to a found ½ inch rebar on the Westerly right-of-way boundary of Price Valley Road, being the Northeast corner of said Lot 11, Price Valley Ridge Subdivision;

Thence the following courses on said Westerly right-of-way boundary of Price Valley Road:

A curve to left having a radius of 517.00 feet, a length of 667.84 feet, and a chord which bears N 73° 06' 10" W a distance of 622.37 feet to a set 5/8 inch rebar;

A bearing of S 70° 02' 31" W a distance of 133.11 feet to a set 5/8 inch rebar;

A curve to the right having a radius of 268.00 feet, a length of 422.69 feet and a chord which bears N 64° 46' 29" W a distance of 380.22 feet to a set 5/8 inch rebar;

A bearing of N 19° 35' 28" W a distance of 260.77 feet to a set 5/8 inch rebar;

A curve to the left having a radius of 187.00 feet, a length of 153.05 feet and a chord which bears N 43° 02' 17" W a distance of 148.81 feet to a set 5/8 inch rebar;

A curve to the right having a radius of 623.00 feet, a length of 314.80 feet and a chord which bears N 52° 00' 33" W a distance of 311.46 feet;

A curve to the left having a radius of 1067.00 feet, a length of 200.62 feet and a chord which bears N 42° 55' 12" W a distance of 200.32 feet to a set 5/8 inch rebar on the West boundary of said Section 18;

Thence a bearing of S 00° 00' 26" E a distance of 994.31 feet on said West boundary of Section 18 to the Real Point of Beginning.

Township 20 North, Range 1 East, Boise Meridian, Adams County, Idaho

✓ Section 35: W1/2 (RP20N01E352400A)

Township 21 North, Range 1 East, Boise Meridian, Adams County, Idaho

✓ Section 24: All that part of the SW1/4SW1/4 and SE1/4SW1/4 lying in Adams County (RP21N01E245400A)

✓ Section 25: W1/2NW1/4 and all that part of the NE1/4NW1/4 and NW1/4SW1/4 lying in Adams County (RP21N01E252400A)

Section 26: NE1/4SE1/4, and all that part of the S1/2SE1/4 lying in Adams County excepting therefrom all that part of the S1/2SE1/4 lying within the plat of Smokey Boulder PUD as shown on the official plat recorded December 2, 2011 as Instr. No. 122743. (RP21N01E267201A)

Excepting from all of the above described parcels the right-of-way of U.S. Highway 95 and any and all road rights-of-way as now established.

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PARCEL B is the same property conveyed to SPP LAND, LLC from PFPC MCCALL INVESTMENT, LLC by Special Warranty Deed filed on April 21, 2016 as Instrument #129401 in the Adams County, Idaho public deed records.

PARCEL C

Township 15 North, Range 1 East, Boise Meridian, Adams County, ID

- Section 14: SE1/4SW1/4, S1/2SE1/4 (RP15N01E143600A)
- Section 23: S1/2NE1/4, E1/2SE1/4 (RP15N01E231200A)
- Section 24: S1/2NE1/4, S1/2NW1/4, NW1/4SW1/4, S1/2SW1/4, SE1/4 (RP15N01E241200A)
- Section 25: N1/2, N1/2SW1/4 (RP15N01E250001A)
- Section 26: E1/2NE1/4, N1/2SE1/4, SE1/4SE1/4 (RP15N01E260001A)
- Section 35: NE1/4NE1/4 (RP15N01E350001A)

Township 15 North, Range 2 East, Boise Meridian, Adams County, ID

- Section 17: All of said Section (RP15N02E170001A)
- Section 18: E1/2E1/2 (RP15N02E180001A)
- Section 19: NE1/4NE1/4, Lots 1-2 (RP15N02E190001A)
- Section 20: N1/2, N1/2SW1/4, SE1/4SW1/4, SE1/4 (RP15N02E200001A)
- Section 21: W1/2NW1/4, SE1/4NW1/4, W1/2SW1/4 (RP15N02E213000A)

Township 17 North, Range 2 East, Boise Meridian, Adams County, Idaho

- Section 3: Lots 3 and 4, S1/2NW1/4, SW1/4 and all that part of the W1/2E1/2 lying within the boundaries of Adams County. (RP17N02E030800A)
- Section 4: All of said Section - (RP17N02E040001A)
- Section 5: Lots 1, 2 and 3, the SE1/4NW1/4, S1/2NE1/4 and the S1/2SE1/4 - (RP17N02E050001A)
- Section 8: N1/2NE1/4 - (RP17N02E080001A)
- Section 9: All of said Section - (RP17N02E090001A)
- Section 10: NW1/4, N1/2SW1/4, SW1/4SW1/4 and all that part of the NE1/4 and the N1/2SE1/4 lying within the boundaries of Adams County - (RP17N02E102400A)
- Section 15: N1/2NW1/4 and the SW1/4NW1/4 - (RP17N02E152400A)

Township 18 North, Range 1 East, Boise Meridian, Adams County, Idaho

- Section 2: W1/2SW1/4, Lot 5 (RP18N01E025400A)
- Excepting from Lot 5 the following parcel owned by the State of Idaho, known as Lot 6 as shown in Book 2 Final Receipts, Page 34 - RP18N01E024200A
- Section 3: All of said Section (RP18N01E030001A)
- Section 4: All of said Section (RP18N01E040001A)
- Section 5: All of said Section (RP18N01E050001A)
- Section 6: NE1/4 Excepting therefrom the right-of-way of the Union Pacific Railroad nka Friends of the Weiser River Trail and also excepting all that parcel of Govt. Lot 2 lying West of said Friends of Weiser River Trail (RP18N01E060005A)
- Section 9: E1/2 (RP18N01E090001A)
- Section 10: All of said Section (RP18N01E100001A)
- Section 11: S1/2NE1/4, W1/2 and the SE1/4 (RP18N01E110300A)
- Section 12: S1/2SW1/4 and the S1/2SE1/4 (RP18N01E120001A)
- Section 13: All of said Section (RP18N01E130001A)
- Section 14: All of said Section (RP18N01E140001A)
- Section 15: All of said Section (RP18N01E150001A)
- Section 22: SE1/4 (RP18N01E227200A)
- Section 23: N1/2NE1/4, SE1/4NE1/4, NE1/4NW1/4, W1/2NW1/4, NE1/4SE1/4, SW1/4SE1/4 (RP18N01E230001A)
- Section 24: All of said Section (RP18N01E240001A)

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Section 25: All of said Section (18N01E250001A)

Section 26: NW1/4NE1/4 (RP18N01E260600A)

Township 18 North, Range 2 East, Boise Meridian, Adams County, Idaho

- ✓ Section 3: W1/2 (RP18N02E030001A)
- ✓ Section 7: W1/2NE1/4, W1/2 and the W1/2SE1/4 (RP18N02E070600A)
- ✓ Section 10: W1/2 (RP18N02E100001A)
- ✓ Section 15: W1/2 and the W1/2E1/2 (RP18N02E150001A)
- ✓ Section 16: All of said Section Excepting a tract in the N1/2N1/2NE1/4 more particularly described as follows:
Beginning at the quarter corner common to Sections 9 and 16 in T18NR2EBM;
Thence E 451.50 feet along the Section line bearing S 89° 53' E to the Real Point of Beginning;
Thence S 28° 40' E a distance of 512.50 feet;
Thence N 74° 23' E a distance of 551.20 feet;
Thence S 74° 33' E a distance of 364.80 feet;
Thence N 36° 49' E a distance of 98.42 feet;
Thence N 63° 59' E a distance of 128.30 feet;
Thence S 83° 55' E a distance of 154.19 feet;
Thence N 59° 20' E a distance of 542.62 feet to the intersection of the Section line common to Sections 9 and 16, T18NR2EBM;
Thence N 89° 53' W a distance of 1924.51 feet to the Real Point of Beginning. (RP18N02E160300A)
- ✓ Section 17: All of said Section (RP18N02E170001A)
- ✓ Section 18: All of said Section (RP18N02E180001A)
- ✓ Section 19: All of said Section (RP18N02E190005A and RP18N02E197201A)
- ✓ Section 20: All of said Section (RP18N02E200001A)
- ✓ Section 21: N1/2NE1/4, W1/2, NE1/4SE1/4 and the S1/2SE1/4 (RP18N02E210001A)
- ✓ Section 22: NE1/4, N1/2NW1/4, SE1/4NW1/4, SW1/4, all that part of the SE1/4 lying in Adams County (RP18N02E220001A)
- ✓ Section 27: All that part of said Section lying in Adams County (RP18N02E270600A)
- ✓ Section 28: All of said Section (RP18N02E280001A)
- ✓ Section 29: All of said Section (RP18N02E290001A)
- ✓ Section 30: All of said Section (RP18N02E300005A and RP18N02E301801A)
- ✓ Section 31: NE1/4, E1/2NW1/4, E1/2SE1/4 (RP18N02E310001A)
- ✓ Section 32: All of said Section (RP18N02E320001A)
- ✓ Section 33: All of said Section (RP18N02E330001A)
- ✓ Section 34: W1/2, all that part of the W1/2E1/2 lying in Adams County (RP18N02E342400A)

Township 19 North, Range 1 East, Boise Meridian, Adams County, Idaho

- ✓ Section 4: All of said Section (RP19N01E040001A)
- ✓ Section 5: All of said Section (RP19N01E050001A)
- ✓ Section 6: All of said Section (RP19N01E060001A)
- ✓ Section 7: NE1/4NE1/4, W1/2NE1/4, E1/2NW1/4, SE1/4SW1/4, NE1/4SE1/4, W1/2SE1/4, Lots 1-4 (RP19N01E070001A)
- Section 16: S1/2 (RP19N01E160075A)
Excepting therefrom all that part of the S1/2NE1/4 and N1/2SE1/4 lying South of the centerline of the old North and South Highway between Tamarack and New Meadows, Idaho, and North of the centerline of the Union Pacific Railroad.
Also excepting the right-of-way of the Union Pacific Railroad.
- ✓ Section 17: SE1/4SE1/4 Excepting therefrom the following parcel:
A parcel of land more particularly described as follows:
Commencing at the Southwest corner of said SE1/4SE1/4;
Thence N 00° 12' 46" E 325.47 feet along the West boundary of said SE1/4SE1/4 to the Real Point of Beginning;
Thence N 00° 12' 46" E 109.23 feet along said West boundary;

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Thence S 53° 45' 39" E 46.21 feet;

Thence S 24° 41' 55" W 90.16 feet to the Real Point of Beginning.

Also excepting the right-of-way of the Union Pacific Railroad (RP19N01E179001A)

Section 20: N1/2NE1/4, S1/2NE1/4, E1/2E1/2NW1/4, SE1/4, E1/2NE1/4SW1/4, S1/2SW1/4 (RP19N01E200002A)

Excepting therefrom the following parcel:

A parcel of land located in the SE1/4SE1/4 of Section 17 and the NE1/4 of Section 20 more particularly described as follows:

Commencing at the Northwest corner of the NE1/4NE1/4 of Section 20, T19NR1E, which if the Real Point of Beginning;

Thence N 89° 58' 04" W 479.88 feet along the North boundary of said NE1/4;

Thence S 26° 48' 38" E 228.91 feet;

Thence S 55° 32' 56" E 259.24 feet;

Thence S 36° 16' 37" E 431.93 feet;

Thence N 82° 30' 47" E 179.01 feet;

Thence N 16° 52' 57" W 396.09 feet;

Thence N 24° 39' 04" W 326.27 feet to a point on the North boundary of said NE1/4;

Thence N 24° 39' 04" W 45.37 feet to a point on the West Boundary of the SE1/4SE1/4 of Section 17, T19NR1E;

Thence S 00° 12' 46" W 41.23 feet to the Real Point of Beginning.

Section 21: All of said Section (RP19N01E210005A and RP19N01E213001A)

Section 28: All of said Section (RP19N01E280001A)

Section 29: All of said Section (RP19N01E290005A and RP19N01E291801A)

Section 30: E1/2NE1/4, E1/2SE1/4 (RP19N01E300005A and RP19N01E301801A)

Section 31: E1/2NE1/4, NE1/4SE1/4, SE1/4SE1/4 (RP19N01E310005A)

Section 32: All of said Section (RP19N01E320001A)

Section 33: All of said Section (RP19N01E330005A and RP19N01E330601A)

Section 34: All of said Section (RP19N01E340005A and RP19N01E340601A)

Township 20 North, Range 1 East, Boise Meridian, Adams County, Idaho

Section 1: All of said Section (RP20N01E010100A)

Section 3: S1/2NW1/4, SW1/4, W1/2SE1/4 (RP20N01E034200A)

Section 8: N1/2NE1/4, W1/2SW1/4, S1/2NE1/4, E1/2SW1/4, SE1/4 (RP20N01E080101A and RP20N01E080600A)

Section 9: N1/2, SE1/4, SW1/4 (RP20N01E094801A and RP20N01E090101A)

Section 10: W1/2NE1/4, W1/2, W1/2SE1/4 (RP20N01E100600A)

Section 12: All of said Section (RP20N01E120100A)

Section 13: N1/2, NE1/4SW1/4, N1/2SE1/4 (RP20N01E130100A)

Section 14: S1/2SW1/4 (RP20N01E146000A)

Section 15: NW1/4NE1/4, S1/2NE1/4, NW1/4, S1/2 (RP20N01E151205A and RP20N01E153001A)

Section 17: All of said Section (RP20N01E173001A and RP20N01E170101A)

Section 20: NW1/4, SW1/4, NE1/4, E1/2SE1/4, NW1/4SE1/4

(RP20N01E200100A AND RP20N01E200100A)

Section 21: N1/2, N1/2SW1/4, SE1/4SW1/4, SE1/4 (RP20N01E210100A)

Section 22: All of said Section (RP22N01E220105A and RP22N01E223001A)

Section 23: SW1/4NE1/4, NW1/4, S1/2 (RP20N01E231205A and RP20N01E234201A)

Section 26: W1/2NE1/4, NW1/4 (RP20N01E260610A and RP20N01E262401A)

Excepting therefrom the following parcel more particularly described as follows:

Commencing at the section corner common to Sections 23, 24, 26 and 25, T20NR1EBM, being an aluminum monument;

Thence South 88° 24' 37" West on the section line between Sections 23 and 26, 1,325.54 feet to a point being an aluminum monument set for the East 1/16 corner between Section 23 and 26;

Thence South 00° 24' 50" East on the subdivisional line of Section 26, 976.69 feet to a point being a 5/8" rebar and the True Point of Beginning.

Thence continuing on said subdivisional line South 00° 24' 50" East, 2,637.65 feet to a point being a 5/8" rebar;

Thence North 25° 23' 27" West 305.22 feet to a 5/8" rebar;

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Thence North 43° 04' 40" West, 302.56 feet to a 5/8" rebar;
Thence North 04° 16' 17" West, 420.12 feet to a 5/8" rebar;
Thence North 00° 48' 19" West, 633.42 feet to a 5/8" rebar;
Thence North 09° 46' 54" West, 581.46 feet to a 5/8" rebar;
Thence North 01° 13' 31" West, 174.47 feet to a 5/8" rebar;
Thence North 07° 22' 16" East, 192.29 feet to a 5/8" rebar;
Thence North 12° 26' 26" East, 230.73 feet to a 5/8" rebar;
Thence North 82° 54' 57" East, 190.75 feet to a 5/8" rebar;
Thence South 64° 09' 08" East, 171.53 feet to a 5/8" rebar;
Thence South 61° 16' 13" East, 49.19 feet to a 5/8" rebar and the Point of Beginning.
Section 27: N1/2, N1/2SW1/4, SW1/4SW1/4, N1/2SE1/4 (RP20N01E270105A and RP20N01E270601A)
Section 28: S1/2SW1/4, N1/2, N1/2SE1/4, SE1/4SE1/4 and the N1/2SW1/4 (RP20N01E286601A and RP20N01E280101A)
Section 29: E1/2NE1/4, SE1/4, W1/2NE1/4, W1/2 (RP20N01E290101A and (RP20N01E290601A)
Section 32: W1/2, NW1/4SE1/4, S1/2SE1/4, NE1/4, NE1/4SE1/4 (RP20N01E320101A) (RP20N01E322401A)
Section 33: NW1/4NE1/4, S1/2NE1/4, E1/2W1/2, SW1/4SW1/4, SE1/4, W1/2NW1/4, NW1/4SW1/4 (RP20N01E330601A and RP20N01E333001A)
Section 34: All of said Section (RP20N01E340100A)

Township 20 North, Range 2 East, Boise Meridian, Adams County, Idaho

Section 6: Lots 5-7 (RP20N02E063600A)
Section 7: Lots 1-4 (RP20N02E073000A)
Section 18: SE1/4SW1/4, Lots 1-4 (RP20N02E183000A)
Section 19: NE1/4, E1/2NW1/4, NE1/4SE1/4, S1/2SE1/4, Lot 1 (RP20N02E190100A)
Section 20: SW1/4NE1/4, SW1/4NW1/4, SW1/4, W1/2SE1/4 (RP20N02E201200A)
Section 29: NW1/4, N1/2NE1/4 (RP20N02E290101A)
Section 30: E1/2NE1/4 (RP20N02E300100A)

Township 21 North, Range 1 East, Boise Meridian, Adams County, Idaho

Section 10: N1/2SW1/4, W1/2SE1/4 (RP21N01E104800A)
Section 14: W1/2NW1/4, NW1/4SW1/4 (RP21N01E143000A)
Section 15: NE1/4, E1/2SW1/4, W1/2SE1/4, SE1/4SE1/4 (RP21N01E150001A)
Section 22: S1/2NW1/4, SW1/4, NW1/4SE1/4, S1/2SE1/4 (RP21N01E223600A)
Section 23: E1/2SE1/4 (RP21N01E237200A)
Section 26: N1/2, N1/2SW1/4, NW1/4SE1/4 (RP21N01E260005A)
Section 27: NE1/4NW1/4NE1/4, E1/2NE1/4, NE1/4SE1/4 (RP21N01E270010A)

Excepting from all of the above described parcels the right-of-way of U.S. Highway 95 and any all road rights-of-way as now established.

PARCEL C is the same property conveyed to SPP LAND, LLC from PFHI IDAHO INVESTMENT, LLC by Special Warranty Deed filed on April 21, 2016 as Instrument #129402 in the Adams County, Idaho public deed records.

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General Exception:

Any encroachment, encumbrance, violation, variation, or adverse circumstance affecting the title to the Property, including discrepancies, conflicts in boundary lines, shortage in area, or any other facts that would be disclosed by an accurate and complete survey of the land, and that are not shown in the public records.

Specific Exceptions:

PARCEL A EXCEPTIONS

EXCEPTIONS FOR TOWNSHIP 15 NORTH RANGE 1 AND 2 EAST:

1. Right-of-Way Deed granted to United States of America recorded February 12, 1944 in Book 18 Deeds, Page 494. Affects Sections 9 and 10, T15NR1EBM, and Sections 4, 5, 7 and 17 T15NR2EBM
2. Easement Deed, including reservations, terms and conditions, granted to United States of America, recorded August 18, 1966 in Book 27 Deeds, Page 200. Affects Sections 14, 23, 24, 25, 26, and 35, T15NR1EBM and Section 7 T15NR2EBM
3. Right-of-Way Deed granted to United States of America recorded August 11, 1967 in Book 13 Deeds, Page 378. Affects Sections 4, 5, 7 and 17, T15NR2EBM
4. Easement granted to the United States of America including terms and conditions, recorded December 10, 1973 in Book 7M Misc, Page 593. Affects Sections 4, 9, and 10 T15NR2E
5. Easement granted to the United States of America including terms and conditions, recorded May 1, 1975 as Instrument No. 53592. Affects Sections 14, 23, 24, 25 and 26 T15NR1EBM and SE1/4 Sections 7 and 19 T15NR2EBM
6. Easement granted to the United States of America including terms and conditions, recorded August 22, 1979 as Instrument No. 59470. Affects Section 1 T15NR1EBM and Sections 5, 6, and 7 T15NR2EBM
7. Easement granted to the United States of America including terms and conditions, recorded August 22, 1979 as Instrument No. 59471. Affects Section 7 T15NR2EBM
8. Easement including terms and conditions granted to United States of America recorded September 28, 1990 as Instrument No. 79221. Affects Section 35 T15NR1EBM
9. Easement including terms and conditions granted to United States of America recorded April 22, 2002 as Instrument No. 101484. Affects Section 14 T15NR1EBM

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10. Easement including terms and conditions granted to United States of America recorded April 22, 2002 as Instrument No. 101486. Affects Sections 7, 18, 20, 21 and 4 T15NR2EBM
11. Easement including terms and conditions granted to United States of America recorded April 22, 2002 as Instrument No. 101487. Affects Sections 4, 20, and 21 T15NR2EBM
12. Easement including reservations, terms and conditions granted to United States of America recorded August 7, 2002 as Instrument No. 102101. Notice of Intent to Preserve, recorded December 31, 2007 as Instrument No. 115812. Affects Sections 1 and 2 T15NR1EBM and Sections 6, 8, 4, 9, 3, 10, and 5 T15NR2EBM

EXCEPTIONS FOR TOWNSHIP 16 NORTH RANGES 1 AND 2 EAST:

13. Right-of-Way Easement granted to Adams County including terms and conditions, recorded May 10, 1956 in Book 23 Deeds, Page 382. Affects Sections 28 and 33 T16NR2EBM
14. Easement granted to the United States of America including terms and conditions, recorded December 10, 1973 in Book 7M Misc., Page 593. Affects Sections 33, 34, and 35 T16NR2EBM
15. Easement granted to the United States of America including terms and conditions, recorded August 22, 1979 as Instrument No. 59470. Affects Sections 31 and 32, T16NR2EBM
16. Easement granted to the United States of America including terms and conditions, recorded March 31, 1998 as Instrument No. 93751. Affects Sections 21 and 18 T16NR2EBM
17. Easement granted to the United States of America including terms and conditions, recorded April 22, 2002 as Instrument No. 101486. Affects Sections 22, 23, 26, 33 and 35, T16NR2EBM
18. Easement granted to the United States of America including terms and conditions, recorded April 22, 2002 as Instrument No. 101487. Affects Sections 27 and 33, T16NR2EBM
19. Easement granted to the United States of America including terms and conditions, recorded August 7, 2002 as Instrument No. 102101. Affects Section 31, T16NR2EBM
Notice of Intent to Preserve, recorded December 31, 2007 as Instrument No. 115812
20. Easement granted to the United States of America including terms and conditions, recorded August 7, 2002 as Instrument No. 102102. Affects Sections 26, 31 and 35 T16NR2EBM
21. Agreement of Lease, including terms and conditions, dated June 17, 1980, and an Amendment to Agreement of Lease, dated February 9, 1983, as disclosed to this company in writing. Affects Sections 21, 28 and 33.

EXCEPTIONS FOR TOWNSHIP 18 NORTH RANGE 1 EAST:

22. Power Line Easement granted to Mountain States Telephone and Telegraph Co. recorded October 11, 1940 in Book 4M Misc., Page 153.

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Assumption by Council Telephone Co. recorded December 12, 1996 as Instrument No. 91238
Affects Section 6, T18NR1EBM

23. Easements, terms and conditions, contained in a Right-of-Way Deed granted to State of Idaho, recorded January 20, 1941 in Book 17 Deeds, Page 204. Affects Section 6, T18NR1EBM
24. Easement, including terms and conditions, granted to United States of America, recorded February 12, 1976 as Instrument No. 54404. Affects Sections 5, 6, and 22, T18NR1EBM
25. Easement including terms and conditions, granted to United States of America, recorded August 13, 1979 as Instrument No. 59420. Affects Section 6, T18NR1EBM.
26. Road Easement, including terms and conditions, granted to State of Idaho recorded September 10, 1998 as Instrument No. 94687. Affects Sections 5, 6 and 22, T18NR1EBM
Correction recorded May 22, 2001 as Instrument No. 99808

EXCEPTIONS FOR TOWNSHIP 20 NORTH RANGES 1 AND 2 EAST:

27. Easement granted to the United States of America, including terms and conditions, recorded December 4, 1975 as Instrument No. 54192. Affects Sections 29 and 32 T20NR2EBM
Quit Claim Deed, including terms and conditions, recorded July 24, 2006 as Instrument No. 112237.
28. All matters, covenants, conditions, restrictions, easements and any rights, interests or claims which may exist by reason thereof, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status, or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c), disclosed by the Record of Survey, recorded November 27, 2012 as Instrument No. 124380.

PARCEL B EXCEPTIONS

EXCEPTIONS FOR 18 NORTH RANGE 1 AND 2 EAST:

29. Power Line Easement, granted to Idaho Power Company, recorded in Book 4M, Page 373.
Affects Sections 2 and 3, T18NR2E.
30. Power Line Easement, granted to Idaho Power Company, recorded in Book 4M, Page 375.
Affects Sections 2, 11 and 12, T18NR2E.
31. Power Line Easement granted to Mountain States Telephone and Telegraph Co. recorded October 11, 1940 in Book 4M Misc., Page 153.
Assumption by Council Telephone Co. recorded December 12, 1996 as Instrument No. 91238
Affects Section 6, T18NR1EBM

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32. Cost Share Agreement, including terms and conditions, recorded October 14, 1997 as Instrument No. 92847. Affects Sections 9, 10 and 15, T17NR2EBM and Sections 2, 16, 21, 27, and 28 T18NR2EBM
33. State of Idaho Acquired Easement No. 581 from Boise Cascade corporation to the State of Idaho, including terms and conditions, recorded December 14, 2001 as Instrument No. 100850. Affects Sections 9, 10 and 15 T17NR2EBM and Sections 2, 16, 21, 27 and 28 T18NR2EBM
34. Data and Cable Line Easement, including terms and conditions, recorded April 13, 2012 as Instrument No. 123358. Affects Sections 2 and 3 T18NR2EBM, Sections 8, 9 and 17 T19NR1EBM
35. All matters, covenants, conditions, restrictions, easements and any rights, interests or claims which may exist by reason thereof, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status, or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c), disclosed by the Record of Survey recorded March 7, 2005 as Instrument No. 108336.
36. All matters, covenants, conditions, restrictions, easements and any rights, interests or claims which may exist by reason thereof, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status, or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c), disclosed by the Record of Survey, recorded September 30, 2008 as Instrument No. 117228.
37. All matters, covenants, conditions, restrictions, easements and any rights, interests or claims which may exist by reason thereof, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status, or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c), disclosed by the Record of Survey, recorded September 30, 2008 as Instrument No. 117229.
38. Encroachments and all matters, covenants, conditions, restrictions, easements and any rights, interests or claims which may exist by reason thereof, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status, or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c), disclosed by the Record of Survey, recorded September 11, 2009 as Instrument No. 119023.
Amended Survey recorded September 16, 2009 as Instrument No. 119038

EXCEPTIONS FOR TOWNSHIP 19 NORTH RANGE 1 EAST:

39. Right-of-Way Deed for an easement granted to the United States of America, recorded February 6, 1946 in Book 19 Deeds, Page 471. Affects Section 18 T19NR1EBM

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40. Easements, Terms and Conditions contained in a Right-of-Way Deed granted to the State of Idaho recorded October 11, 1946 in Book 20 Deeds, Page 116. Affects Sections 8, 9, 15, 16 and 17 T19NR1EBM
41. Easement, including terms and conditions, granted to County of Adams, recorded March 26, 1959 in Book 5M Misc., Page 482.
Affects Sections 5, 8 and 17 T19NR1EBM
42. Easement, including terms and conditions, granted to Simpcos Lands, recorded November 23, 1982 as Instrument No. 65231.
Affects Section 2 T19NR1EBM
43. Power Line Easement granted to Idaho Power Company recorded July 5, 1990 as Instrument No. 78823. Affects Section 18 T19NR1EBM
44. Easement, including terms and conditions, granted to Evergreen Forest Products, Inc., recorded July 29, 1991 as Instrument No. 80713. Affects Section 18 T19NR1EBM
45. Easement, including terms and conditions, granted to State of Idaho, recorded March 23, 1993 as Instrument No. 83794.
Affects Sections 4 and 9 T19NR1EBM
46. Easement, including terms and conditions, granted to Evergreen Forest Products, Inc., recorded August 11, 1994 as Instrument No. 86484. Affects Sections 17 and 20 T19NR1EBM
47. All matters, covenants, conditions, restrictions, easements and any rights, interests or claims which may exist by reason thereof, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status, or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c), disclosed by the Record of Survey, recorded October 10, 2008 as Instrument No. 117273.
48. All matters, covenants, conditions, restrictions, easements and any rights, interests or claims which may exist by reason thereof, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status, or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c), disclosed by the Record of Survey, recorded January 9, 2009 as Instrument No. 117671.
49. Boundary Line Agreement, including terms and conditions, recorded January 30, 2013 as Instrument No. 124656.
Affects Sections 7, 8 and 18 T19NR1EBM

EXCEPTIONS FOR TOWNSHIPS 20 NORTH AND 21 NORTH RANGE 1 EAST:

50. Telephone and Telegraph Easement recorded October 29, 1932 in Book 3M of Misc., Page 363.
Affects Section 13 T20NR1EBM and Sections 24, 25 and 26 T21NR1EBM

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51. Right-of-Way Deed for State Highway, including terms and conditions, recorded August 5, 1936 in Book 14 Deeds, Page 537. Affects Sections 24, 25 and 26 T21NR1EBM
52. Right-of-Way Easement, granted to the Bureau of Land Management, including terms and conditions, recorded June 24, 1963 in Book 6M of Misc., Page 78. Affects Sections 22, 23, 26 and 35 T21NR1EBM
53. Terms and Conditions, as shown in a Corporate Warranty Deed recorded December 27, 1974 as Instrument No. 53286. Affects Sections 26 and 35 T21NR1EBM
54. Rights of a Proprietor, as shown in U.S. Patents recorded April 15, 1912 in Book 1 of Final Receipts at Pages 110, 112, 239 and 241.
55. Any rights, interests or easements in favor of the public which exist or are claimed to exist over any part of said land covered by the Little Salmon River.
56. Any claim arising from the difference in the mean high water line of the Little Salmon River and the meander line as shown by the original government survey.
57. All matters, covenants, conditions, restrictions, easements and any rights, interests or claims which may exist by reason thereof, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status, or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c), disclosed by the Record of Survey, recorded January 9, 2009 as Instrument No. 117670.
58. Terms and conditions of an easement, recorded October 8, 2009 as Instrument No. 119164. Affects Section 27 T21NR1EBM
59. All matters, covenants, conditions, restrictions, easements and any rights, interests or claims which may exist by reason thereof, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status, or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c), disclosed by the plat of Smokey Boulder Planned Unit Development, recorded December 2, 2011 as Instrument No. 122743.
60. Reciprocal Nonexclusive Road Easement, including terms and conditions, recorded September 12, 2013 as Instrument No. 125708. Affidavit, recorded November 8, 2013 as Instrument No. 126033 Affects Section 26 T21NR1EBM

PARCEL C EXCEPTIONS

EXCEPTIONS FOR TOWNSHIP 15 NORTH RANGE 1 AND 2 EAST:

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61. Right-of-Way Deed granted to United States of America recorded February 12, 1944 in Book 18 Deeds, Page 494. Affects Sections 9 and 10, T15NR1EBM, and Sections 4, 5, 7 and 17 T15NR2EBM
62. Easement Deed, including reservations, terms and conditions, granted to United States of America, recorded August 18, 1966 in Book 27 Deeds, Page 200. Affects Sections 23, 24, 25, 26, and 35, T15NR1EBM and Section 7 T15NR2EBM
63. Right-of-Way Deed granted to United States of America recorded August 11, 1967 in Book 13 Deeds, Page 378. Affects Sections 9 and 10 T15NR1EBM and Sections 4, 5, 7 and 17, T15NR2EBM
64. Easement, including terms and conditions, granted to United States of America recorded November 4, 1974 as Instrument No. 53142. Affects Sections 17, 20 and 21, T15NR2EBM
65. Easement including terms and conditions recorded May 1, 1975 as Instrument No. 53592. Affects Sections 14, 23, 24, 25 and 26 T15NR1EBM and SE1/4 Sections 7 and 19 T15NR2EBM
66. Easement including terms and conditions granted to United States of America recorded September 28, 1990 as Instrument No. 79220. Affects Section 23 T15NR1EBM
67. Easement including terms and conditions granted to United States of America recorded September 28, 1990 as Instrument No. 79221. Affects Section 35, 23, and 26 T15NR1EBM
68. Easement including terms and conditions granted to United States of America recorded April 22, 2002 as Instrument No. 101484. Notice of Intent to Preserve, recorded May 15, 2009 as Instrument No. 118326. Affects Sections 24, 25, and 14 T15NR1EBM
69. Easement including terms and conditions granted to United States of America recorded April 22, 2002 as Instrument No. 101485. Notice of Intent to Preserve, recorded May 15, 2009 as Instrument No. 118326. Affects Sections 24, 26 and 35 T15NR1EBM
70. Easement including terms and conditions granted to United States of America recorded April 22, 2002 as Instrument No. 101486. Affects Sections 7, 18, 20, 21 and 4 T15NR2EBM
71. Easement including terms and conditions granted to United States of America recorded April 22, 2002 as Instrument No. 101487. Affects Sections 4, 20, and 21 T15NR2EBM

EXCEPTIONS FOR TOWNSHIP 17 NORTH RANGE 2 EAST:

72. All matters, covenants, conditions, restrictions, easements and any rights, interests or claims which may exist by reason thereof, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status, or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c), disclosed by the Record of Survey, recorded March 7, 2005 as Instrument No. 108338. Affects Sections 3, 10 and 15 T17NR2EBM

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EXCEPTIONS FOR TOWNSHIP 18 NORTH RANGE 1 AND 2 EAST:

73. Power Line Easement granted to Mountain States Telephone and Telegraph Co. recorded October 11, 1940 in Book 4M Misc., Page 153.
Assumption by Council Telephone Co. recorded December 12, 1996 as Instrument No. 91238
Affects Section 6, T18NR1EBM
74. Right-of-Way Deed, including terms and conditions, granted to State of Idaho, recorded January 20, 1941 in Book 17 Deeds, Page 204. Affects Section 6, T18NR1EBM
75. Power Line Easements granted to Idaho Power Company recorded February 9, 1945 in Book 4M Misc., Page 373 and February 9, 1945 in Book 4M Misc., Page 375. Affects Sections 2, 3, 11 and 12, T18NR2EBM
76. Right-of-Way Easement, including terms and conditions, granted to United States of America, recorded August 18, 1966 in Book 6 Misc., Page 205. Affects Sections 3 and 10, T18NR2EBM
77. Easement granted to Idaho Power Company recorded June 8, 1973 in Book 7M Misc., Page 477.
Affects Sections 10, 11, 12, and 15, T18NR1EBM and Section 7, T18NR2EBM
78. Easement, including terms and conditions thereof, granted to Idaho Power Company recorded June 21, 1973 in Book 7M Misc., Page 482. Affects Sections 10, 11, 12 and 13, T18NR2EBM
79. Easement, including terms and conditions, granted to United States of America, recorded February 12, 1976 as Instrument No. 54404. Affects Sections 5, 6, and 22, T18NR1EBM
80. Easement including terms and conditions, granted to United States of America, recorded August 13, 1979 as Instrument No. 59420. Affects Section 6, T18NR1EBM.
81. Cost Share Agreement, including terms and conditions, recorded October 14, 1997 as Instrument No. 92847. Affects Sections 9, 10 and 15, T17NR2EBM and Sections 2, 16, 21, 27, and 28 T18NR2EBM
82. Easement, including terms and conditions, granted to United States of America, recorded March 31, 1998 as Instrument No. 93753. Affects Sections 5 and 22, T18NR1EBM
83. Road Easement, including terms and conditions, granted to State of Idaho recorded September 10, 1998 as Instrument No. 94687. Affects Sections 5, 6 and 22, T18NR1EBM
Correction recorded May 22, 2001 as Instrument No. 99808
84. State of Idaho Acquired Easement No. 581 from Boise Cascade Corporation to the State of Idaho, including terms and conditions, recorded December 14, 2001 as Instrument No. 100850. Affects Sections 9, 10 and 15 T17NR2EBM and Sections 2, 16, 21, 27 and 28 T18NR2EBM
85. All matters, covenants, conditions, restrictions, easements and any rights, interests or claims which may exist by reason thereof, but deleting any covenant, condition or restriction indicating a

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preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status, or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c), disclosed by the Record of Survey, recorded March 7, 2005 as Instrument No. 108337. Affects Sections 26 and 34, T18NR2EBM

- 86. Mineral reservation, as shown in a deed recorded March 14, 1924 in Book 10 of Deeds, Pages 75-76. Affects Sections 16 and 20, T18NR2E.
- 87. Mineral reservations, as shown in a deed recorded March 14, 1924 in Book 10 of Deeds, Page 73. Affects Sections 4, 10, 15 and 25, T18NR1E.
- 88. Terms and conditions of an easement to grant access from the United States of America to Boise Cascade Corporation, recorded February 6, 1976 as Instrument No. 54396. Affects Sections 22, 23 and 26, T18NR1E.

EXCEPTIONS FOR TOWNSHIP 19 NORTH RANGE 1 EAST:

- 89. Right-of-Way Deed recorded October 11, 1946 in Book 20 Deeds, Page 116. Affects Sections 8, 9, 15, 16 and 17 T19NR1EBM
- 90. Easement, including terms and conditions, granted to County of Adams, recorded March 26, 1959 in Book 5M Misc., Page 482. Affects Sections 5, 8 and 17 T19NR1EBM
- 91. Easement, including terms and conditions, granted to State of Idaho, recorded March 23, 1993 as Instrument No. 83792. Affects Sections 6 and 7 T19NR1EBM
- 92. Easement, including terms and conditions, granted to State of Idaho, recorded March 23, 1993 as Instrument No. 83793. Affects Sections 20, 29, 32 and 33, T19NR1EBM
- 93. Easement, including terms and conditions, granted to State of Idaho, recorded March 23, 1993 as Instrument No. 83794. Affects Sections 4 and 9 T19NR1EBM
- 94. Easement, including terms and conditions, granted to Evergreen Forest Products, Inc., recorded August 11, 1994 as Instrument No. 86484. Affects Sections 17 and 20 T19NR1EBM
- 95. All matters, covenants, conditions, restrictions, easements and any rights, interests or claims which may exist by reason thereof, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status, or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c), disclosed by the Record of Survey, recorded September 16, 2009 as Instrument No. 119039. Affects Section 17, T19NR1EBM
- 96. Boundary Line Agreement, including terms and conditions, recorded January 30, 2013 as Instrument No. 124656. Affects Sections 7, 8 and 18 T19NR1EBM

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97. All matters, covenants, conditions, restrictions, easements and any rights, interests or claims which may exist by reason thereof, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status, or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c), disclosed by the Record of Survey, recorded March 5, 2015 as Instrument No. 127913. Affects Sections 34 and 35 T19NR1EBM and Sections 2 and 3 T18NR1EBM

TOWNSHIP 20 AND 21 NORTH RANGES 1 AND 2 EAST EXCEPTIONS:

98. Telephone and Telegraph Easement recorded October 29, 1932 in Book 3M of Misc., Page 363. Affects Section 13 T20NR1EBM and Sections 24, 25 and 26 T21NR1EBM
99. Easements, including terms and conditions, recorded July 16, 1957 in Book 5M of Misc., Page 414 and July 7, 1978 as Instrument No. 57625. Affects Sections 7, 18, 19 and 20 T20NR2EBM
100. Easement, including terms and conditions, recorded March 26, 1959 in Book 5M of Misc., Page 482. Affects Sections 19, 20, 29 and 30 T20NR1EBM
101. Road Easement, including terms and conditions, recorded March 2, 1960 in Book 5M of Misc., Page 539. Affects Sections 14 and 15 T21NR1EBM
102. Right-of-Way Easement, including terms and conditions, recorded June 24, 1963 in Book 6M of Misc., Page 78. Affects Sections 22, 23, 26 and 35 T21NR1EBM
103. Easement, including terms and conditions, recorded December 4, 1975 as Instrument No. 54192. Affects Sections 29 and 32 T20NR2EBM
Quit Claim Deed, including terms and conditions, recorded July 24, 2006 as Instrument No. 112237.
104. Exception and Reservations contained in a U.S. Patent recorded November 21, 1980 as Instrument No. 61444. Affects Sections 8, 9, 17, 20, 29 and 32 T20NR1EBM
105. Easement, including terms and conditions, recorded December 24, 1981 as Instrument No. 63403. Affects Section 21 T20NR1EBM
106. Easement, including terms and conditions, recorded October 17, 1985 as Instrument No. 71153. Affects Section 13 T20NR1EBM
107. Nonexclusive Road Easement, including terms and conditions, recorded November 6, 1987 as Instrument No. 74964. Affects Section 10 T21NR1EBM.
Affidavit recorded December 8, 1987 as Instrument No. 75088 Correction Easement, including terms and conditions, recorded October 19, 1988 as Instrument No. 76322
108. All matters, covenants, conditions, restrictions, easements and any rights, interests or claims which may exist by reason thereof, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial

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status, or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c), disclosed by the Record of Survey, recorded January 9, 2009 as Instrument No. 117670. Affects portions of Sections 26 and 27 T21NR1EBM

109. All matters, covenants, conditions, restrictions, easements and any rights, interests or claims which may exist by reason thereof, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status, or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c), disclosed by the Record of Survey, recorded August 16, 2010 as Instrument No. 120665. Affects Section 30 T20NR2EBM
110. Easement Exchange Agreement, including terms and conditions, recorded April 19, 2011 as Instrument No. 121777. Affects Section 22 T21NR1EBM
111. All matters, covenants, conditions, restrictions, easements and any rights, interests or claims which may exist by reason thereof, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status, or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c), disclosed by the Record of Survey, recorded July 18, 2011 as Instrument No. 122126. Affects Section 27 T21NR1EBM
112. Agreement, including terms and conditions, recorded January 30, 2013 as Instrument No. 124657. Affects Section 12 T20NR1EBM
113. All matters, covenants, conditions, restrictions, easements and any rights, interests or claims which may exist by reason thereof, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status, or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c), disclosed by the Record of Survey, recorded July 25, 2013 as Instrument No. 125461. Affects Section 15 T21NR1EBM
114. All matters, covenants, conditions, restrictions, easements and any rights, interests or claims which may exist by reason thereof, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status, or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c), disclosed by the Record of Survey, recorded November 22, 2013 as Instrument No. 126099. Affects Sections 3, 10, 14, 15 and 23 T20NR1EBM

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LEASES AND CONTRACTS:

Cost-Sharing Agreements

1. Road Right-of-Way Construction and Use Agreement dated May 21, 1968 between Boise Cascade Corporation and the United States of America, acting through the Acting Regional Forester, Forest Service, Department of Agriculture, together with:
 - a. Easement dated October 24, 1973 between the United States of America, acting through the Forest Service, Department of Agriculture, and Boise Cascade Corporation, recorded in the records of Adams County, Idaho, as Instrument No. 52064, as amended by Termination of a Segment of an Easement dated July 22, 2002, recorded in the records of Adams County, Idaho, as Instrument No. 102234.
 - b. Easement dated July 25, 1974 between the United States of America, acting through the Forest Service, Department of Agriculture, and Boise Cascade Corporation, recorded in the records of Adams County, Idaho, as Instrument No. 53460.
 - c. Easement dated March 13, 1975 between the United States of America, acting through the Forest Service, Department of Agriculture, and Boise Cascade Corporation, recorded in the records of Adams County, Idaho, as Instrument No. 53629.
 - d. Easement dated December 12, 1975 between the United States of America, acting through the Forest Service, Department of Agriculture, and Boise Cascade Corporation, recorded in the records of Adams County, Idaho, as Instrument No. 54312.
 - e. Easement dated January 20, 1976 between the United States of America, acting through the Forest Service, Department of Agriculture, and Boise Cascade Corporation, recorded in Book 8M Misc., Page 383 of the records of Adams County, Idaho, as Instrument No. 54396.
 - f. Easement dated June 22, 1978 between the United States of America, acting through the Forest Service, Department of Agriculture, and Boise Cascade Corporation, recorded in the records of Adams County, Idaho, as Instrument No. 57624.
 - g. Easement dated July 10, 1979 between the United States of America, acting through the Forest Service, Department of Agriculture, and Boise Cascade Corporation, recorded in the records of Adams County, Idaho, as Instrument No. 59419.
 - h. Easement dated August 8, 1979 between the United States of America, acting through the Forest Service, Department of Agriculture, and Boise Cascade Corporation, recorded in the records of Adams County, Idaho, as Instrument No. 59480.
 - i. Easement dated August 8, 1979 between the United States of America, acting through the Forest Service, Department of Agriculture, and Boise Cascade Corporation, recorded in the records of Adams County, Idaho, as Instrument No. 59479.

**EXHIBIT "C" TO DEED
ADAMS COUNTY, IDAHO**

Page 2 of 5

2. Forest Road and Trail Act Non-Cost-Share Easement dated September 28, 1990 between the United States of America, acting through the Forest Service, and Boise Cascade Corporation, recorded in the records of Adams County, Idaho, as Instrument No. 79941.
3. Boise Cascade Corporation – Payette National Forest Road Right-of-Way Construction and Use Agreement dated March 27, 1996 between Boise Cascade Corporation and the United States of America, acting through the Director, Recreation and Lands, Intermountain Region, Forest Service, Department of Agriculture, together with:
 - a. Cost Share Easement dated July 6, 1998 between the United States of America, acting through the Forest Service, Department of Agriculture, and Boise Cascade Corporation, recorded in the records of Adams County, Idaho, as Instrument No. 94683.
 - b. Cost Share Easement dated July 6, 1998 between the United States of America, acting through the Forest Service, Department of Agriculture, and Boise Cascade Corporation, recorded in the records of Adams County, Idaho, as Instrument No. 94684.
 - c. Cost Share Easement dated July 6, 1998 between the United States of America, acting through the Forest Service, Department of Agriculture, and Boise Cascade Corporation, recorded in the records of Adams County, Idaho, as Instrument No. 94682.
 - d. Cost Share Easement dated July 8, 2002 between the United States of America, acting through the Forest Service, Department of Agriculture, and Boise Cascade Corporation, recorded in the records of Adams County, Idaho, as Instrument No. 102060.
 - e. Cost Share Easement dated January 30, 2004 between the United States of America, acting through the Forest Service, Department of Agriculture, and Boise Cascade Corporation, recorded in the records of Adams County, Idaho, as Instrument No. 105420.
 - f. Cost Share Easement dated April 2, 2004 between the United States of America, acting through the Forest Service, Department of Agriculture, and Boise Cascade Corporation, recorded in the records of Adams County, Idaho, as Instrument No. 105832.
 - g. Cost Share Easement dated April 2, 2004 between the United States of America, acting through the Forest Service, Department of Agriculture, and Boise Cascade Corporation, recorded in the records of Adams County, Idaho, as Instrument No. 105833.
 - h. Cost Share Easement dated September 23, 2002 between the United States of America, acting through the Forest Service, Department of Agriculture, and Boise Cascade Corporation, recorded in the records of Adams County, Idaho, as Instrument No. 105190.
 - i. Cost Share Easement dated September 23, 2002 between the United States of America, acting through the Forest Service, Department of Agriculture, and Boise Cascade Corporation, recorded in the records of Adams County, Idaho, as Instrument No. 105189.
 - j. Non-Cost Share Easement dated January 30, 2004 between the United States of America, acting through the Forest Service, Department of Agriculture, and Boise Cascade Corporation, recorded in the records of Adams County, Idaho, as Instrument No. 105421.

**EXHIBIT "C" TO DEED
ADAMS COUNTY, IDAHO**

Page 3 of 5

4. Road Use Agreement dated October 21, 1974 between the State of Idaho, acting through the State Board of Land Commissioners, and Boise Cascade Corporation, as supplemented by the Boise Cascade Corporation – State of Idaho Cost Share Agreement Bacon Creek and the Boise Cascade Corporation – State of Idaho Cost Share Agreement Red Ridge Easement Agreement Cancellation, recorded in the records of Valley County, Idaho, as Instrument No. 92847, together with:
- a. State of Idaho Easement No. 4831 dated October 16, 1978 between the State of Idaho, acting through the State Board of Land Commissioners, and Boise Cascade Corporation, recorded in the records of Adams County, Idaho, as Instrument No. 63397.
 - b. State of Idaho Easement No. 4830 dated October 16, 1978 between the State of Idaho, acting through the State Board of Land Commissioners, and Boise Cascade Corporation, recorded in the records of Adams County, Idaho, as Instrument No. 63398.
 - c. State of Idaho Easement No. 4834 dated October 13, 1978 between the State of Idaho, acting through the State Board of Land Commissioners, and Boise Cascade Corporation, recorded in the records of Adams County, Idaho, as Instrument No. 63400.
 - d. State of Idaho Easement No. 4833 dated October 16, 1978 between the State of Idaho, acting through the State Board of Land Commissioners, and Boise Cascade Corporation, recorded in the records of Adams County, Idaho, as Instrument No. 63401.
 - e. State of Idaho Easement No. 6291 dated December 12, 2001 between the State of Idaho, acting through the State Board of Land Commissioners, and Boise Cascade Corporation, recorded in the records of Adams County, Idaho, as Instrument No. 100849.
 - f. Easement dated May 18, 1981 between the State of Idaho and Boise Cascade Corporation, recorded in the records of Adams County, Idaho on December 24, 1981, as Instrument No. 63402.

Boundary Line Agreements

- 5. Boundary Line Agreement (Pine Ridge) between State of Idaho, Department of Lands and SPP Land, LLC as successor owner to Potlatch Land & Lumber, LLC dated November 5, 2013.
- 6. Boundary Line Agreement between State of Idaho, Department of Lands and SPP Land, LLC as successor owner to PFHI Idaho Investment, LLC and PFPC McCall Investment, LLC dated November 7, 2012, recorded as Instrument No. 124656.
- 7. Agreement between Brown's Industries, Inc. and SPP Land, LLC as successor owner to PFHI Idaho Investment, LLC dated November 1, 2012, recorded as Instrument No. 124657.
- 8. Boundary Line Agreement (NE Little Mud) between State of Idaho, Department of Lands-Boise and SPP Land, LLC as successor owner to Potlatch Corporation dated December 16, 2013.

**EXHIBIT "C" TO DEED
ADAMS COUNTY, IDAHO**

Page 4 of 5

Other Unrecorded Permits and Easements Benefitting Third Parties

9. Easement dated December 7, 1961 from Boise Cascade Corporation to Adams County for a right-of-way (Old Council-New Meadows Road) in the SW/4SE/4 of Section 31, Township 19 North, Range 1 East and the SE/4NW/4, Lots 2, and 3 of Section 6, Township 18 North, Range 1 East, Adams County, Idaho.
10. Road Use Permit between SPP Land, LLC as successor owner to PFHI Idaho Investment, LLC and PFPC McCall Investment, LLC and Idaho Department of Lands expiring December 31, 2016.

Unrecorded Access Easements/Special Use Permits Benefitting Property

11. United States Department of Interior Bureau of Land Management Right-of-Way Grant No. I-22941 to Boise Cascade Corporation.

Recorded Access Easements

12. Easement dated August 14, 1972 between the Circle C Ranch and Boise Cascade Corporation, recorded in the records of Adams County, Idaho as Instrument No. 50533.
13. Easement Agreement dated October 27, 1994 between M. Resorts, Ltd., an Idaho limited partnership and Boise Cascade Corporation, recorded in the records of Adams County, Idaho as Instrument No. 87043.
14. Easement dated April 20, 1984 between Brown's Industries Inc. and Boise Cascade Corporation, recorded in the records of Adams County, Idaho as Instrument No. 68342.
15. United States Department of Interior Bureau of Land Management Right-of-Way Grant to Potlatch Corporation, Serial Number IDI-36708, recorded February 14, 2012, Adams County, Idaho Instrument No. 123037.
16. Easement dated November 3, 1982 between Simpco Lands, a California limited partnership and Boise Cascade Corporation, recorded in the records of Adams County Idaho as Instrument No. 65230, as supplemented by the Agreement dated October 1, 1995 between M Resorts, Ltd. and Boise Cascade Corporation, filed in the records of Adams County, Idaho as Instrument No. 89363.
17. Easement Agreement dated January 20, 1997 between M. C. Properties, LLC and Boise Cascade Corporation, recorded on February 6, 1997 in the records of Adams County, Idaho as Instrument No. 91473.
18. Easement dated September 24, 1992 between Boise Cascade Corporation and Twin Pines River Ranch, recorded in the records of Adams County, Idaho, as Instrument No. 83047.
19. Easement dated March 24, 2000 between Arthur F. Peavey and Cynthia Bennett-Peavey and Boise Cascade Corporation, recorded in the records of Adams County, Idaho, as Instrument No. 97692.

**EXHIBIT "C" TO DEED
ADAMS COUNTY, IDAHO**

Page 5 of 5

20. Road Easement dated July 1, 1999 between Jay Coalman and Boise Cascade Corporation, recorded in the records of Adams County, Idaho, as Instrument No. 96945.
21. Easement dated July 1, 1999 between South Coast Lumber Co. and Boise Cascade Corporation, recorded in the records of Adams County, Idaho, as Instrument No. 96915.
22. Easement dated July 1, 1999 between South Coast Lumber Co. and Boise Cascade Corporation, recorded in the records of Adams County, Idaho, as Instrument No. 96914.
23. Grant of Easement dated January 9, 2014 between Michael McMaster and Jacqueline McMaster and PFHI Idaho Investment, LLC, recorded on January 9, 2014 in the records of Adams County, Idaho, as Instrument No. 126256.
24. Grant of Easement dated January 8, 2014 between William Smithey and PFHI Idaho Investment, LLC, recorded on January 10, 2014 in the records of Adams County, Idaho, as Instrument No. 126266.
25. Grant of Easement dated January 8, 2014 between William Smithey and PFHI Idaho Investment, LLC, recorded on January 10, 2014 in the records of Adams County, Idaho, as Instrument No. 126267.

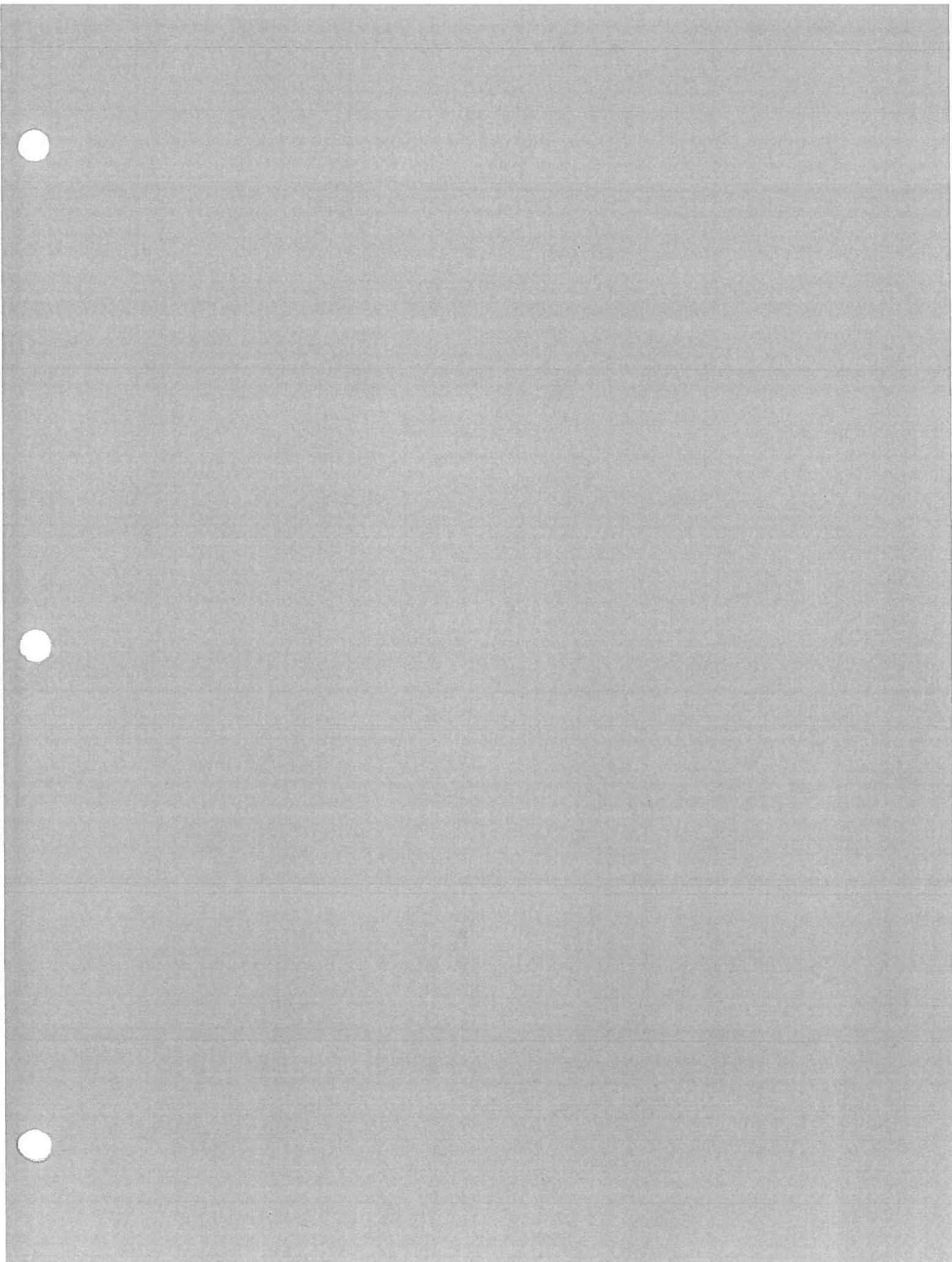
Grazing Permits

26. Grazing Permit between SPP Land, LLC and Ernie Robinson issued June 3, 2016 and expiring on December 31, 2016.
27. Grazing Permit between SPP Land, LLC and Soulen Livestock Company issued June 3, 2016 and expiring on December 31, 2016.
28. Grazing Permit between SPP Land, LLC and Sutton Livestock Co., Inc. issued June 9, 2016 and expiring on December 31, 2016.
29. Grazing Permit between SPP Land, LLC and Kurt Killgore issued May 5, 2016 and expiring on December 31, 2016.
30. Grazing Permit between SPP Land, LLC and Ronnie Legg issued July 11, 2016 and expiring on December 31, 2016.
31. Grazing Permit between SPP Land, LLC and Matt Jones issued the ____ day of ____ 2016 and expiring on December 31, 2016. (Adams and Valley Counties)

**EXHIBIT "D" TO DEED
ADAMS COUNTY, IDAHO**

Encroachments

	<u>AFFECTED PROPERTY</u>	<u>TYPE OF ENCROACHMENT</u>	<u>NAME OF ENCROACHING PARTY</u>
1.	PARCEL A: None	None	None
2.	PARCEL B: T18N, R1E Section 1: E ½ SW ¼; and Section 12: NW ¼ NW ¼	Fence encroached on Property	Clifford Barnett
3.	PARCEL C: T18N, R1E Section 34: E ½ T17N, R1E Section 2: SW ¼ NW ¼ Section 3: E ½ NE ¼	Fence encroached on Property – Removed April 2016	Carr Ranch
4.	PARCEL C: T20N, R1E Sections 10, 14 & 15	Fences encroach both ways	Browns Industries



Instrument # 505450

IDAHO COUNTY, IDAHO

08-23-2016 02:34:20 PM No. of Pages: 7

Recorded for: FIRST AMERICAN TITLE NCS - SEATTLE

Kathy M Ackerman Fee: \$28.00

Ex-Officio Recorder Deputy: DST

1st km
NCS 603496-31(6)



COPY

AFTER RECORDING RETURN TO:

DF Development, LLC
Attn: Robert B. Early
Post Office Box 111
Cisco, Texas 76437

(Space Above for Recorder's Use)

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

THAT SPP LAND, LLC, a Georgia limited liability company duly authorized to transact business in the state of Idaho (the "Grantor") for and in consideration of ten dollars (\$10.00) and other valuable consideration, receipt of which is acknowledged, does hereby grant, bargain, sell and convey unto DF DEVELOPMENT, LLC, a Nevada limited liability company (the "Grantee"), whose address is Post Office Box 111, Cisco, Texas 76437, and its successors and assigns forever, the following described Property situated in the COUNTY OF IDAHO, STATE OF IDAHO, to-wit:

ALL THOSE CERTAIN TRACTS AND PARCELS OF LAND DESCRIBED IN EXHIBIT "A" ATTACHED HERETO AND INCORPORATED HEREIN BY REFERENCE.

TOGETHER WITH any and all improvements and fixtures located thereon, all standing, growing and down timber located thereon, all easements, rights of way and access rights, all water rights, and all other hereditaments, reversions, remainders, rents, issues, profits and rights of every nature appurtenant to such Property herein described as well in law as in equity (collectively, the "Property").

SUBJECT TO:

- (a) Liens for taxes, assessments and other governmental charges which are not yet due and payable as of the date of this Special Warranty Deed;
- (b) All land use (including environmental and wetlands), forestry, and zoning laws, rules, regulations, codes and ordinances affecting the Property or the use thereof (but not liabilities or obligations of Grantor arising out of

existing violations of the same) to the extent the same do not materially detract from the value, or materially interfere with the use, of the Property or any parcel thereof;

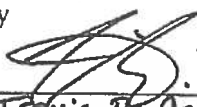
- (c) Any rights of the United States of America, of the State in which the Property is located or any other parties whatsoever, in the use and continuous flow of any brooks, streams or other natural water courses or water bodies within, crossing or abutting the Property, including, without limitation, water rights, riparian rights and navigational servitudes, or to the beds and banks of such water courses below the ordinary highwater mark thereof and the right of governments to regulate the use of shore and riparian areas;
- (d) All existing publically dedicated streets and roads which would be disclosed by a physical inspection or accurate survey of the Property;
- (e) All existing non-publically dedicated roads, and easements therefor, so long as the same are used by third parties on terms and conditions customary in the timberland industry;
- (f) All (i) cemeteries and burial grounds and (ii) all electrical power, telephone, gas, sanitary sewer, storm sewer, water and other utility lines on, over or under the Property together with easements for the same to the extent such easements do not contain provisions that materially detract from the value, or materially interfere with the use, of the Property or any parcel thereof;
- (g) Liens or encumbrances affecting the Property created by Grantee;
- (h) Possible additional taxes and penalties that may be assessed if the Property is disqualified for assessment on the basis of forestland or farmland unless the disqualification results from Grantor's use of the Property, actions taken or failure to take any action prior to the date of this conveyance, or as a result of the occurrence of this transaction;
- (i) All matters on **EXHIBIT "B"**;
- (j) All prior oil, gas and mineral conveyances or reservations;
- (k) All Leases and Contracts identified on **EXHIBIT "C"**;
- (l) Specific encroachments identified on **EXHIBIT "D"**;
- (m) Any easement, covenant, use restriction, zoning restriction, boundary line dispute, encroachment or other third-party right affecting any of the Property not described in items (a) through (l) above, to the extent the same do not materially detract from the value or materially interfere with the use of, the Property or any parcel thereof.

TO HAVE AND TO HOLD the same under the said Grantee, and its successors and assigns forever, with all appurtenances thereunto belonging, except for those matters set forth herein.

And the said Grantor hereby covenants with the said Grantee, that it will forever warrant and defend the title to the said Property against all claims by and through the Grantor, but against none other, subject, however, to the matters set forth above.

IN WITNESS WHEREOF, SPP LAND, LLC has caused this Special Warranty Deed to be executed by and through its duly authorized Manager, on the 19 day of August, 2016.

SPP LAND, LLC, a Georgia limited liability company

By: 

Name: Travis B. Griffith

Title: Manager

STATE OF GEORGIA)

) ss.

COUNTY OF BIBB)

On this 19 day of August, 2016, before me, the undersigned, a Notary Public in and for said state, personally appeared Travis B. Griffith known to me to be the Manager and authorized signor of SPP LAND, LLC, a Georgia limited liability company duly authorized to transact business in Idaho, as Manager of SPP LAND, LLC, that executed the within Special Warranty Deed, and on behalf of said SPP LAND, LLC, acknowledged to me that he executed the same for and on behalf of SPP LAND, LLC, to be the free and voluntary act of such party for the uses and purposes mentioned in the Special Warranty Deed.

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




Notary Public for the State of Georgia
My commission expires: 9/20/16

**EXHIBIT "A" TO DEED
IDAHO COUNTY, IDAHO**

Page 1 of 1

Township 21 North, Range 1 East, Boise Meridian, Idaho County, Idaho

Section 13: N $\frac{1}{2}$ SW $\frac{1}{4}$, SW $\frac{1}{4}$ SW $\frac{1}{4}$

Section 24: NW $\frac{1}{4}$ NW $\frac{1}{4}$, NE $\frac{1}{4}$ SW $\frac{1}{4}$, S $\frac{1}{2}$ SW $\frac{1}{4}$ East of the Little Salmon River

Section 25: NW $\frac{1}{4}$ NE $\frac{1}{4}$, NE $\frac{1}{4}$ NW $\frac{1}{4}$ East of the Little Salmon River, NW $\frac{1}{4}$ SW $\frac{1}{4}$ East of the Little Salmon River

Section 26: S $\frac{1}{2}$ SE $\frac{1}{4}$ East of the Little Salmon River

Section 35: SE $\frac{1}{4}$, NE $\frac{1}{4}$ East of the Little Salmon River

Less: Highway Right of Way deeded to the State of Idaho in deeds recorded as Instrument Numbers 72029, 118237, and 256636.

This is the same property conveyed to SPP LAND, LLC by PFPC MCCALL INVESTMENT, LLC by Special Warranty Deed filed April 21, 2016 as Instrument No. 503901

**EXHIBIT "B" TO DEED
PERMITTED EXCEPTIONS**

Idaho County, Idaho

Page 1 of 1

1. Any encroachment, encumbrance, violation, variation, or adverse circumstance affecting the title to the Property including discrepancies, conflicts in boundary lines, shortage in area, or any other facts that would be disclosed by an accurate and complete survey of the land, and that are not shown in the public records.
2. Right of Way Easement to Mountain States Telephone and Telegraph Company recorded November 10, 1932 as Instrument Number 99881.
3. Covenants, conditions, restrictions and easements contained in Right of Way Deed to State of Idaho recorded July 10, 1937 as Instrument Number 118237.
4. Subject to existing right of way easements for irrigation ditches, telephone lines and forest protection roads in Deed recorded August 22, 1946 as Instrument Number 153385.
5. Access Road Easement to United States of America recorded November 3, 1965 as Instrument Number 221632.
6. Covenants, conditions, restrictions and easements contained in Deed to the State of Idaho recorded December 13, 1974 as Instrument Number 256636.
7. All matters, covenants, conditions, restrictions, easements and any rights, interests or claims which may exist by reason thereof, disclosed by the Record of Surveys noted below, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status, or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c).
Record of Surveys:
recorded September 1, 1993 as Instrument Number 370456;
recorded January 14, 1997 as Instrument Number 391098.
8. Nonexclusive Road Easement to the United States of America recorded June 30, 1994 as Instrument Number 375121.
9. State of Idaho Acquired Easement No. 493 recorded May 3, 1999 as Instrument Number 0405808.
10. Agreements in Asset Purchase Agreement in Warranty Deed recorded September 10, 2007 as Instrument Number 457302.

**EXHIBIT "C" TO DEED
IDAHO COUNTY, IDAHO**

Page 1 of 1

LEASES AND CONTRACTS

Cost-Sharing Agreements:

1. Road Use Agreement dated October 21, 1974 between the State of Idaho, acting through the State Board of Land Commissioners, and SPP LAND, LLC, as successor owner of land formerly owned by Boise Cascade Corporation, as supplemented by the Boise Cascade Corporation – State of Idaho Cost Share Agreement Bacon Creek and the Boise Cascade Corporation – State of Idaho Cost Share Agreement Red Ridge Easement Agreement Cancellation, recorded in the records of Valley County, Idaho, as Instrument No. 92847, together with:
 - a. State of Idaho Easement No. 4827 dated October 18, 1978 between the State of Idaho, acting through the State Board of Land Commissioners, and Boise Cascade Corporation, recorded in the records of Idaho County, Idaho, as Instrument No. 296054.

Unrecorded Access Easements/Special Use Permits Benefitting Property

2. United States Department of Interior Bureau of Land Management Right-of-Way Grant No. IDI-28952 to Boise Cascade Corporation.

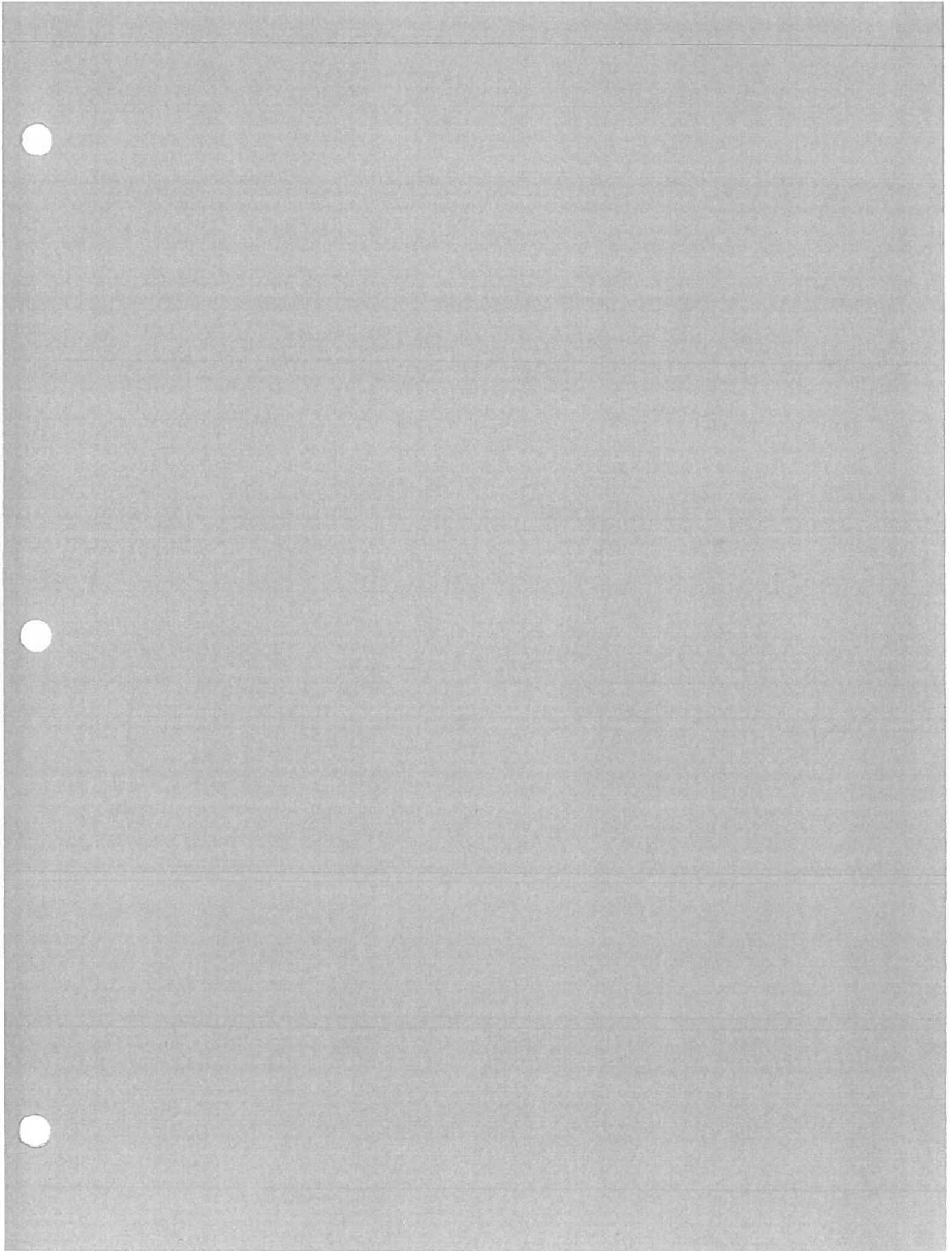
Recorded Access Easements

3. Easement for Right-of-Way dated February 4, 1952 between Samuel A. Swayne and Cleo R. Swayne and Boise Payette Lumber Company, recorded in the records of Idaho County, Idaho as Instrument No. 172445.

**EXHIBIT "D" TO DEED
IDAHO COUNTY, IDAHO**
Page 1 of 1

ENCROACHMENTS

NONE



187 km
NCS 900000-2/187

 COPY

AFTER RECORDING RETURN TO:

DF Development, LLC
Attn: Robert B. Early
Post Office Box 111
Cisco, Texas 76437

(Space Above for Recorder's Use)

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

THAT SPP LAND, LLC, a Georgia limited liability company duly authorized to transact business in the state of Idaho (the "Grantor") for and in consideration of ten dollars (\$10.00) and other valuable consideration, receipt of which is acknowledged, does hereby grant, bargain, sell and convey unto DF DEVELOPMENT, LLC, a Nevada limited liability company (the "Grantee"), whose address is Post Office Box 111, Cisco, Texas 76437, and its successors and assigns forever, the following described Property situated in the COUNTY OF VALLEY, STATE OF IDAHO, to-wit:

ALL THOSE CERTAIN TRACTS AND PARCELS OF LAND DESCRIBED IN EXHIBIT "A" ATTACHED HERETO AND INCORPORATED HEREIN BY REFERENCE.

TOGETHER WITH any and all improvements and fixtures located thereon, all standing, growing and down timber located thereon, all easements, rights of way and access rights, all water rights, and all other hereditaments, reversions, remainders, rents, issues, profits and rights of every nature appurtenant to such Property herein described as well in law as in equity (collectively, the "Property").

SUBJECT TO:

- (a) Liens for taxes, assessments and other governmental charges which are not yet due and payable as of the date of this Special Warranty Deed;
- (b) All land use (including environmental and wetlands), forestry, and zoning laws, rules, regulations, codes and ordinances affecting the Property or the use thereof (but not liabilities or obligations of Grantor arising out of

existing violations of the same) to the extent the same do not materially detract from the value, or materially interfere with the use, of the Property or any parcel thereof;

- (c) Any rights of the United States of America, of the State in which the Property is located or any other parties whatsoever, in the use and continuous flow of any brooks, streams or other natural water courses or water bodies within, crossing or abutting the Property, including, without limitation, water rights, riparian rights and navigational servitudes, or to the beds and banks of such water courses below the ordinary highwater mark thereof and the right of governments to regulate the use of shore and riparian areas;
- (d) All existing publically dedicated streets and roads which would be disclosed by a physical inspection or accurate survey of the Property;
- (e) All existing non-publically dedicated roads, and easements therefor, so long as the same are used by third parties on terms and conditions customary in the timberland industry;
- (f) All (i) cemeteries and burial grounds and (ii) all electrical power, telephone, gas, sanitary sewer, storm sewer, water and other utility lines on, over or under the Property together with easements for the same to the extent such easements do not contain provisions that materially detract from the value, or materially interfere with the use, of the Property or any parcel thereof;
- (g) Liens or encumbrances affecting the Property created by Grantee;
- (h) Possible additional taxes and penalties that may be assessed if the Property is disqualified for assessment on the basis of forestland or farmland unless the disqualification results from Grantor's use of the Property, actions taken or failure to take any action prior to the date of this conveyance, or as a result of the occurrence of this transaction;
- (i) All matters on **EXHIBIT "B"**;
- (j) All prior oil, gas and mineral conveyances or reservations;
- (k) All Leases and Contracts identified on **EXHIBIT "C"**;
- (l) Specific encroachments identified on **EXHIBIT "D"**;
- (m) Any easement, covenant, use restriction, zoning restriction, boundary line dispute, encroachment or other third-party right affecting any of the Property not described in items (a) through (l) above, to the extent the same do not materially detract from the value or materially interfere with the use of, the Property or any parcel thereof.

TO HAVE AND TO HOLD the same under the said Grantee, and its successors and assigns forever, with all appurtenances thereunto belonging, except for those matters set forth herein.

And the said Grantor hereby covenants with the said Grantee, that it will forever warrant and defend the title to the said Property against all claims by and through the Grantor, but against none other, subject, however, to the matters set forth above.

IN WITNESS WHEREOF, SPP LAND, LLC has caused this Special Warranty Deed to be executed by and through its duly authorized Manager, on the 19 day of August, 2016.

SPP LAND, LLC, a Georgia limited liability company

By: [Signature]
Name: Travis B. Griffith
Title: Manager

STATE OF GEORGIA)
) ss.
COUNTY OF BIBB)

On this 19 day of August, 2016, before me, the undersigned, a Notary Public in and for said state, personally appeared Travis B. Griffith known to me to be the Manager and authorized signor of SPP LAND, LLC, a Georgia limited liability company duly authorized to transact business in Idaho, as Manager of SPP LAND, LLC, that executed the within Special Warranty Deed, and on behalf of said SPP LAND, LLC, acknowledged to me that he executed the same for and on behalf of SPP LAND, LLC, to be the free and voluntary act of such party for the uses and purposes mentioned in the Special Warranty Deed.

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



[Signature]
Notary Public for the State of Georgia
My commission expires: 9/20/16

EXHIBIT "A"
VALLEY COUNTY, IDAHO
Page 1 of 61

PARCEL 1:

Tract 1

LOT 1 A OF THE WEST MOUNTAIN SUBDIVISION OF THE OFFICIAL PLAT IN THE OFFICE OF THE RECORDER, VALLEY COUNTY, IDAHO, RECORDED NOVEMBER 13, 1962, AS INSTRUMENT NUMBER 59216, BOOK 2 OF PLATS, AT PAGE 50.
(RP00281000001A)

TOWNSHIP 11 NORTH, RANGE 3 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO.

Tract 2

SECTION 2:

GOVERNMENT LOTS 3, 4, 5, 6 AND 7
SW1/4 NW1/4

EXCEPTING THEREFROM: THAT PORTION OF SAID LAND CONVEYED TO THE OREGON SHORT LINE RAILROAD BY DEED RECORDED JANUARY 26, 1914, AS INSTRUMENT NO. 19704.

FURTHER EXCEPTING THEREFROM: STATE HIGHWAY 55 RIGHT-OF-WAY.
(RP11N03E022405 & RP11N03E023005 & RP11N03E020606)

Tract 3

SECTION 3:

S1/2 NW1/4
S1/2 NE1/4
N1/2 SW1/4
SW1/4 SW1/4
W1/2 SE1/4 SW1/4
GOVERNMENT LOTS 1, 2, 3 AND 4
NW1/4 SE1/4

EXCEPTING THEREFROM:

BEGINNING AT A STONE SET FOR THE NORTHEAST CORNER OF SAID NW1/4 SE1/4, WHICH STONE IS LOCATED 1310 FEET WEST FROM THE QUARTER CORNER COMMON TO SECTIONS 2 AND 3 OF ABOVE TOWNSHIP AND RANGE; THENCE SOUTH 0° 25' EAST, 1056 FEET ALONG THE EAST LINE OF SAID NW1/4 SE1/4, SECTION 3, THENCE WEST 150 FEET TO THE WEST LINE OF THE "YOST PROPERTY," THE REAL PLACE OF BEGINNING, AN IRON PIPE; THENCE SOUTH 0° 25' EAST, 99 FEET ALONG THE WEST LINE OF THE "YOST PROPERTY" TO A POINT ON THE NORTH BOUNDARY OF THE STATE HIGHWAY, AN IRON PIPE; THENCE SOUTHWESTERLY ALONG THE NORTHWEST BOUNDARY OF THE STATE HIGHWAY, FOLLOWING A CURVE TO THE LEFT A RADIUS OF 1398.5 FEET, 380 FEET, MORE OR LESS, TO AN IRON PIPE SET IN THE SOUTH LINE OF SAID NW1/4 SE1/4; THENCE NORTH 89° 58' WEST, ALONG THE SOUTH LINE OF SAID NW1/4 SE1/4, 435 FEET TO AN IRON PIPE; THENCE NORTH 0° 25' WEST, 264 FEET TO AN IRON PIPE; THENCE SOUTH 89° 58' EAST, 782.8 FEET TO AN IRON PIPE AND THE REAL PLACE OF BEGINNING.

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FURTHER EXCEPTING THEREFROM:

BEGINNING AT A STONE SET FOR THE NORTHEAST CORNER OF SAID NW1/4 SE1/4, WHICH IS LOCATED 1310 FEET WEST FROM THE QUARTER CORNER COMMON TO SECTIONS 2 AND 3 OF ABOVE TOWNSHIP AND RANGE; THENCE SOUTH 0° 25' EAST, 656.0 FEET ALONG THE EAST LINE OF SAID NW1/4 SE1/4; SECTION 3, THENCE WEST 150 FEET TO THE WEST LINE OF THE "YOST" PROPERTY, THE REAL PLACE OF BEGINNING, AN IRON PIPE; THENCE NORTH 89° 58' WEST, 303.0 FEET TO AN IRON PIPE; THENCE SOUTH 0° 25' EAST, 400 FEET TO AN IRON PIPE ON THE NORTH LINE OF THE "HAVERFIELD" PROPERTY; THENCE SOUTH 89° 58' EAST, ALONG THE NORTH LINE OF THE "HAVERFIELD" PROPERTY, 303.0 FEET TO AN IRON PIPE ON THE WEST LINE OF THE "YOST" PROPERTY; THENCE NORTH 0° 25' WEST, 400.0 FEET TO THE PLACE OF BEGINNING.

FURTHER EXCEPTING THEREFROM:

THAT PART OF THE NW1/4 SE1/4 AND LOT 8, SECTION 3, IN TOWNSHIP 11 NORTH OF RANGE 3 EAST, BOISE MERIDIAN, LYING SOUTH AND EAST OF THE CENTERLINE OF STATE HIGHWAY 55, AND WEST OF THE "YOST" PROPERTY DESCRIBED AS THE EAST 150 FEET OF SAID NW1/4 SE1/4 AND SAID LOT 8. (RPI1N03E030000)

ALSO EXCEPTING THEREFROM:

A STRIP OF LAND 150 FEET IN WIDTH ALONG THE WEST LINE OF LOT 5 AND NORTH OF THE STATE HIGHWAY IN THE NW1/4 SE1/4 OF SECTION 3, TOWNSHIP 11 NORTH, RANGE 3 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO, WHICH STRIP IS MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT A STONE SET FOR THE NORTHWEST CORNER OF LOT 5, ABOVE TOWNSHIP AND RANGE, WHICH STONE IS LOCATED 1310 FEET WEST FROM THE QUARTER CORNER COMMON TO SECTIONS 2 AND 3 OF ABOVE TOWNSHIP AND RANGE; THENCE WEST 150 FEET; THENCE SOUTH PARALLEL TO AND AT EVERY POINT DISTANT 150 FEET FROM THE WEST LINE OF SAID LOT 5, A DISTANCE OF 1155 FEET, MORE OR LESS, TO AN INTERSECTION WITH THE NORTH BOUNDARY OF THE STATE HIGHWAY; THENCE EASTERLY ALONG THE NORTH BOUNDARY OF THE STATE HIGHWAY FOLLOWING A CURVE TO THE RIGHT WITH A RADIUS OF 1398.5 FEET, A DISTANCE OF 156 FEET, MORE OR LESS, TO AN IRON PIPE SET IN THE WEST LINE OF SAID LOT 5 AT ITS INTERSECTION WITH THE NORTH BOUNDARY OF SAID STATE HIGHWAY; THENCE NORTH ALONG THE WEST LINE OF SAID LOT 5, 1118.4 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.

ALSO EXCEPTING THEREFROM:

COMMENCING AT THE CENTER SOUTH 1/16 CORNER OF SECTION 3, TOWNSHIP 11 NORTH, RANGE 3 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO, BEING A GRANITE STONE; THENCE EAST ON THE NORTH LINE OF COUGAR MOUNTAIN SUBDIVISION NO. 1, A DISTANCE OF 377.00 FEET TO A 5/8 INCH REBAR, AND BEING THE SOUTHWEST CORNER OF A RECORD OF SURVEY INSTRUMENT NO. 158856; THENCE N. 1°25'21" W., ON THE WEST SIDE OF SAID SURVEY, A DISTANCE OF 255.94 FEET TO A 1 INCH PIPE, AND BEING THE TRUE POINT OF BEGINNING; THENCE N. 1°30'10" E., A DISTANCE OF 242.42 FEET TO A 5/8 INCH REBAR; THENCE N. 89°52'11" E., A DISTANCE OF 479.21 FEET TO A 5/8 INCH REBAR; THENCE S. 0°90'41" W., A DISTANCE OF 249.91 FEET TO A 1 INCH PIPE AND ON THE NORTHEAST CORNER OF RECORD OF SURVEY, INSTRUMENT NO. 158856; THENCE N. 89°14'06" W., ON THE NORTH LINE OF SAID RECORD OF SURVEY A DISTANCE OF 485.56 FEET TO THE POINT OF BEGINNING.

ALSO EXCEPTING THEREFROM:

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BEGINNING AT THE SOUTHEAST CORNER OF THE NW¼SE¼ OF SECTION 3, TOWNSHIP 11 NORTH, RANGE 3 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO, THENCE WESTERLY ALONG THE SOUTH BOUNDARY OF SAID NW¼SE¼, A DISTANCE OF 933 FEET TO THE REAL POINT OF BEGINNING; THENCE AT RIGHT ANGLES NORTHERLY A DISTANCE OF 500 FEET; THENCE AT RIGHT ANGLES WESTERLY A DISTANCE OF 377 FEET, MORE OR LESS, TO THE WEST BOUNDARY OF SAID NW¼SE¼; THENCE AT RIGHT ANGLES SOUTHERLY A DISTANCE OF 500 FEET; THENCE AT RIGHT ANGLES EASTERLY A DISTANCE OF 377 FEET, MORE OR LESS TO THE POINT OF BEGINNING.

FURTHER EXCEPTING THEREFROM: STATE HIGHWAY 55 RIGHT-OF-WAY.

Tract 4

SECTION 4: ALL OF SAID SECTION
(RP11N03E040005)

Tract 5

SECTION 9:
NW¼
E½
N½ SW¼
(RP11N03E090006 & RP11N03E097205)

Tract 6

SECTION 10:
W½ NW¼
W½ SW¼
SE¼ SW¼, LYING WEST OF THE WEST LINE OF HIGHWAY 55;
GOVERNMENT LOTS 2, 3, AND 6, LYING WEST OF THE WEST LINE OF HIGHWAY 55.

EXCEPTING THEREFROM:
COMMENCING AT THE WEST QUARTER CORNER OF SAID SECTION 10, A FOUND ALUMINUM MONUMENT C.P.F. INSTRUMENT NO. 139786 CORNER RECORD OF SAID VALLEY COUNTY; THENCE A BEARING OF SOUTH 89° 37' 54" EAST, A DISTANCE OF 1644.31 FEET ON THE CENTER-SECTION LINE OF SAID SECTION 10 TO A POINT; THENCE A BEARING OF SOUTH 42° 15' 26" EAST, A DISTANCE OF 84.57 FEET TO A SET 5/8 INCH REBAR BEING THE TRUE POINT OF BEGINNING. THENCE A BEARING OF SOUTH 34° 01' 52" EAST, A DISTANCE OF 163.54 FEET TO A SET 5/8 INCH REBAR; THENCE A BEARING OF SOUTH 12° 32' 05" EAST, A DISTANCE OF 85.53 FEET TO A SET 5/8 INCH REBAR; THENCE A BEARING SOUTH 47° 59' 46" WEST, A DISTANCE OF 147.31 FEET TO A SET 5/8 INCH REBAR; THENCE A BEARING OF SOUTH 80° 10' 47" WEST, A DISTANCE OF 179.35 FEET TO A SET 5/8 INCH REBAR; THENCE A BEARING OF SOUTH 0° 16' 15" WEST, A DISTANCE OF 102.08 FEET TO A SET 5/8 INCH REBAR; THENCE A BEARING OF NORTH 90° 00' 00" EAST, A DISTANCE OF 548.33 FEET TO A SET 5/8 INCH REBAR ON THE WEST RIGHT-OF-WAY BOUNDARY OF STATE HIGHWAY 55; THENCE A CURVE TO THE RIGHT, ON SAID RIGHT-OF-WAY BOUNDARY, WHICH CURVE HAS A RADIUS OF 2934.79 FEET, A LENGTH OF 892.34 FEET, AND A LONG CHORD WHICH BEARS NORTH 8° 31' 52" EAST, A DISTANCE OF 888.91 FEET TO A SET 5/8 INCH REBAR;

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THENCE A BEARING OF NORTH 72° 45' 30" WEST, A DISTANCE OF 35.44 FEET TO A POINT ON THE CENTERLINE OF HIGH VALLEY ROAD; THENCE A BEARING OF SOUTH 26° 17' 47" WEST, A DISTANCE OF 311.18 FEET ON SAID CENTERLINE TO A POINT; THENCE ON A CURVE TO THE RIGHT, ON SAID CENTERLINE, WHICH CURVE HAS A RADIUS OF 99.12 FEET, A LENGTH OF 174.53 FEET, AND A LONG CHORD WHICH BEARS SOUTH 76° 44' 25" WEST, A DISTANCE OF 152.84 FEET TO A POINT; THENCE A BEARING OF NORTH 52° 48' 58" WEST, A DISTANCE OF 143.30 FEET ON SAID CENTERLINE TO A POINT; THENCE ON A CURVE TO THE LEFT, ON SAID CENTERLINE, WHICH CURVE HAS A RADIUS OF 176.40 FEET, A LENGTH OF 124.55 FEET, AND A LONG CHORD WHICH BEARS NORTH 73° 02' 39" WEST, A DISTANCE OF 121.98 FEET TO A POINT; THENCE A BEARING OF SOUTH 86° 43' 41" WEST, A DISTANCE OF 61.22 FEET ON SAID CENTERLINE TO A POINT; THENCE A BEARING OF SOUTH 0° 26' 53" EAST, A DISTANCE OF 125.27 FEET TO A SET 5/8 INCH REBAR; THENCE A BEARING OF SOUTH 42° 15' 26" EAST, A DISTANCE OF 160.36 FEET TO THE POINT OF BEGINNING.

FURTHER EXCEPTING THEREFROM:

COMMENCING AT THE EAST QUARTER CORNER OF SAID SECTION 10, A FOUND BRASS CAP MONUMENT, C.P.F. INSTRUMENT NO. 104009 CORNER RECORDS OF SAID VALLEY COUNTY; THENCE A BEARING OF NORTH 89° 37' 54" WEST, A DISTANCE OF 2560.61 FEET ON THE CENTER-SECTION LINE OF SAID SECTION 10 TO A POINT ON THE WEST BANK ON THE NORTH FORK OF THE PAYETTE RIVER; THENCE A BEARING OF SOUTH 1° 01' 50" EAST, A DISTANCE OF 2.22 FEET TO A SET 5/8 INCH REBAR BEING THE TRUE POINT OF BEGINNING. THENCE A BEARING OF NORTH 1° 01' 50" WEST, A DISTANCE OF 272.01 FEET (RECORD NORTH 1° 01' WEST, 272.0 FEET) ON SAID WEST BANK TO A SET 5/8 INCH REBAR; THENCE A BEARING OF NORTH 12° 48' 50" WEST, A DISTANCE OF 222.01 FEET (RECORD NORTH 12° 48' WEST, 222.0 FEET) ON SAID WEST BANK TO SET 5/8 INCH REBAR; THENCE A BEARING OF SOUTH 80° 10' 10" WEST, A DISTANCE OF 296.78 FEET (RECORD SOUTH 80° 11' WEST, 326.2 FEET) TO THE EASTERLY RIGHT-OF-WAY BOUNDARY OF STATE HIGHWAY 55; THENCE ON A CURVE TO THE LEFT, ON SAID RIGHT-OF-WAY BOUNDARY, WHICH CURVE HAS A RADIUS OF 2804.79 FEET, A LENGTH OF 1403.49 FEET, AND A LONG CHORD WHICH BEARS SOUTH 5° 04' 50" WEST, A DISTANCE OF 1388.89 FEET TO A SET 5/8 INCH REBAR; THENCE ON A CURVE TO THE LEFT, ON SAID RIGHT-OF-WAY BOUNDARY, WHICH CURVE HAS A RADIUS OF 656.20 FEET, A LENGTH OF 549.48 FEET, AND A LONG CHORD WHICH BEARS SOUTH 33° 30' 37" EAST, A DISTANCE OF 533.57 FEET TO A SET 5/8 INCH REBAR; THENCE A BEARING OF NORTH 32° 30' 03" EAST, A DISTANCE OF 10.00 FEET ON SAID RIGHT-OF-WAY BOUNDARY TO A SET 5/8 INCH REBAR; THENCE ON A SPIRAL CURVE TO THE LEFT, ON SAID RIGHT-OF-WAY BOUNDARY, WHICH SPIRAL CURVE HAS A LONG CHORD WHICH BEARS SOUTH 62° 34' 12" EAST, A DISTANCE OF 187.34 FEET TO A SET 5/8 INCH REBAR; THENCE A BEARING OF SOUTH 65° 11' 50" EAST, A DISTANCE OF 133.96 FEET ON SAID RIGHT-OF-WAY BOUNDARY TO A SET 5/8 INCH REBAR; THENCE ON A CURVE TO THE RIGHT, ON SAID RIGHT-OF-WAY BOUNDARY, WHICH CURVE HAS A RADIUS OF 1215.92 FEET, A LENGTH OF 457.15 FEET, AND A LONG CHORD WHICH BEARS SOUTH 54° 50' 56" EAST, A DISTANCE OF 454.46 FEET TO A SET 5/8 INCH REBAR; THENCE A BEARING OF NORTH 43° 41' 41" EAST, A DISTANCE OF 27.60 FEET (RECORD NORTH 43° 30' EAST, 31.0 FEET) TO A SET 5/8 INCH REBAR ON SAID WEST BANK OF THE NORTH FORK OF THE PAYETTE RIVER; THENCE A BEARING OF NORTH 28° 00' 19" WEST, A DISTANCE OF 276.84 FEET (RECORD NORTH 28° 12' WEST, 280.0 FEET) ON SAID WEST BANK TO A SET 5/8 INCH REBAR; THENCE A BEARING OF NORTH 19° 43' 17" WEST, A DISTANCE OF 197.74 FEET (RECORD NORTH 19° 55' WEST, 200.0 FEET) ON SAID WEST BANK TO A SET 5/8 INCH

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REBAR; THENCE A BEARING OF NORTH 19° 21' 50" WEST, A DISTANCE OF 245.01 FEET (RECORD NORTH 19° 21' WEST, 245.0 FEET) ON SAID WEST BANK TO A SET 5/8 INCH REBAR; THENCE A BEARING OF NORTH 8° 11' 50" WEST, A DISTANCE OF 247.01 FEET (RECORD NORTH 8° 11' WEST, 247.0 FEET) ON SAID WEST BANK TO A SET 5/8 INCH REBAR; THENCE A BEARING OF NORTH 18° 52' 50" WEST, A DISTANCE OF 558.02 FEET (RECORD NORTH 18° 52' WEST, 558.0 FEET) ON SAID WEST BANK TO A SET 5/8 INCH REBAR; THENCE A BEARING OF NORTH 0° 08' 50" WEST, A DISTANCE OF 200.01 FEET; (RECORD NORTH 0° 08' WEST, 200.0 FEET) ON SAID WEST BANK TO A SET 5/8 INCH REBAR; THENCE A BEARING OF NORTH 6° 19' 50" WEST A DISTANCE OF 132.90 FEET (RECORD NORTH 6° 19' WEST, 132.9 FEET) ON SAID WEST BANK TO THE POINT OF BEGINNING.

FURTHER EXCEPTING THEREFROM: COUGAR MOUNTAIN SUBDIVISION NO. II.

FURTHER EXCEPTING THEREFROM:

A PIECE OR PARCEL OF LAND LYING AND BEING IN PARTS OF LOTS 2 AND 3, SECTION 10, TOWNSHIP 11 NORTH, RANGE 3 EAST, BOISE MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE POINT OF INTERSECTION OF THE WESTERN RIGHT OF WAY BOUNDARY OF STATE HIGHWAY 55, FIFTY FEET PERPENDICULARLY FROM ITS CENTERLINE, AND THE NORTH LINE OF LOT 2, SECTION 10; THENCE SOUTHERLY FOLLOWING THE WESTERLY RIGHT OF WAY BOUNDARY OF SAID HIGHWAY ALONG A CURVE TO THE LEFT AND CONTINUING ALONG ITS TANGENT TO A POINT 880 FEET SOUTH OF THE NORTH LINE OF SAID LOT 2 TO A POINT WHICH IS THE REAL PLACE OF BEGINNING; THENCE SOUTHERLY ALONG SAID HIGHWAY RIGHT OF WAY A DISTANCE OF 1263 FEET TO THE NORTH LINE OF THE STATE LAND WHICH IS ADMINISTERED BY THE SOUTHERN IDAHO TIMBER PROTECTIVE ASSOCIATION; THENCE WEST ALONG THE NORTH BOUNDARY OF THE AFORE DESCRIBED STATE LAND A DISTANCE OF 359 FEET TO THE SOUTHWEST CORNER OF THIS PROPERTY: FROM SAID SOUTHWEST CORNER NORTHERLY ALONG A LINE WHICH IS PARALLEL TO AND 359 FEET A DISTANCE WEST OF THE WEST BOUNDARY OF THE HIGHWAY 55 RIGHT OF WAY, A DISTANCE OF 1263 FEET TO THE NORTHWEST CORNER OF SAID PROPERTY; THENCE EAST A DISTANCE OF 359 FEET TO THE POINT OF BEGINNING.

FURTHER EXCEPTING THEREFROM:

A PARCEL OF LAND SITUATED IN GOVERNMENT LOT 6 AND THE SE ¼ OF THE SW ¼ OF SECTION 10, TOWNSHIP 11 NORTH, RANGE 3 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTH 1/4 CORNER OF SAID SECTION 10; THENCE N9°24'58"W, 1168.98 FEET TO THE EAST CORNER OF THE PROPERTY. FALLING ON THE WEST RIGHT-OF-WAY OF HIGHWAY 55 AT THE POINT OF SPIRAL TO CURVE (PSC), STATION NUMBER 969+56.0, AS PER SHEETS 10 AND 11 OF THE PLANS FOR FEDERAL HIGHWAY PROJECT 23-A9, AND THE POINT OF BEGINNING; THENCE, DEPARTING SAID WEST RIGHT-OF-WAY, S0°18'56"E, 109.00 FEET TO A POINT, THE SOUTHEAST CORNER OF THE PROPERTY; THENCE N83°38'32"W, 459.27 FEET TO A POINT, THE SOUTHWEST CORNER OF THE PROPERTY; THENCE N26°54'41"W, 235.32 FEET TO A POINT, THE WEST CORNER OF THE PROPERTY; THENCE N40°47'39"E, 358.10 FEET TO A POINT, THE NORTH CORNER OF THE PROPERTY, FALLING ON A NON-TANGENT CURVE ON SAID WEST RIGHT-OF-WAY OF HIGHWAY 55; THENCE ALONG SAID WEST RIGHT-OF-WAY. 546.27 FEET ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 786.20 FEET, A DELTA ANGLE OF 39°48'38", AND A LONG CHORD OF 535.35 FEET BEARING S37°50'13"E, TO THE POINT OF BEGINNING.

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FURTHER EXCEPTING THEREFROM:

A PARCEL OF LAND SITUATED IN GOVERNMENT LOT 6 AND THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 10, TOWNSHIP 11 NORTH, RANGE 3 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTH 1/4 CORNER OF SAID SECTION 10; THENCE N 30°34'44"W 1271.98 FEET TO THE SOUTHEAST CORNER OF THE PROPERTY BEING ALSO THE SOUTHWEST CORNER OF THE PREVIOUS PARK PARCEL, CREATED IN 2011, AND THE POINT OF BEGINNING; THENCE, ALONG THE EXTERIOR OF THE NEW PARK PARCEL, S.58°17'30"W, 376.23 FEET TO A POINT; THENCE S.50°30'21"W., 371.52 FEET TO A POINT; THENCE N.54°02'31"W., 18.15 FEET MORE OR LESS TO THE THREAD OF TRIPOD CREEK; THENCE APPROXIMATING SAID THREAD, N.13°11'23"E., 129.69 FEET TO A POINT; THENCE N.40°14'15"E., 134.53 FEET TO A POINT; THENCE N.23°52'14"E., 58.11 FEET TO A POINT; THENCE N.63°05'01"E., 36.12 FEET TO A POINT; THENCE N.16°54'38"E., 56.50 FEET TO A POINT; THENCE N.33°13'10"W., 33.59 FEET TO A POINT; THENCE N.2°55'35"E., 70.09 FEET TO A POINT; THENCE N.20°15'35"E., 56.10 FEET TO A POINT; THENCE N.46°04'48"E., 155.42 FEET TO A POINT; THENCE N.14°06'56"E., 48.85 FEET TO A POINT; THENCE N.31°10'19"E., 77.03 FEET TO A POINT; THENCE N.27°22'15"E., 77.52 FEET TO A POINT; THENCE N.53°14'10"E., 50.59 FEET TO A POINT; THENCE, DEPARTING SAID THREAD OF TRIPOD CREEK, N.8°00'23"W., 42.47 FEET TO A POINT ON THE LEFT BANK OF TRIPOD CREEK; THENCE DEPARTING SAID BANK, N.25°31'43"E., 99.04 FEET TO A POINT; THENCE N.20°28'37"E., 254.77 FEET TO A POINT; THENCE N.36°59'13"E., 147.48 FEET TO A POINT; THENCE 164.99 FEET ALONG A NON-TANGENT CURVE TO THE RIGHT, HAVING A DELTA ANGLE OF 3°10'40", A RADIUS OF 2974.79 FEET, AND A LONG CHORD OF 164.99 FEET BEARING N.1°58'50"W., TO A POINT ON THE SOUTH BOUNDARY OF THE OLD SITPA PARCEL; THENCE ALONG SAID SOUTH BOUNDARY, N.89°44'24"E., 40.00 FEET TO THE SOUTHEAST CORNER OF SAID PARCEL, ON THE WEST RIGHT OF WAY OF HIGHWAY 55; THENCE ALONG SAID WEST RIGHT OF WAY, 465.82 FEET ALONG A CURVE TO THE LEFT, HAVING A DELTA ANGLE OF 9°05'39", A RADIUS OF 2934.79 FEET, AND A LONG CHORD OF 465.33 FEET BEARING S.4°56'27"E., TO A POINT OF COMPOUND CURVATURE; THENCE 111.84 FEET ALONG A CURVE TO THE LEFT, HAVING A DELTA ANGLE OF 8°09'01", A RADIUS OF 786.20 FEET, AND A LONG CHORD OF 111.74 FEET BEARING S.13°51'23"E., TO A POINT, BEING THE NORTHEAST CORNER OF THE PREVIOUS PARK PARCEL; THENCE ALONG THE EXTERIOR OF SAID PREVIOUS PARCEL, S.40°47'39"W., 358.10 FEET TO A POINT; THENCE S.26°54'41"E., 235.32 FEET TO THE POINT OF BEGINNING.
(RP11N03E102420)

Tract 7

SECTION 12:
S1/2 SW1/4
SW1/4 SE1/4
(RP11N03E128405)

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Tract 8

SECTION 13:
NE1/4
NW1/4
SW1/4
W1/2 SE1/4
(RP11N03E130006)

Tract 9

SECTION 13:
E1/2 SE1/4
(RP11N03E137206 & RP11N03E139005)

Tract 10

SECTION 17:
W1/2 SW1/4
(RP11N03E175406)

Tract 11

SECTION 17:
SE1/4 SW1/4
SW1/4 SE1/4
SE1/4 SE1/4
(RP11N03E178405 & RP11N03E179005)

Tract 12

SECTION 18:
GOVERNMENT LOTS 1, 2, 3 AND 4
E1/2
(RP11N03E180005)

Tract 13

SECTION 19:
GOVERNMENT LOTS 1, 2, 3 AND 4
E1/2
LESS AND EXCEPT A PARCEL OF LAND IN THE SE1/4 SE1/4 OF SECTION 19, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SECTION CORNER FOR SECTIONS 19, 20, 29 AND 30 TOWNSHIP 11 NORTH, RANGE 3 EAST, THE POINT OF BEGINNING; THENCE S 89°58'00" W, 388.10 FEET ALONG THE LINE BETWEEN SECTIONS 19 AND 30 TO A POINT ON THE SOUTHEASTERLY RIGHT-OF-WAY OF HIGH VALLEY ROAD; THENCE ALONG SAID RIGHT-OF-WAY THE FOLLOWING:

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N 32°24'23" E, 100.37 FEET;
N 33°10'02" E, 105.18 FEET;
N 35°02'52" E, 75.53 FEET;
N 36°54'13" E, 89.43 FEET;
N 37°50'06" E, 75.14 FEET;
N 36°35'57" E, 63.51 FEET;
N 34°24'03" E, 171.26 FEET TO A POINT ON THE LINE BETWEEN SECTIONS 19 AND 20;
THENCE S 00°06'15" W, 557.54 FEET TO THE POINT OF BEGINNING.
(RP11N03E190006 & RP11N03E192406 & RP11N03E196605)

Tract 14

SECTION 20:
NW1/4
SW1/4 NE1/4
W1/2 SE1/4
EXCEPTING THEREFROM: HIGH VALLEY ROAD
(RP11N03E202406 & RP11N03E203605)

Tract 15

SECTION 20:
NW1/4 NE1/4
E1/2 NE1/4
E1/2 SE1/4
EXCEPTING THEREFROM: HIGH VALLEY ROAD
(RP11N03E200006)

Tract 16

SECTION 21:
E1/2
E1/2 W1/2
NW1/4 NW1/4
(RP11N03E210006)

Tract 17

SECTION 21:
SW1/4 NW1/4
W1/2 SW1/4
(RP11N03E213605)

Tract 18

SECTION 22: ALL OF SAID SECTION,
EXCEPTING THEREFROM: STATE HIGHWAY 55.
(RP11N03E220020 & RP11N03E220605 & RP11N03E227205)

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Tract 19

SECTION 23:
GOVERNMENT LOTS 2, 5, AND 6;

THAT PORTION OF GOVERNMENT LOTS 7 AND 8 AND THE SE1/4 SE1/4 LYING SOUTH OF MURRAY CREEK SUBDIVISION, ACCORDING TO THE OFFICIAL PLAT RECORDED IN THE OFFICE OF THE RECORDER VALLEY COUNTY, IDAHO AS INSTRUMENT NO. 314829, IN BOOK 11 OF PLATS AT PAGE 9.

EXCEPTING THEREFROM:
THAT PORTION CONVEYED TO THE OREGON SHORT LINE RAILROAD COMPANY IN DEED RECORDED JANUARY 26, 1914 AS INSTRUMENT NO. 19704.

FURTHER EXCEPTING THEREFROM: STATE HIGHWAY 55.
(RP11N03E233335 & RP11N03E238405 & RP11N03E239051)

Tract 20

SECTION 24:
S1/2 NE1/4
NE1/4 NE1/4
NW1/4 SE1/4
(RP11N03E240006)

Tract 21

SECTION 24:
NW1/4 NE1/4
W1/2
S1/2 SE1/4
NE1/4 SE1/4
(RP11N03E240605)

Tract 22

SECTION 25:
NE1/4 SW1/4
S1/2 SW1/4
(RP11N03E254805)

Tract 23

SECTION 25:
N1/2
SE1/4
NW1/4 SW1/4
(RP11N03E250006)

Tract 24

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SECTION 26:
GOVERNMENT LOTS 1, 2, 3, 4 AND 5
E1/2 E1/2

EXCEPTING THEREFROM:
THAT PORTION OF SAID LAND CONVEYED TO THE OREGON SHORT LINE RAILROAD BY
DEED RECORDED JANUARY 26, 1914, AS INSTRUMENT NO. 19704.

FURTHER EXCEPTING THEREFROM: STATE HIGHWAY 55.
(RP11N03E260006 & RP11N03E260606)

Tract 25

SECTION 26:
SW1/4
W1/2 SE1/4
SW1/4 NE1/4

EXCEPTING THEREFROM:
THAT PORTION OF SAID LAND CONVEYED TO THE OREGON SHORT LINE RAILROAD BY
DEED RECORDED JANUARY 26, 1914, AS INSTRUMENT NO. 19704.

FURTHER EXCEPTING THEREFROM: STATE HIGHWAY 55.
(RP11N03E261205 & RP11N03E267805)

Tract 26

SECTION 27:
NW1/4 NE1/4
NW1/4
N1/2 SW1/4
SW1/4 SW1/4
SW1/4 NE1/4
GOVERNMENT LOTS 1, 2, 3, 5 AND 6

EXCEPTING THEREFROM:
THAT PORTION OF SAID LAND AS SET FORTH IN A DEED TO THE OREGON SHORT LINE
RAILROAD, RECORDED JANUARY 26, 1914, AS INSTRUMENT NO. 19704.

FURTHER EXCEPTING THEREFROM: STATE HIGHWAY 55.
(RP11N03E270006 & RP11N03E270605)

Tract 27

SECTION 27:
SE1/4 SE1/4
GOVERNMENT LOTS 4 AND 7

EXCEPTING THEREFROM:

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THAT PORTION OF SAID LAND AS SET FORTH IN A DEED TO THE OREGON SHORT LINE RAILROAD, RECORDED JANUARY 26, 1914, AS INSTRUMENT NO. 19704.

FURTHER EXCEPTING THEREFROM: STATE HIGHWAY 55.
(RP11N03E277205)

Tract 28

SECTION 28: S1/2 SE1/4
(RP11N03E289005)

Tract 29

SECTION 28:
N1/2
SW1/4
N1/2 SE1/4
(RP11N03E280006)

Tract 30

SECTION 29: W1/2 E1/2
(RP11N03E290604)

Tract 31

SECTION 29: E1/2 E1/2
(RP11N03E290006)

Tract 32

SECTION 32:
NE1/4
S1/2 SE1/4
(RP11N03E320004 & RP11N03E329005)

Tract 33

SECTION 33: ALL OF SAID SECTION

EXCEPTING THEREFROM:

THAT PORTION OF SAID LAND CONVEYED TO THE OREGON SHORT LINE RAILROAD AS SET FORTH IN A DEED RECORDED JANUARY 26, 1914, AS INSTRUMENT NO. 19704.

FURTHER EXCEPTING THEREFROM: STATE HIGHWAY 55.
(RP11N03E330005 & RP11N03E332405 & RP11N03E333005)

Tract 34

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VALLEY COUNTY, IDAHO
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SECTION 34: GOVERNMENT LOTS 3, 4 AND 5

EXCEPTING THEREFROM:

THAT PORTION OF SAID LAND CONVEYED TO THE OREGON SHORT LINE RAILROAD AS
SET FORTH IN DEED RECORDED JANUARY 26, 1914, AS INSTRUMENT NO. 19704.

FURTHER EXCEPTING THEREFROM: STATE HIGHWAY 55.
(RP11N03E343005)

Tract 35

SECTION 34:

S1/2

NE1/4 NE1/4

S1/2 NE1/4

SE1/4 NW1/4

GOVERNMENT LOTS 1 AND 2

EXCEPTING THEREFROM:

THAT PORTION OF SAID LAND CONVEYED TO THE OREGON SHORT LINE RAILROAD AS
SET FORTH IN DEED RECORDED JANUARY 26, 1914, AS INSTRUMENT NO. 19704.

FURTHER EXCEPTING THEREFROM: STATE HIGHWAY 55.
(RP11N03E340006)

Tract 36

SECTION 35: NE1/4 NE1/4
(RP11N03E350006)

Tract 37

SECTION 35

W1/2 NE1/4

W1/2

NW1/4 SE1/4

(RP11N03E350605 & RP11N03E352405)

TOWNSHIP 11 NORTH, RANGE 4 EAST, BOISE MERIDIAN VALLEY COUNTY, IDAHO.

Tract 38

SECTION 7:

GOVERNMENT LOT 4

SE1/4 SW1/4

(RP11N04E076605)

Tract 39

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VALLEY COUNTY, IDAHO
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SECTION 17: SW1/4 SE1/4
(RP11N04E178405)

Tract 40

SECTION 17:
SW1/4
E1/2 SE1/4
NW1/4 SE1/4
(RP11N04E177206)

Tract 41

SECTION 18:
S1/2 NE1/4
E1/2 NW1/4
E1/2 SW1/4
GOVERNMENT LOTS 1, 2, 3 AND 4
(RP11N04E182406)

Tract 42

SECTION 18: SE1/4
(RP11N04E187205)

Tract 43

SECTION 19:
N1/2
SE1/4
NE1/4 SW1/4
(RP11N04E190006)

Tract 44

SECTION 19:
GOVERNMENT LOTS 3 AND 4
SE1/4 SW1/4
(RP11N04E195405)

Tract 45

SECTION 20:
SW1/4 NW1/4
SW1/4
E1/2 NE1/4
NE1/4 SE1/4
(RP11N04E203606 & RP11N04E204805 & RP11N04E200006)

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Tract 46

SECTION 20:
W1/2 NE1/4
N1/2 NW1/4
SE1/4 NW1/4
NW1/4 SE1/4
(RP11N04E200605)

TOWNSHIP 12 NORTH, RANGE 3 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO.

Tract 47

SECTION 1:
GOVERNMENT LOTS 3, 4, 5, 8, AND 9
SW1/4 NW1/4
W1/2 SW1/4

EXCEPTING THEREFROM:
THAT PORTION DEEDED TO THE OREGON SHORT LINE RAILROAD AS SET FORTH IN DEED
RECORDED JANUARY 26, 1914, AS INSTRUMENT NO. 19704.

FURTHER EXCEPTING THEREFROM:
A PARCEL OF LAND LYING WITHIN GOVERNMENT LOT 3 OF SECTION 1, TOWNSHIP 12
NORTH, RANGE 3 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO, AND MORE
PARTICULARLY DESCRIBED AS BEING BOUNDED AS FOLLOWS: BEGINNING AT THE
MEANDER CORNER LOCATED AT THE INTERSECTION OF THE NORTH BOUNDARY LINE
OF ABOVE SAID SECTION 1 WITH THE WEST BANK OF THE NORTH FORK OF THE
PAYETTE RIVER, THE REAL POINT OF BEGINNING; THENCE IN A SOUTHERLY DIRECTION
ALONG THE MEAN HIGH-WATER MARK ON THE SAID WEST BANK TO ITS INTERSECTION
WITH THE EAST PROPERTY LINE OF THE OREGON SHORT LINE BRANCH OF THE UNION
PACIFIC RAILROAD RIGHT-OF-WAY; THENCE IN A NORTHERLY DIRECTION ALONG THE
SAID EAST LINE OF THE RAILROAD RIGHT-OF-WAY LINE TO ITS INTERSECTION WITH
THE ABOVE SAID NORTH BOUNDARY LINE OF SECTION 1; THENCE IN AN EASTERLY
DIRECTION ALONG SAID NORTH BOUNDARY LINE TO THE REAL POINT OF BEGINNING.
(RP12N03E012410)

Tract 48

SECTION 12:
GOVERNMENT LOTS 2, 3, 6 AND 7
W1/2 NW1/4
SW1/4

EXCEPTING THEREFROM:
THAT PORTION CONVEYED TO THE OREGON SHORT LINE RAILROAD BY DEED
RECORDED JANUARY 26, 1914, AS INSTRUMENT NO. 19704.
(RP12N03E122405)

Tract 49

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SECTION 13:
GOVERNMENT LOTS 2, 3, 5, 6, 7 AND 8
NW1/4
NW1/4 SW1/4
NE1/4 SE1/4
S1/2 SE1/4

EXCEPTING THEREFROM:
THAT PORTION CONVEYED TO THE OREGON SHORT LINE RAILROAD AS SET FORTH IN
DEEDS RECORDED JULY 27, 1912, AS INSTRUMENT NO. 16862, AND JANUARY 26, 1914, AS
INSTRUMENT NO. 19704.
(RP12N03E130605)

Tract 50

SECTION 22:
S1/2 SE1/4
SE1/4 SW1/4
(RP12N03E229005)

Tract 51

SECTION 22:
NW1/4 NE1/4
S1/2 NE1/4
NW1/4
N1/2 S1/2
SW1/4 SW1/4
(RP12N03E220606)

Tract 52

SECTION 23:
SW1/4 NE1/4
E1/2 NW1/4
SW1/4 NW1/4
SW1/4
GOVERNMENT LOTS 1, 2, 4, AND 5

EXCEPTING THEREFROM:
THAT PORTION DEEDED TO THE OREGON SHORT LINE RAILROAD. AS SET FORTH IN
DEED RECORDED JANUARY 26, 1914, AS INSTRUMENT NO. 19704.
(RP12N03E230006)

EXHIBIT "A"
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Tract 53

SECTION 23: GOVERNMENT LOT 6

EXCEPTING THEREFROM:

THAT PORTION DEEDED TO THE OREGON SHORT LINE RAILROAD, AS SET FORTH IN DEED RECORDED JANUARY 26, 1914, AS INSTRUMENT NO. 19704.
(RP12N03E239005)

Tract 54

SECTION 24: ALL OF SAID SECTION

EXCEPTING THEREFROM:

THAT PORTION DEEDED TO THE OREGON SHORT LINE RAILROAD AS SET FORTH IN DEED RECORDED JANUARY 26, 1914, AS INSTRUMENT NO. 19704.
(RP12N03E240005)

Tract 55

SECTION 26:

E1/2 NE1/4

E1/2 NW1/4

SW1/4 NW1/4

E1/2 SW1/4

SW1/4 SW1/4

NE1/4 SE1/4

GOVERNMENT LOTS 1, 3, 4, 5, 6, 7 AND 8

EXCEPTING THEREFROM:

THAT PORTION OF THE ABOVE DESCRIBED PARCEL DEEDED TO THE IDAHO NORTHERN RAILROAD CO. AS SET FORTH IN DEED RECORDED DECEMBER 22, 1911 AS INSTRUMENT NO. 15652 AND DEED RECORDED JANUARY 26, 1914, AS INSTRUMENT NO. 19704.

(RP12N03E260006 & RP12N03E262405)

Tract 56

SECTION 27:

W1/2 NE1/4

SE1/4 NE1/4

S1/2 NW1/4

SW1/4

W1/2 SE1/4

SE1/4 SE1/4

(RP12N03E270605)

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Tract 57

SECTION 28:
N1/2 NW1/4
SW1/4 NW1/4
NW1/4 SW1/4
(RP12N03E282405)

Tract 58

SECTION 28:
S1/2 NE1/4
E1/2 SW1/4
SE1/4
(RP12N03E281805)

Tract 59

SECTION 29: E1/2 SE1/4
(RP12N03E297205)

Tract 60

SECTION 32: E1/2 NE1/4
(RP12N03E320005)

Tract 61

SECTION 33: ALL OF SAID SECTION
(RP12N03E333605 & RP12N03E330005)

Tract 62

SECTION 34: ALL OF SAID SECTION
(RP12N03E340005)

Tract 63

SECTION 35:
GOVERNMENT LOTS 2, 3, 6 AND 7
NW1/4
SW1/4
SW1/4 SE1/4

EXCEPTING THEREFROM:
THAT PORTION OF SAID SECTION 35 DEEDED TO THE OREGON SHORT LINE RAILROAD
BY DEED RECORDED JANUARY 26, 1914. AS INSTRUMENT NO. 19704.

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VALLEY COUNTY, IDAHO
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FURTHER EXCEPTING THEREFROM:

THAT PORTION OF SAID SECTION 35 DEEDED TO THE STATE OF IDAHO FOR A HIGHWAY RIGHT-OF-WAY RECORDED OCTOBER 8, 1932 AS INSTRUMENT NO. 17066.
(RP12N03E350605 & RP12N03E352405 & RP12N03E357805)

Tract 64

SECTION 35: GOVERNMENT LOTS 1 AND 4

EXCEPTING THEREFROM:

THAT PORTION OF SAID SECTION 35 DEEDED TO THE OREGON SHORT LINE RAILROAD BY DEED RECORDED JANUARY 26, 1914, AS INSTRUMENT NO. 19704.

FURTHER EXCEPTING THEREFROM:

THAT PORTION OF SAID SECTION 35 DEEDED TO THE STATE OF IDAHO FOR A HIGHWAY RIGHT-OF-WAY RECORDED OCTOBER 8, 1932 AS INSTRUMENT NO. 17066.

FURTHER EXCEPTING THEREFROM:

THAT PORTION OF GOVERNMENT LOT 4 CONVEYED TO ALVIN H. JONES AND JUNE E. JONES IN A WARRANTY DEED RECORDED DECEMBER 18, 1968 AS INSTRUMENT NO. 69735.
(RP12N03E350006)

TOWNSHIP 12 NORTH, RANGE 4 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO.

Tract 65

SECTION 3: GOVERNMENT LOTS 1, 2, 3 AND 4
(RP12N04E030006)

EXCEPTING THEREFROM:

A PARCEL OF LAND LOCATED IN GOVERNMENT LOT 2, SECTION 3, T12N, R4E, B.M., VALLEY COUNTY, IDAHO BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE WEST 1/4 CORNER OF SAID SECTION 3, A FOUND BRASS CAP MONUMENT AS DESCRIBED BY CPF INST. 300949, CORNER RECORDS OF SAID VALLEY COUNTY; THENCE A BEARING OF N 0°02'43" W, A DISTANCE OF 1318.90 FEET ON THE WEST BOUNDARY OF SAID SECTION 3 TO A FOUND 5/8 INCH REBAR MARKING THE N 1/16 CORNER COMMON TO SAID SECTION 3 AND SECTION 4, T12N, R4E, B.M. BEING THE TRUE POINT OF BEGINNING.

THENCE A BEARING OF S 89°17'27" E. A DISTANCE OF 52.00 FEET TO A SET 5/8 INCH REBAR;

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THENCE A BEARING OF N 1°25'34" W, A DISTANCE OF 500.80 FEET TOP A SET 5/8 INCH REBAR;

THENCE A BEARING OF S 90°00'00" W, A DISTANCE OF 40.00 FEET TO A SET 5/8 INCH REBAR;

THENCE A BEARING OF S 0°03'13" E, A DISTANCE OF 500.00 FEET ON THE WEST BOUNDARY OF SAID GOVERNMENT LOT 2, SECTION 3 TO THE POINT OF BEGINNING.
(RP12N04E030006)

Tract 66

SECTION 15:

NE1/4

E1/2 NW1/4

(RP12N04E150006)

Tract 67

SECTION 18:

E1/2 SW1/4

GOVERNMENT LOTS 3 AND 4

(RP12N04E184805)

Tract 68

SECTION 21:

S1/2 NE1/4

E1/2 SE1/4

EXCEPTING THEREFROM:

A PARCEL OF LAND SITUATE A PORTION OF THE NW ¼ OF THE SE ¼ AND A PORTION OF THE SW ¼ OF THE NE ¼ OF SECTION 21, TOWNSHIP 12 NORTH, RANGE 4 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

POINT OF BEGINNING BEING THE CENTER ¼ CORNER OF SECTION 21, T. 12 N., R. 4 E., B.M., A FOUND ALUMINUM CAP MONUMENT, RECORDED AS CP&F NO. 337859, WHICH LIES S 00° 01' 16" W, A DISTANCE OF 1322.70 FEET FROM CENTER NORTH 1/16 CORNER OF SAID SECTION 21, A FOUND ALUMINUM CAP MONUMENT, RECORDED AS CP&F NO. 338360 FILED IN THE RECORDER'S OFFICE OF VALLEY COUNTY, CASCADE, IDAHO.
THENCE N 00° 01' 16" E ON THE WESTERLY LINE OF THE SW ¼ OF THE NE ¼ OF SAID SECTION 21, A DISTANCE OF 877.24 FEET TO A 5/8" RBC (REBAR AND CAP), PLS 15819 ALSO BEING THE NORTHEAST CORNER OF LOT 4 OF THE MEADOW VIEW HEIGHTS SUBDIVISION AS RECORDED IN BOOK 4 AT PAGE 8, FILED IN THE RECORDER'S OFFICE OF VALLEY COUNTY, CASCADE, IDAHO.

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THENCE S 89° 58' 44" E, A DISTANCE OF 35.00 FEET TO A 5/8" RBC, PLS 15819;
THENCE S 00° 01' 16" W, A DISTANCE OF 877.24 FEET TO A 5/8" RBC, PLS 15819;
THENCE S 00° 03' 25" W, A DISTANCE OF 94.41 FEET TO A 5/8" RBC, PLS 15819;
THENCE N 89° 56' 35" W, A DISTANCE OF 35.00 FEET TO A 5/8" RBC, PLS 15819, ALSO BEING
THE SOUTHEAST CORNER OF LOT 4 OF THE MEADOW VIEW HEIGHTS SUBDIVISION;
THENCE N 00° 03' 25" E ON THE WESTERLY LINE OF THE NW ¼ OF THE SE ¼ OF SAID
SECTION 21, A DISTANCE OF 94.41 FEET TO THE POINT OF BEGINNING.

FURTHER EXCEPTING THEREFROM:

A PARCEL OF LAND SITUATE A PORTION OF THE SW ¼ OF THE NE ¼ OF SECTION 21,
TOWNSHIP 12 NORTH, RANGE 4 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO, BEING
MORE PARTICULARLY DESCRIBED AS FOLLOWS:

POINT OF BEGINNING BEING THE CENTER NORTH 1/16 CORNER OF SECTION 21, T. 12 N., R.
4 E., B.M., A FOUND ALUMINUM CAP MONUMENT, RECORDED AS CP&F NO. 338360, ALSO
BEING THE NORTH EAST CORNER OF MEADOW VIEW HEIGHTS SUBDIVISION AS
RECORDED IN BOOK 4 AT PAGE 8, WHICH LIES N 01° 15' 31" E, A DISTANCE OF 1322.70
FEET FROM CENTER ¼ CORNER OF SAID SECTION 21, A FOUND ALUMINUM CAP
MONUMENT, RECORDED AS CP&F NO. 337859 FILED IN THE RECORDER'S OFFICE OF
VALLEY COUNTY, CASCADE, IDAHO.

THENCE S 01° 15' 31" W ON THE EASTERLY LINE OF LOT 1 OF SAID MEADOW VIEW
HEIGHTS SUBDIVISION, ALSO BEING THE WESTERLY LINE OF THE SW ¼ OF THE NE ¼ OF
SAID SECTION 21, A DISTANCE OF 245.57 FEET TO AN ALUMINUM CAP MONUMENT, SET
BY RINGEL PLS 986 AS SHOWN ON ROS 396405;

THENCE S 88° 16' 19" E, A DISTANCE OF 25.00 FEET TO A 5/8" RBC, PLS 15819;

THENCE N 01° 15' 31" E, A DISTANCE OF 245.68 FEET TO A 5/8" RBC, PLS 15819 BEING A
POINT ON THE NORTHERLY LINE OF THE SW ¼ OF THE NE ¼ OF SAID SECTION 21;

THENCE N 88° 31' 15" W ON THE NORTHERLY LINE OF THE SW ¼ OF THE NE ¼ OF SAID
SECTION 21, A DISTANCE OF 25.00 FEET TO THE POINT OF BEGINNING.

(Part RP12N04E211805)

Tract 69

SECTION 21:

NW1/4 SE1/4

EXCEPTING THEREFROM:

COMMENCING AT THE SOUTH QUARTER CORNER OF SAID SECTION 21, TOWNSHIP 12
NORTH, RANGE 4 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO, A FOUND
MONUMENT, C.P.F. INSTRUMENT NO. 131247, CORNER RECORDS OF SAID VALLEY
COUNTY; THENCE A BEARING OF NORTH 0° 16' 28" EAST, A DISTANCE OF 659.51 FEET TO
A SET 5/8 INCH REBAR; THENCE A BEARING OF NORTH 0° 16' 28" EAST, A DISTANCE OF
659.51 FEET TO A FOUND 5/8 INCH REBAR BEING THE SOUTHEAST CORNER OF LOT 10.
BLOCK 2, MEADOW VIEW HEIGHTS SUBDIVISION, BOOK 4, PAGE 8. PLAT RECORDS OF

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VALLEY COUNTY, IDAHO
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SAID VALLEY COUNTY BEING THE TRUE POINT OF BEGINNING. THENCE A BEARING OF NORTH 0° 16' 40" EAST, A DISTANCE OF 614.74 FEET (RECORD NORTH 0° 07' 14" WEST, 615.00 FEET) ON THE EAST BOUNDARY OF SAID LOT 10 TO A FOUND 5/8 INCH REBAR BEING THE NORTH CORNER OF SAID LOT 10; THENCE A BEARING OF SOUTH 89° 17' 50" EAST, A DISTANCE OF 74.00 FEET TO A SET 5/8 INCH REBAR; THENCE A BEARING OF SOUTH 0° 16' 40" WEST, A DISTANCE OF 614.74 FEET TO A SET 5/8 INCH REBAR; THENCE A BEARING OF NORTH 89° 17' 50" WEST, A DISTANCE OF 74.00 FEET TO THE POINT OF BEGINNING.

FURTHER EXCEPTING THEREFROM:

A PARCEL OF LAND SITUATE A PORTION OF THE NW ¼ OF THE SE ¼ AND A PORTION OF THE SW ¼ OF THE NE ¼ OF SECTION 21, TOWNSHIP 12 NORTH, RANGE 4 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

POINT OF BEGINNING BEING THE CENTER ¼ CORNER OF SECTION 21, T. 12 N., R. 4 E., B.M., A FOUND ALUMINUM CAP MONUMENT, RECORDED AS CP&F NO. 337859, WHICH LIES S 00° 01' 16" W, A DISTANCE OF 1322.70 FEET FROM CENTER NORTH 1/16 CORNER OF SAID SECTION 21, A FOUND ALUMINUM CAP MONUMENT, RECORDED AS CP&F NO. 338360 FILED IN THE RECORDER'S OFFICE OF VALLEY COUNTY, CASCADE, IDAHO.
THENCE N 00° 01' 16" E ON THE WESTERLY LINE OF THE SW ¼ OF THE NE ¼ OF SAID SECTION 21, A DISTANCE OF 877.24 FEET TO A 5/8" RBC (REBAR AND CAP), PLS 15819 ALSO BEING THE NORTHEAST CORNER OF LOT 4 OF THE MEADOW VIEW HEIGHTS SUBDIVISION AS RECORDED IN BOOK 4 AT PAGE 8, FILED IN THE RECORDER'S OFFICE OF VALLEY COUNTY, CASCADE, IDAHO.
THENCE S 89° 58' 44" E, A DISTANCE OF 35.00 FEET TO A 5/8" RBC, PLS 15819;
THENCE S 00° 01' 16" W, A DISTANCE OF 877.24 FEET TO A 5/8" RBC, PLS 15819;
THENCE S 00° 03' 25" W, A DISTANCE OF 94.41 FEET TO A 5/8" RBC, PLS 15819;
THENCE N 89° 56' 35" W, A DISTANCE OF 35.00 FEET TO A 5/8" RBC, PLS 15819, ALSO BEING THE SOUTHEAST CORNER OF LOT 4 OF THE MEADOW VIEW HEIGHTS SUBDIVISION;
THENCE N 00° 03' 25" E ON THE WESTERLY LINE OF THE NW ¼ OF THE SE ¼ OF SAID SECTION 21, A DISTANCE OF 94.41 FEET TO THE POINT OF BEGINNING.
(Part RP12N04E211805)

Tract 70

SECTION 21:

A PARCEL OF LAND LOCATED IN THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 12 NORTH, RANGE 4 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTH QUARTER CORNER OF SAID SECTION 21. A FOUND MONUMENT, C.P.F. INSTRUMENT NO. 131247, CORNER RECORDS OF SAID VALLEY COUNTY; THENCE A BEARING OF NORTH 0° 16' 28" EAST, A DISTANCE OF 659.51 FEET TO A SET 5/8 INCH REBAR; THENCE A BEARING OF NORTH 0° 16' 28" EAST, A DISTANCE OF 659.51 FEET TO A FOUND 5/8 INCH REBAR BEING THE SOUTHEAST CORNER OF LOT 10. BLOCK 2. MEADOW VIEW HEIGHTS SUBDIVISION,

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BOOK 4, PAGE 8, PLAT RECORDS OF SAID VALLEY COUNTY BEING THE TRUE POINT OF BEGINNING; THENCE A BEARING OF SOUTH 89° 17' 50" EAST, A DISTANCE OF 1327.45 FEET TO A FOUND MONUMENT MARKING THE SOUTHEAST 1/16 CORNER OF SAID SECTION 21, C.P.F. INSTRUMENT NO. 131245 CORNER RECORDS OF SAID VALLEY COUNTY, THENCE A BEARING OF SOUTH 00° 21' 21" WEST, A DISTANCE OF 74.00 FEET TO A POINT; THENCE A BEARING OF NORTH 89° 17' 50" WEST, A DISTANCE OF 1327.34 FEET TO A POINT; THENCE A BEARING OF NORTH 0° 16' 28" EAST, A DISTANCE OF 74.00 FEET TO THE POINT OF BEGINNING.

(Part RP12N04E218404)

Tract 71

SECTION 21:

A PARCEL OF LAND LOCATED IN THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 12 NORTH, RANGE 4 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTH QUARTER CORNER OF SAID SECTION 21, A FOUND MONUMENT, C.P.F. INSTRUMENT NO. 131247, CORNER RECORDS OF SAID VALLEY COUNTY; THENCE A BEARING OF NORTH 0° 16' 28" EAST, A DISTANCE OF 659.51 FEET TO A SET 5/8 INCH REBAR BEING THE TRUE POINT OF BEGINNING; THENCE A BEARING OF NORTH 0° 16' 28" EAST, A DISTANCE OF 585.51 FEET TO A POINT; THENCE A BEARING OF SOUTH 89° 17' 50" EAST, A DISTANCE OF 1327.34 FEET TO A POINT; THENCE A BEARING OF SOUTH 0° 21' 21" WEST, A DISTANCE OF 1243.72 FEET ON THE EAST BOUNDARY OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21 TO A FOUND MONUMENT BEING THE EAST 1/16 CORNER COMMON TO SAID SECTION 21 AND SECTION 28, TOWNSHIP 12 NORTH, RANGE 4 EAST, BOISE MERIDIAN, C.P.F. INSTRUMENT NO. 131244, CORNER RECORDS OF SAID VALLEY COUNTY; THENCE A BEARING OF NORTH 89° 21' 11" WEST, A DISTANCE OF 548.38 FEET ON THE SOUTH BOUNDARY OF SAID SECTION 21 TO A SET 5/8 INCH REBAR; THENCE A BEARING OF NORTH 0° 16' 28" EAST, A DISTANCE OF 659.13 FEET TO A SET 5/8 INCH REBAR; THENCE A BEARING OF NORTH 89° 19' 31" WEST, A DISTANCE OF 777.19 FEET TO THE POINT OF BEGINNING.

(Part RP12N04E218404)

Tract 72

SECTION 22:

NE1/4 NE1/4

S1/2 NE1/4

S1/2 NW1/4

S1/2

(RP12N04E220006)

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Tract 73

SECTION 27:
GOVERNMENT LOTS 1, 2 AND 3
NE1/4
E1/2 W1/2
N1/2 SE1/4
SW1/4 SE1/4
(RP12N04E270005)

Tract 74

SECTION 28:
E1/2 NE1/4
NE1/4 SE1/4
(RP12N04E280005)

Tract 75

SECTION 34:
NW1/4 NE1/4
NE1/4 NW1/4
(RP12N04E340605)

TOWNSHIP 13 NORTH, RANGE 4 EAST BOISE MERIDIAN, VALLEY COUNTY, IDAHO.

Tract 76

SECTION 1:
E1/2 SE1/4

EXCEPTING THEREFROM:
THAT PORTION OF THE SOUTHEAST QUARTER CONVEYED TO JOHN B. FERY AND
DELORES C. FERY IN WARRANTY DEED RECORDED SEPTEMBER 9, 2004 AS INSTRUMENT
NO. 287577.

FURTHER EXCEPTING THEREFROM:
THAT PORTION OF A PARCEL OF LAND LOCATED IN THE SOUTHEAST 1/4 OF SECTION 1,
TOWNSHIP 13 NORTH, RANGE 4 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO, MORE
PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT AN ALUMINUM CAP, CORNER RECORD INSTRUMENT NUMBER 287526
MARKING THE NORTHWEST CORNER OF THE SOUTHEAST 1/4 OF SECTION 1, TOWNSHIP
13 NORTH, RANGE 4 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO; THENCE SOUTH
0° 23' 45" WEST ALONG THE WEST LINE OF SAID SOUTHEAST 1/4 OF SECTION 1, A
DISTANCE OF 436.91 FEET TO A POINT; THENCE LEAVING SAID WEST LINE SOUTH 89° 40'

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11" EAST, A DISTANCE OF 473.00 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 0° 23' 45" WEST PARALLEL WITH THE WEST LINE OF SAID SOUTHEAST 1/4 OF SECTION 1, A DISTANCE OF 1,500.00 FEET TO A POINT; THENCE SOUTH 89° 40' 11" EAST, A DISTANCE OF 2,192.14 FEET TO A POINT ON THE EAST LINE OF SAID SOUTHEAST 1/4 OF SECTION 1; THENCE NORTH 0° 19' 53" EAST ALONG THE EAST LINE OF SAID SOUTHEAST 1/4 OF SECTION 1 A DISTANCE OF 1,500.00 FEET TO A POINT; THENCE LEAVING SAID EAST LINE NORTH 89° 40' 11" WEST A DISTANCE OF 2,190.45 FEET TO THE POINT OF BEGINNING; BASIS OF BEARING IS S 0° 23' 45" W, 2,617.87 FEET, BETWEEN THE NORTHWEST CORNER OF THE SOUTHEAST 1/4 OF INSTRUMENT NUMBER 287526 AND THE SOUTHWEST CORNER OF THE SOUTHEAST 1/4 OF INSTRUMENT NUMBER 287527, BOTH IN SECTION 1, TOWNSHIP 13 NORTH, RANGE 4 EAST, BOISE MERIDIAN AS RECORDED ON RECORD OF SURVEY INSTRUMENT NUMBER 311135.
(RP13N04E019755)

Tract 77

SECTION 1:
GOVERNMENT LOTS 3, 4, 5, AND 6,
S1/2 NW1/4
SW1/4
W1/2 SE1/4

EXCEPTING THEREFROM:
THAT PORTION OF THE SOUTHEAST QUARTER CONVEYED TO JOHN B. FERY AND DELORES C. FERY IN WARRANTY DEED RECORDED SEPTEMBER 9, 2004 AS INSTRUMENT NO. 287577.

FURTHER EXCEPTING THEREFROM:
THAT PORTION OF A PARCEL OF LAND LOCATED IN THE SOUTHEAST 1/4 OF SECTION 1, TOWNSHIP 13 NORTH, RANGE 4 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT AN ALUMINUM CAP, CORNER RECORD INSTRUMENT NUMBER 287526 MARKING THE NORTHWEST CORNER OF THE SOUTHEAST 1/4 OF SECTION 1, TOWNSHIP 13 NORTH, RANGE 4 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO; THENCE SOUTH 0° 23' 45" WEST ALONG THE WEST LINE OF SAID SOUTHEAST 1/4 OF SECTION 1, A DISTANCE OF 436.91 FEET TO A POINT; THENCE LEAVING SAID WEST LINE SOUTH 89° 40' 11" EAST, A DISTANCE OF 473.00 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 0° 23' 45" WEST PARALLEL WITH THE WEST LINE OF SAID SOUTHEAST 1/4 OF SECTION 1, A DISTANCE OF 1,500.00 FEET TO A POINT; THENCE SOUTH 89° 40' 11" EAST, A DISTANCE OF 2,192.14 FEET TO A POINT ON THE EAST LINE OF SAID SOUTHEAST 1/4 OF SECTION 1; THENCE NORTH 0° 19' 53" EAST ALONG THE EAST LINE OF SAID SOUTHEAST 1/4 OF SECTION 1 A DISTANCE OF 1,500.00 FEET TO A POINT; THENCE LEAVING SAID EAST LINE NORTH 89° 40' 11" WEST A DISTANCE OF 2,190.45 FEET TO THE POINT OF BEGINNING; BASIS OF BEARING IS S 0° 23' 45" W, 2,617.87 FEET, BETWEEN THE NORTHWEST CORNER OF THE SOUTHEAST 1/4 OF INSTRUMENT NUMBER 287526 AND THE SOUTHWEST CORNER

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OF THE SOUTHEAST 1/4 OF INSTRUMENT NUMBER 287527, BOTH IN SECTION 1, TOWNSHIP
13 NORTH, RANGE 4 EAST, BOISE MERIDIAN AS RECORDED ON RECORD OF SURVEY
INSTRUMENT NUMBER 311135.
(RP13N04E012404)

Tract 78

SECTION 2: GOVERNMENT LOTS 1, 2, 7, AND 8
S1/2 NE1/4
SE1/4
(RP13N04E020005)

Tract 79

SECTION 11:
NW1/4 SE1/4
S1/2 SE1/4
(RP13N04E117806 & RP13N04E119005)

Tract 80

SECTION 11:
NE1/4
NE1/4 SE1/4
(RP13N04E110006)

Tract 81

SECTION 12:
S1/2 NE1/4
NE1/4 NE1/4
N1/2 SE1/4
SW1/4 SE1/4
S1/2 SW1/4
NE1/4 SW1/4
(RP13N04E120007 & RP13N04E121805 & RP13N04E127205)

Tract 82

SECTION 12:
NW1/4
NW1/4 NE1/4
NW1/4 SW1/4
SE1/4 SE1/4
(RP13N04E120605 & RP13N04E129005)

EXHIBIT "A"
VALLEY COUNTY, IDAHO
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Tract 83

SECTION 13:
N1/2 NW1/4
(RP13N04E132405)

Tract 84

SECTION 13:
SW1/4
SW1/4 NW1/4
(RP13N04E133605)

Tract 85

SECTION 14: NE1/4
(RP13N04E140006)

Tract 86

SECTION 14: SE1/4
(RP13N04E147205)

Tract 87

SECTION 22:
NE1/4

N1/2 SE1/4
SE1/4 SE1/4
(RP13N04E220005)

Tract 88

SECTION 23:
W1/2 W1/2
NE1/4 SW1/4
(RP13N04E233005)

Tract 89

SECTION 23:
E1/2
E1/2 NW1/4
SE1/4 SW1/4

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(RP13N04E230006)

Tract 90

SECTION 24:
SE1/4
E1/2 SW1/4
SE1/4 NE1/4
(RP13N04E241805)

Tract 91

SECTION 24:
N1/2 NE1/4
SW1/4 NE1/4
NW1/4
W1/2 SW1/4
(RP13N04E240006)

Tract 92

SECTION 25: ALL OF SAID SECTION
(RP13N04E250005)

Tract 93

SECTION 26:
NE1/4 NE1/4
SW1/4 SW1/4
(RP13N04E260006 & RP13N04E266005)

Tract 94

SECTION 26:
W1/2 NE1/4
SE1/4 NE1/4
NW1/4
E1/2 SW1/4
NW1/4 SW1/4
SE1/4
(RP13N04E260605)

Tract 95

SECTION 27:
E1/2 E1/2
SW1/4 SE1/4
(RP13N04E270005)

EXHIBIT "A"
VALLEY COUNTY, IDAHO
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Tract 96

SECTION 34:
S1/2
NE1/4
SE1/4 NW1/4
(RP13N04E340005)

Tract 97

SECTION 35:
S1/2
S1/2 N1/2
NW1/4 NW1/4
(RP13N04E351805)

Tract 98

SECTION 35:
N1/2 NE1/4
NE1/4 NW1/4
(RP13N04E350006)

Tract 99

SECTION 36: ALL OF SAID SECTION
(RP13N04E360005)

TOWNSHIP 13 NORTH, RANGE 5 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO.

Tract 100

SECTION 4: ALL OF SAID SECTION
(RP13N05E040005)

Tract 101

SECTION 5: ALL OF SAID SECTION
(RP13N05E050005)

Tract 102

SECTION 6: GOVERNMENT LOTS 1, 2, 7, 8, 10, AND 11
THE SOUTH TWO-THIRDS OF THE SOUTH HALF OF GOVERNMENT LOT 9
S1/2 SE1/4 NW1/4
S1/2 NE1/4

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VALLEY COUNTY, IDAHO
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SE1/4
E1/2 SW1/4

EXCEPTING THEREFROM:
THAT PORTION OF SAID GOVERNMENT LOTS 9 AND 10, LYING WEST OF HORSETHIEF
ROAD, AS IT NOW EXIST.

ALSO EXCEPTING THEREFROM:
THAT PORTION OF THE ABOVE DESCRIBED LAND AS SET-FORTH IN A WARRANTY DEED
RECORDED JANUARY 13, 2005, AS INSTRUMENT NO. 291528.
(RP13N05E060008)

Tract 103

SECTION 7: N1/2
E1/2 SE1/4
(RP13N05E070006)

Tract 104

SECTION 7: SW1/4
W1/2 SE1/4
(RP13N05E077805)

Tract 105

SECTION 8: ALL OF SAID SECTION

EXCEPTING THEREFROM:
THAT PORTION CONVEYED TO THE UNITED STATES GOVERNMENT IN A RIGHT-OF-WAY
DEED RECORDED OCTOBER 9, 1961 AS INSTRUMENT NO. 57465.

(RP13N05E080005)

Tract 106

SECTION 9: ALL OF SAID SECTION

EXCEPTING THEREFROM:
THAT PORTION CONVEYED TO THE UNITED STATES GOVERNMENT IN A RIGHT-OF-WAY
DEED RECORDED OCTOBER 9, 1961 AS INSTRUMENT NO. 57465.
(RP13N05E090005)

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VALLEY COUNTY, IDAHO
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Tract 107

SECTION 17: ALL OF SAID SECTION

EXCEPTING THEREFROM:

THAT PORTION CONVEYED TO THE UNITED STATES GOVERNMENT IN A RIGHT-OF-WAY
DEED RECORDED OCTOBER 9, 1961 AS INSTRUMENT NO. 57465.

(RP13N05E170005)

Tract 108

SECTION 18:

E1/2 SE1/4

SW1/4 SE1/4

SE1/4 NE1/4

EXCEPTING THEREFROM:

THAT PORTION CONVEYED TO THE UNITED STATES GOVERNMENT IN A RIGHT-OF-WAY
DEED RECORDED OCTOBER 9, 1961 AS INSTRUMENT NO. 57465.

(RP13N05E180006)

Tract 109

SECTION 18:

W1/2

W1/2 NE1/4

NE1/4 NE1/4

NW1/4 SE1/4

EXCEPTING THEREFROM:

THAT PORTION CONVEYED TO THE UNITED STATES GOVERNMENT IN A RIGHT-OF-WAY
DEED RECORDED OCTOBER 9, 1961 AS INSTRUMENT NO. 57465.

(RP13N05E181805)

Tract 110

SECTION 19:

S1/2

NE1/4

S1/2 NW1/4

NE1/4 NW1/4

(RP13N05E190006)

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VALLEY COUNTY, IDAHO
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Tract 111

SECTION 19: NW1/4 NW1/4
(RP13N05E193005)

TOWNSHIP 14 NORTH, RANGE 4 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO.

Tract 112

SECTION 24: E1/2 E1/2
(RP14N04E240006)

Tract 113

SECTION 26: W1/2
(RP14N04E262405)

Tract 114

SECTION 35:
N1/2
N1/2 SW1/4
SW1/4 SW1/4
(RP14N04E350006)

Tract 115

SECTION 35:
SE1/4 SW1/4
SE1/4
(RP14N04E357205)

TOWNSHIP 14 NORTH, RANGE 5 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO.

Tract 116

SECTION 5: ALL OF SAID SECTION
(RP14N05E050005)

Tract 117

SECTION 6: ALL OF SAID SECTION
(RP14N05E060005)

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VALLEY COUNTY, IDAHO
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Tract 118

SECTION 7: E1/2
(RP14N05E070005 & (RP14N05E070605)

Tract 119

SECTION 8:
S1/2
NW1/4
N1/2 NE1/4
SW1/4 NE1/4
(RP14N05E080005)

Tract 120

SECTION 17: ALL OF SAID SECTION
(RP14N05E170005)

Tract 121

SECTION 18: E1/2
E1/2 SW1/4
(RP14N05E180005)

Tract 122

SECTION 19: ALL OF SAID SECTION
(RP14N05E190005)

Tract 123

SECTION 20: W1/2
(RP14N05E202405)

Tract 124

SECTION 29: NW1/4 NW1/4

EXCEPTING THEREFROM:
THAT PORTION CONVEYED TO THE UNITED STATES GOVERNMENT IN A RIGHT-OF-WAY
DEED RECORDED OCTOBER 9, 1961 AS INSTRUMENT NO. 57465.
(RP14N05E293005)

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VALLEY COUNTY, IDAHO
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Tract 125

SECTION 29:
NE1/4
E1/2 NW1/4
SW1/4 NW1/4

EXCEPTING THEREFROM:
THAT PORTION CONVEYED TO THE UNITED STATES GOVERNMENT IN A RIGHT-OF-WAY
DEED RECORDED OCTOBER 9, 1961 AS INSTRUMENT NO. 57465.
(RP14N05E290006)

Tract 126

SECTION 30:
GOVERNMENT LOT 1
NE1/4
E1/2 W1/2
(RP14N05E300004)

Tract 127

SECTION 30: SE1/4
(RP14N05E307205)

Tract 128

SECTION 31:
E1/2
E1/2 W1/2
(RP14N05E310006)

TOWNSHIP 15 NORTH, RANGE 4 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO.

Tract 129

SECTION 2:
SE1/4
S1/2 SW1/4

EXCEPTING THEREFROM:
THAT PORTION CONVEYED TO THE UNITED STATES GOVERNMENT IN A RIGHT-OF-WAY
DEED RECORDED SEPTEMBER 18, 1964 AS INSTRUMENT NO. 62219.
(PART OF RP15N04E020006)

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VALLEY COUNTY, IDAHO
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Tract 130

SECTION 2: N1/2 SW1/4
(PART OF RP15N04E020605)

Tract 131

SECTION 3:
NE1/4 SW1/4
SE1/4 SW1/4
NW1/4 SE1/4
S1/2 SE1/4
(RP15N04E039005 & RP15N04E037806)

Tract 132

SECTION 3: NE1/4 SE1/4
(RP15N04E037205)

Tract 133

SECTION 7: E1/2 E1/2
(RP15N04E070004)

Tract 134

SECTION 8: SW1/4
W1/2 SE1/4
(RP15N04E087805)

Tract 135

SECTION 8: E1/2 SE1/4
(RP15N04E087205)

Tract 136

SECTION 10: ALL OF SAID SECTION
(RP15N04E100005 & RP15N04E100605)

Tract 137

SECTION 11:
NE1/4 NE1/4
S1/2 NE1/4
W1/2

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SE1/4
(RP15N04E110005)

Tract 138

SECTION 14:
W1/2
W1/2 E1/2
NE1/4 NE1/4
SE1/4 SE1/4
(RP15N04E140005)

Tract 139

SECTION 15: ALL OF SAID SECTION
(RP15N04E150005 & RP15N04E150605)

Tract 140

SECTION 17:
W1/2
W1/2 E1/2
(RP15N04E170605)

Tract 141

SECTION 17: E1/2 E1/2
(RP15N04E170006)

Tract 142

SECTION 18: E1/2 E1/2
(RP15N04E180004)

Tract 143

SECTION 19: E1/2 E1/2
(RP15N04E190006)

Tract 144

SECTION 20:
NW1/4
W1/2 NE1/4
SE1/4 NE1/4

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E1/2 SE1/4
(RP15N04E200605)

Tract 145

SECTION 20:
NE1/4 NE1/4
W1/2 SE1/4
SW1/4
(RP15N04E200006 & RP15N04E207805)

Tract 146

SECTION 21:
E1/2
SW1/4
S1/2 NW1/4
NE1/4 NW1/4
(RP15N04E210006)

Tract 147

SECTION 21:
NW1/4 NW1/4
(RP15N04E213005)

Tract 148

SECTION 22:
W1/2
W1/2 NE1/4
(RP15N04E220605 & RP15N04E222405)

Tract 149

SECTION 28:
N1/2
W1/2 SW1/4
NE1/4 SE1/4
(RP15N04E280006)

Tract 150

SECTION 28:
W1/2 SE1/4
SE1/4 SE1/4
E1/2 SW1/4

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(RP15N04E287805)

Tract 151

SECTION 29:

S1/2

E1/2 NE1/4

(RP15N04E290006)

Tract 152

SECTION 29:

NW1/4

W1/2 NE1/4

(RP15N04E290605)

Tract 153

SECTION 30: E1/2

(RP15N04E300006)

Tract 154

SECTION 31: N1/2 NE1/4

(RP15N04E310006)

Tract 155

SECTION 32:

SE1/4

S1/2 NE1/4

NW1/4 NE1/4

EXCEPTING THEREFROM:

A PARCEL OF LAND LOCATED IN THE NORTHEAST QUARTER OF SECTION 32, TOWNSHIP 15 NORTH, RANGE 4 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE QUARTER CORNER COMMON TO SECTIONS 29 AND 32, TOWNSHIP 15 NORTH, RANGE 4 EAST, BOISE MERIDIAN, WHICH IS THE TRUE POINT OF BEGINNING; THENCE SOUTH 89° 48' 43" EAST, 275.00 FEET TO A POINT; THENCE SOUTH 0° 13' 04" EAST, 377.00 FEET TO A POINT; THENCE NORTH 89° 48' 43" WEST, 275.00 FEET TO A POINT; THENCE NORTH 0° 13' 04" WEST, 377.00 FEET TO THE TRUE POINT OF BEGINNING.

(Part of RP15N04E320605)

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VALLEY COUNTY, IDAHO
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Tract 156

SECTION 32: W1/2 NW1/4

EXCEPTING THEREFROM: THE SOUTH 258.8 FEET THEREOF
(RP15N04E323005)

Tract 157

SECTION 32: E1/2 SW1/4

EXCEPTING THEREFROM:

COMMENCING AT THE QUARTER CORNER COMMON TO SECTIONS 31 AND 32 TOWNSHIP 15 NORTH, RANGE 4 EAST, BOISE MERIDIAN; THENCE SOUTH 89° 51' 01" EAST, 1,315.50 FEET TO THE TRUE POINT OF BEGINNING; THENCE CONTINUING SOUTH 89° 51' 01" EAST, 759.77 FEET TO A POINT; THENCE SOUTH 13° 15' 42" WEST, 405.73 FEET TO A POINT; THENCE NORTH 84° 57' 25" WEST, 535.86 FEET TO A POINT; THENCE SOUTH 15° 31' 46" WEST, 486.09 FEET TO A POINT; THENCE NORTH 0° 11' 37" WEST, 818.14 FEET TO THE TRUE POINT OF BEGINNING.

FURTHER EXCEPTING THEREFROM:

COMMENCING AT THE STANDARD QUARTER CORNER OF SECTION 32 TOWNSHIP 15 NORTH, RANGE 4 EAST, BOISE MERIDIAN; THENCE 89° 51' 06" WEST, 523.87 FEET TO THE TRUE POINT OF BEGINNING; THENCE CONTINUING SOUTH 89° 51' 06" WEST, 792.72 FEET TO A POINT. THENCE NORTH 0° 11' 37" WEST, 1318.13 FEET TO A POINT; THENCE CONTINUING NORTH 0° 11' 37" WEST, 314.39 FEET TO A POINT; THENCE SOUTH 89° 13' 35" EAST, 259.66 FEET TO A POINT; THENCE SOUTH 13° 49' 32" WEST, 355.00 FEET TO A POINT; THENCE SOUTH 6° 46' 37" EAST, 410.00 FEET TO A POINT; THENCE NORTH 83° 9' 39" EAST, 336.62 FEET TO A POINT; THENCE SOUTH 15° 06' 47" EAST, 196.71 FEET TO A POINT; THENCE SOUTH 48° 20' 30" WEST, 227.64 FEET TO A POINT; THENCE SOUTH 33° 23' 26" WEST, 273.01 FEET TO A POINT; THENCE SOUTH 56° 02' 41" EAST, 614.28 FEET TO THE TRUE POINT OF BEGINNING.

(Part of RP15N04E320605)

Tract 158

SECTION 32:

A PARCEL OF LAND LOCATED IN THE NE1/4 NW1/4 AND SE1/4 NW1/4 OF SECTION 32 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST 1/16 CORNER OF SECTION 32 TOWNSHIP 15 NORTH, RANGE 4 EAST, BOISE MERIDIAN, WHICH IS THE TRUE POINT OF BEGINNING; THENCE NORTH 0° 07' 55" WEST, 1,314.64 FEET TO A POINT; THENCE SOUTH 89° 48' 43" EAST, 1,311.57 FEET TO THE QUARTER CORNER COMMON TO SECTIONS 29 AND 32; THENCE SOUTH 56° 01' 25" WEST, 402.53 FEET TO A POINT; THENCE NORTH 74° 28' 00" WEST, 210.00 FEET TO A POINT; THENCE SOUTH 5° 48' 08" WEST, 150.00 FEET TO A POINT; THENCE SOUTH 66° 51' 00" WEST, 240.00 FEET TO A POINT; THENCE SOUTH 14° 17' 35" WEST, 420.00 FEET TO A POINT; THENCE SOUTH 76° 53' 52" WEST, 156.57 FEET TO A POINT, THENCE

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SOUTH 16° 04' 37" WEST, 506.90 FEET TO A POINT; THENCE NORTH 77° 18' 13" WEST, 143.51 FEET TO THE TRUE POINT OF BEGINNING.
(RP15N04E322405)

Tract 159

SECTION 32:

A PARCEL OF LAND LOCATED IN THE NE1/4 NW1/4 AND SE1/4 NW1/4 OF SECTION 32, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE QUARTER CORNER COMMON TO SECTIONS 29 AND 32, TOWNSHIP 15 NORTH, RANGE 4 EAST, BOISE MERIDIAN; THENCE SOUTH 0° 13' 04" EAST, 1,049.21 FEET TO THE TRUE POINT OF BEGINNING; THENCE CONTINUING SOUTH 0° 13' 04" EAST, 265.00 FEET TO A POINT; THENCE CONTINUING SOUTH 0° 13' 04" EAST 1,314.21 FEET TO A POINT; THENCE NORTH 89° 51' 01" WEST, 555.74 FEET TO A POINT; THENCE NORTH 9° 29' 11" EAST, 1,412.95 FEET TO A POINT; THENCE NORTH 59° 50' 25" EAST, 366.47 FEET TO THE TRUE POINT OF BEGINNING.
(RP15N04E322990)

Tract 160

SECTION 32: NE1/4 NE1/4
(RP15N04E320006)

Tract 161

SECTION 33:
SW1/4
SE1/4 NE1/4
(RP15N04E334805 & RP15N04E331805)

Tract 162

SECTION 33:
NW1/4
W1/2 NE1/4
NE1/4 NE1/4
SE1/4
(RP15N04E330006)

TOWNSHIP 15 NORTH, RANGE 5 EAST BOISE MERIDIAN, VALLEY COUNTY, IDAHO.

Tract 163

SECTION 31:
E1/2 SW1/4

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VALLEY COUNTY, IDAHO
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SE1/4
GOVERNMENT LOTS 3 AND 4
(RP15N05E314805)

Tract 164

SECTION 32:
S1/2 SW1/4
SW1/4 SE1/4
(RP15N04E326005)

TOWNSHIP 16 NORTH, RANGE 4 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO.

Tract 165

SECTION 2: ALL OF SAID SECTION
(RP16N04E020005)

Tract 166

SECTION 3: ALL OF SAID SECTION
(RP16N04E030005)

Tract 167

SECTION 4:
GOVERNMENT LOTS 1, 2, 3 AND 4
S1/2
S1/2 N1/2
(RP16N04E040005)

Tract 168

SECTION 5: ALL OF SAID SECTION
(RP16N04E050005)

Tract 169

SECTION 6:
GOVERNMENT LOTS 1 AND 2
S1/2 NE1/4
(RP16N04E060005)

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VALLEY COUNTY, IDAHO
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Tract 170

SECTION 8:

E1/2

E1/2 SW1/4

E1/2 NW1/4

NW1/4 NW1/4

SW1/4 SW1/4

(RP16N04E080005 & RP16N04E086005)

Tract 171

SECTION 9: ALL OF SAID SECTION

(RP16N04E090005)

Tract 172

SECTION 10:

S1/2 NE1/4

NE1/4 NE1/4

NW1/4

N1/2 SW1/4

NW1/4 SE1/4

(RP16N04E100006)

Tract 173

SECTION 11: ALL OF SAID SECTION

(RP16N04E110005)

Tract 174

SECTION 12:

NW1/4 NE1/4

S1/2 NE1/4

W1/2

(RP16N04E120605)

Tract 175

SECTION 13:

NW1/4 NE1/4

S1/2 NE1/4

W1/2

SE1/4

(RP16N04E130605)

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VALLEY COUNTY, IDAHO
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Tract 176

SECTION 14: ALL OF SAID SECTION
(RP16N04E140005)

Tract 177

SECTION 23:
E1/2
E1/2 W1/2
(RP16N04E230006 & RP16N04E237205)

Tract 178

SECTION 24: ALL OF SAID SECTION
(RP16N04E240005 & RP16N04E241205)

Tract 179

SECTION 25: ALL OF SAID SECTION
(RP16N04E250005)

Tract 180

SECTION 26:
E1/2
E1/2 W1/2
(RP16N04E260005)

Tract 181

SECTION 36: S1/2 NE1/4
(RP16N04E361205)

TOWNSHIP 16 NORTH, RANGE 5 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO.

Tract 182

SECTION 30:
GOVERNMENT LOTS 2, 3 AND 4
E1/2 SW1/4
SE1/4
(RP16N05E303605)

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VALLEY COUNTY, IDAHO
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Tract 183

SECTION 31:
GOVERNMENT LOTS 1, 2, 3 AND 4
E1/2 SW1/4
(RP16N04E313005)

TOWNSHIP 17 NORTH, RANGE 2 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO.

Tract 184

SECTION 3: ALL OF SAID SECTION

EXCEPTING THEREFROM: ANY PORTION OF SAID SECTION 3, LYING IN ADAMS COUNTY

ALSO EXCEPTING: GOVERNMENT LOT 1, AND SE1/4 NE1/4 AND E1/2 SE1/4
(RP17N02E030605)

Tract 185

SECTION 10: W1/2 E1/2

EXCEPTING THEREFROM: ANY PORTION LYING IN ADAMS COUNTY.
(RP17N02E100605)

TOWNSHIP 17 NORTH, RANGE 4 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO.

Tract 186

SECTION 7: S1/2 SE1/4
(RP17N04E078405)

Tract 187

SECTION 8: S1/2 SW1/4
(RP17N04E086005)

Tract 188

SECTION 15: SW1/4
(RP17N04E154805)

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Tract 189

SECTION 17: W1/2
(RP17N04E172405)

Tract 190

SECTION 18: N1/2 NE1/4
(RP17N04E180006)

Tract 191

SECTION 18:
S1/2 NE1/4
SE1/4
(RP17N04E181805)

Tract 192

SECTION 19:
NE1/4
E1/2 SE1/4
(RP17N04E190006)

Tract 193

SECTION 20: W1/2 SW1/4
(RP17N04E205405)

Tract 194

SECTION 21:
NE1/4
N1/2 NW1/4
W1/2 SW1/4
N1/2 SE1/4
(RP17N04E210005 & RP17N04E215405)

Tract 195

SECTION 22:
NE1/4 NE1/4
W1/2 NE1/4
NW1/4
SE1/4 SW1/4
N1/2 SW1/4

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W1/2 SE1/4
(RP17N04E220005)

Tract 196

SECTION 29:
S1/2 NE1/4
SE1/4 SW1/4
SE1/4

EXCEPTING THEREFROM:
THAT PORTION DEEDED TO THE UNITED STATES IN AN EASEMENT DEED RECORDED
APRIL 4, 1966 AS INSTRUMENT NO. 64914.
(RP17N04E291805)

Tract 197

SECTION 31: E1/2
(RP17N04E310005)

Tract 198

SECTION 32:
NE1/4
N1/2 NW1/4
SW1/4 NW1/4
S1/2
(RP17N04E320005)

Tract 199

SECTION 33:
NW1/4
W1/2 SW1/4
E1/2 SE1/4
(RP17N04E332405 & RP17N04E337205)

Tract 200

SECTION 35: SE1/4 SE1/4
(RP17N04E359005)

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TOWNSHIP 18 NORTH, RANGE 2 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO.

Tract 201

SECTION 22: SE1/4 SE1/4

EXCEPTING THEREFROM: ANY PORTION LYING IN ADAMS COUNTY
(RP18N02E9755)

Tract 202

SECTION 27: ALL THAT PART OF SECTION LYING EAST OF THE VALLEY COUNTY LINE
(RP18N02E270005)

Tract 203

SECTION 34: W1/2 E1/2

EXCEPTING THEREFROM: ANY PORTION LYING IN ADAMS COUNTY.
(RP18N02E340605)

This is the same property conveyed to SPP LAND, LLC from PFHI IDAHO INVESTMENT, LLC by Special Warranty Deed filed April 21, 2016 as Instrument No. 397755 in the Valley County, Idaho public land records, as corrected and modified by that Corrective Special Warranty Deed from PFHI IDAHO INVESTMENT, LLC to SPP LAND, LLC filed July 16, 2016 as Instrument No. 399644 in the Valley County, Idaho public land records.

PARCEL 2

TOWNSHIP 11 NORTH, RANGE 3 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO:

Tract 1

SECTION 10 : GOVERNMENT LOT 7

EXCEPTING THEREFROM:
COMMENCING AT THE EAST QUARTER CORNER OF SAID SECTION 10, A FOUND BRASS CAP MONUMENT, C.P.F. INSTRUMENT NO. 104009 CORNER RECORDS OF SAID VALLEY COUNTY; THENCE A BEARING OF NORTH 89° 37' 54" WEST, A DISTANCE OF 2560.61 FEET ON THE CENTER-SECTION LINE OF SAID SECTION 10 TO A POINT ON THE WEST BANK ON THE NORTH FORK OF THE PAYETTE RIVER; THENCE A BEARING OF SOUTH 1° 01' 50" EAST, A DISTANCE OF 2.22 FEET TO A SET 5/8 INCH REBAR BEING THE TRUE POINT OF BEGINNING; THENCE A BEARING OF NORTH 1° 01' 50" WEST, A DISTANCE OF 272.01 FEET

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(RECORD NORTH 1° 01' WEST, 272.0 FEET) ON SAID WEST BANK TO A SET 5/8 INCH REBAR; THENCE A BEARING OF NORTH 12° 48' 50" WEST, A DISTANCE OF 222.01 FEET (RECORD NORTH 12° 48' WEST, 222.0 FEET) ON SAID WEST BANK TO SET 5/8 INCH REBAR; THENCE A BEARING OF SOUTH 80° 10' 10" WEST, A DISTANCE OF 296.78 FEET (RECORD SOUTH 80° 11' WEST, 326.2 FEET) TO THE EASTERLY RIGHT-OF-WAY BOUNDARY OF STATE HIGHWAY 55; THENCE ON A CURVE TO THE LEFT, ON SAID RIGHT-OF-WAY BOUNDARY, WHICH CURVE HAS A RADIUS OF 2804.79 FEET, A LENGTH OF 1403.49 FEET, AND A LONG CHORD WHICH BEARS SOUTH 5° 04' 50" WEST, A DISTANCE OF 1388.89 FEET TO A SET 5/8 INCH REBAR; THENCE ON A CURVE TO THE LEFT, ON SAID RIGHT-OF-WAY BOUNDARY, WHICH CURVE HAS A RADIUS OF 656.20 FEET, A LENGTH OF 549.48 FEET, AND A LONG CHORD WHICH BEARS SOUTH 33° 30' 37" EAST, A DISTANCE OF 533.57 FEET TO A SET 5/8 INCH REBAR; THENCE A BEARING OF NORTH 32° 30' 03" EAST, A DISTANCE OF 10.00 FEET ON SAID RIGHT-OF-WAY BOUNDARY TO A SET 5/8 INCH REBAR; THENCE ON A SPIRAL CURVE TO THE LEFT, ON SAID RIGHT-OF-WAY BOUNDARY, WHICH SPIRAL CURVE HAS A LONG CHORD WHICH BEARS SOUTH 62° 34' 12" EAST, A DISTANCE OF 187.34 FEET TO A SET 5/8 INCH REBAR; THENCE A BEARING OF SOUTH 65° 11' 50" EAST, A DISTANCE OF 133.96 FEET ON SAID RIGHT-OF-WAY BOUNDARY TO A SET 5/8 INCH REBAR; THENCE ON A CURVE TO THE RIGHT, ON SAID RIGHT-OF-WAY BOUNDARY, WHICH CURVE HAS A RADIUS OF 1215.92 FEET, A LENGTH OF 457.15 FEET, AND A LONG CHORD WHICH BEARS SOUTH 54° 50' 56" EAST, A DISTANCE OF 454.46 FEET TO A SET 5/8 INCH REBAR; THENCE A BEARING OF NORTH 43° 41' 41" EAST, A DISTANCE OF 27.60 FEET (RECORD NORTH 43° 30' EAST, 31.0 FEET) TO A SET 5/8 INCH REBAR ON SAID WEST BANK OF THE NORTH FORK OF THE PAYETTE RIVER; THENCE A BEARING OF NORTH 28° 00' 19" WEST, A DISTANCE OF 276.84 FEET (RECORD NORTH 28° 12' WEST, 280.0 FEET) ON SAID WEST BANK TO A SET 5/8 INCH REBAR; THENCE A BEARING OF NORTH 19° 43' 17" WEST, A DISTANCE OF 197.74 FEET (RECORD NORTH 19° 55' WEST, 200.0 FEET) ON SAID WEST BANK TO A SET 5/8 INCH REBAR; THENCE A BEARING OF NORTH 19° 21' 50" WEST, A DISTANCE OF 245.01 FEET (RECORD NORTH 19° 21' WEST, 245.0 FEET) ON SAID WEST BANK TO A SET 5/8 INCH REBAR; THENCE A BEARING OF NORTH 8° 11' 50" WEST, A DISTANCE OF 247.01 FEET (RECORD NORTH 8° 11' WEST, 247.0 FEET) ON SAID WEST BANK TO A SET 5/8 INCH REBAR; THENCE A BEARING OF NORTH 18° 52' 50" WEST, A DISTANCE OF 558.02 FEET (RECORD NORTH 18° 52' WEST, 558.0 FEET) ON SAID WEST BANK TO A SET 5/8 INCH REBAR; THENCE A BEARING OF NORTH 0° 08' 50" WEST, A DISTANCE OF 200.01 FEET; (RECORD NORTH 0° 08' WEST, 200.0 FEET) ON SAID WEST BANK TO A SET 5/8 INCH REBAR; THENCE A BEARING OF NORTH 6° 19' 50" WEST A DISTANCE OF 132.90 FEET (RECORD NORTH 6° 19' WEST, 132.9 FEET) ON SAID WEST BANK TO THE POINT OF BEGINNING.

FURTHER EXCEPTING THEREFROM: STATE HIGHWAY 55.
(RP11N03E108635)

Tract 2

SECTION 15:

W1/2

SW1/4 NE1/4

W1/2 SE1/4

GOVERNMENT LOTS 2, 3, 4, 6, AND 7

EXCEPTING THEREFROM: STATE HIGHWAY 55.
(RP11N03E150175)

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Tract 3

SECTION 29:
NE1/4 SW1/4
S1/2 SW1/4
(RP11N03E294805)

Tract 4

SECTION 32: NW1/4
SW1/4
(RP11N03E322405)

TOWNSHIP 12 NORTH, RANGE 4 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO.

Tract 5

SECTION 3:
GOVERNMENT LOTS 5, 6 AND 7
E1/2 SE1/4
SE1/4 NE1/4

LESS AND EXCEPT:

A PARCEL OF LAND SITUATE IN GOVERNMENT LOTS 5, 6, AND 7, NE1/4SE1/4 AND SE1/4NE1/4 OF SECTION 3, TOWNSHIP 12 NORTH, RANGE 4 E.B.M., VALLEY COUNTY, IDAHO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A BRASS CAP MARKING THE QUARTER CORNER COMMON TO SECTIONS 2 AND 3, T. 12 N., R. 4 E.B.M., VALLEY COUNTY, IDAHO, AS SHOWN ON THE PARTICULAR RECORD OF SURVEY, RECORDED AS INSTRUMENT NO. 360704, ON FILE IN THE OFFICE OF THE RECORDER OF VALLEY COUNTY, IDAHO IN BOOK 11, PAGE 140 OF SURVEYS; THENCE N. 00°04'13" E. 908.85 FEET ALONG THE LINE COMMON TO SAID SECTIONS 2 AND 3 TO A 5/8" REBAR ON THE NORTHERLY RIGHT-OF-WAY OF CLEAR CREEK ROAD, THE REAL POINT OF BEGINNING; THENCE, 351.12 FEET ALONG SAID NORTHERLY RIGHT-OF-WAY ON A NON-TANGENT CURVE TO THE LEFT, WHOSE RADIUS IS 785.00 FEET, DELTA ANGLE IS 25°37'40" AND WHOSE LONG CHORD BEARS S. 50°05'22" W., 348.20 FEET TO A 5/8" REBAR; THENCE S. 37°16'32" W. 1,414.90 FEET ALONG SAID NORTHERLY RIGHT-OF-WAY TO A 5/8" REBAR; THENCE, 259.15 FEET ALONG SAID NORTHERLY RIGHT-OF-WAY ON A CURVE TO THE RIGHT, WHOSE RADIUS IS 515.00 FEET. DELTA ANGLE IS 28°49'53", AND WHOSE LONG CHORD BEARS S. 51°41'29" W. 256.42 FEET TO A 5/8" REBAR; THENCE S. 66°06'25" W. 439.97 FEET ALONG SAID NORTHERLY RIGHT-OF-WAY TO A 5/8" REBAR; THENCE, 222.42 FEET ALONG SAID NORTHERLY RIGHT-OF-WAY ON A CURVE TO THE LEFT, WHOSE RADIUS IS 535.00 FEET, DELTA ANGLE IS 23°49'11", AND WHOSE LONG CHORD BEARS S. 54°11'50" W. 220.82 FEET TO A 5/8" REBAR; THENCE S. 42°17'14" W. 159.11 FEET ALONG SAID NORTHERLY RIGHT-OF-WAY TO A 5/8" REBAR; THENCE, 108.11 FEET ALONG SAID NORTHERLY RIGHT-OF-WAY ON A CURVE TO THE LEFT, WHOSE RADIUS IS 1,235.00 FEET, DELTA ANGLE IS 5°00'56", AND WHOSE LONG CHORD BEARS S. 39°46'46" W. 108.08 FEET TO A 5/8" REBAR; THENCE S. 37°16'19" W. 318.14

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FEET ALONG SAID NORTHERLY RIGHT-OF-WAY TO A 5/8" REBAR; THENCE, 99.37 FEET ALONG SAID NORTHERLY RIGHT-OF-WAY ON A CURVE TO THE RIGHT, WHOSE RADIUS IS 715.00 FEET; DELTA ANGLE IS 7°57'46", AND WHOSE LONG CHORD BEARS S. 41°15'12" W. 99.29 FEET TO A 5/8" REBAR; THENCE S. 45°14'05" W. 135.32 FEET ALONG SAID NORTHERLY RIGHT-OF-WAY TO A 5/8" REBAR; THENCE 140.21 FEET ALONG A CURVE TO THE RIGHT, WHOSE RADIUS IS 765.00 FEET, DELTA ANGLE IS 10°30'05", AND WHOSE LONG CHORD BEARS S. 50°29'07" W. 140.02 FEET TO A 5/8" REBAR; THENCE, 96.64 FEET ALONG SAID NORTHERLY RIGHT-OF-WAY ON A CURVE TO THE LEFT, WHOSE RADIUS IS 435.00 FEET, DELTA ANGLE IS 12°43'46", AND WHOSE LONG CHORD BEARS S. 49°22'16" W. 96.45 FEET TO A 5/8" REBAR; THENCE S. 43°00'23" W. 70.24 FEET ALONG SAID NORTHERLY RIGHT-OF-WAY TO A 5/8" REBAR; THENCE, 81.01 FEET ALONG SAID NORTHERLY RIGHT-OF-WAY ON A CURVE TO THE RIGHT, WHOSE RADIUS IS 365.00 FEET, DELTA ANGLE IS 12°43'02", AND WHOSE LONG CHORD BEARS S. 49°21'54" W. 80.85 FEET TO A 5/8" REBAR ON THE WESTERLY BOUNDARY OF GOVERNMENT LOT 7, SAID SECTION 3; THENCE N. 00°17'44" E. 13.00 FEET ALONG SAID WESTERLY BOUNDARY TO A 5/8" REBAR; THENCE CONTINUING N. 00°17'44" E. 1,794.29 FEET ALONG THE WESTERLY BOUNDARY OF GOVERNMENT LOTS 6 AND 7, TO A 5/8" REBAR, MARKING THE CENTER QUARTER CORNER OF SAID SECTION 3, AS SHOWN ON THAT PARTICULAR RECORD OF SURVEY, RECORDED AS INSTRUMENT NO. 170675, ON FILE IN THE OFFICE OF THE RECORDER OF VALLEY COUNTY, IDAHO IN BOOK 3, PAGE 80 OF SURVEYS; THENCE CONTINUING N. 00°17'44" E. 1,319.84 FEET ALONG THE WESTERLY BOUNDARY OF GOVERNMENT LOT 5 TO A 5/8" REBAR MARKING THE CN 1/16 CORNER OF SAID SECTION 3; THENCE S. 89°35'00" E. 2,711.93 FEET, ALONG THE LINE COMMON TO GOVERNMENT LOTS 4 AND 5, AND THE SOUTHERLY BOUNDARY OF GOVERNMENT LOT 3, TO A 2 1/2" ALUMINUM CAP ON A 5/8" REBAR, MARKING THE NORTH 1/16 CORNER COMMON TO SAID SECTIONS 2 AND 3; THENCE S. 00°04'13" W. 411.96 FEET ALONG LINE COMMON TO SAID SECTIONS 2 AND 3 TO THE POINT OF BEGINNING.
(RP12N03E031920)

Tract 6

SECTION 10:

E1/2 NE1/4

E1/2 SE1/4

EXCEPTING THEREFROM:

THAT PORTION CONVEYED TO THE UNITED STATES OF AMERICAN IN A RIGHT-OF-WAY DEED RECORDED FEBRUARY 10, 1964 AS INSTRUMENT NO. 61108.

(RP12N04E100007 & RP12N04E109005)

Tract 7

SECTION 15: SE1/4

E1/2 SW1/4

(RP12N04E157205)

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Tract 8

SECTION 22:
NW1/4 NE1/4
NE1/4 NW1/4
(RP12N04E220605)

TOWNSHIP 13 NORTH, RANGE 4 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO.

Tract 9

SECTION 13:
W1/2 NE1/4
NW1/4 SE1/4
(RP13N04E130606)

Tract 10

SECTION 13:
E1/2 E1/2
SW1/4 SE1/4
SE1/4 NW1/4
(RP13N04E130004 & RP13N04E134205)

TOWNSHIP 14 NORTH, RANGE 4 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO.

Tract 11

SECTION 25: NE1/4 NE1/4
(RP14N04E250006)

Tract 12

SECTION 36: NW1/4 LYING WEST OF THE HORSETHIEF ROAD
(RP14N04E363006)

TOWNSHIP 15 NORTH, RANGE 4 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO.

Tract 13

SECTION 7:
W1/2
W1/2 E1/2
(RP15N04E070605 & RP15N04E076605)

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Tract 14

SECTION 18:
W1/2
W1/2 E1/2
(RP15N04E180605 & RP15N04E182405)

Tract 15

SECTION 19:
W1/2
W1/2 E1/2
(RP15N04E190605)

Tract 16

SECTION 30: W1/2
(RP15N04E302405)

Tract 17

SECTION 31:
E1/2 NW1/4
GOVERNMENT LOTS 1 AND 2
(RP15N04E312405)

TOWNSHIP 16 NORTH, RANGE 4 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO.

Tract 18

SECTION 17:

THAT PORTION OF SECTION 17, DESCRIBED AS FOLLOWS:
COMMENCING AT THE SECTION CORNER COMMON TO SECTIONS 18, 17, 19 AND 20,
TOWNSHIP 16 NORTH, RANGE 4 EAST, BOISE MERIDIAN, WHICH IS THE TRUE POINT OF
BEGINNING;

THENCE NORTH 0° 11' 39" EAST, 2661.13 FEET TO A POINT;
THENCE NORTH 0° 01' 46" EAST, 1320.17 FEET TO A POINT;
THENCE SOUTH 89° 45' 34" EAST, 4984.69 FEET TO A POINT;
THENCE SOUTH 16° 11' 47" WEST, 420.22 FEET TO A POINT;
THENCE SOUTH 26° 33' 04" WEST, 225.59 FEET TO A POINT;
THENCE SOUTH 13° 29' 44" WEST, 271.91 FEET TO A POINT;
THENCE SOUTH 19° 45' 59" WEST, 166.98 FEET TO A POINT;
THENCE SOUTH 29° 13' 17" WEST, 436.33 FEET TO A POINT;
THENCE SOUTH 25° 49' 38" WEST, 101.26 FEET TO A POINT;
THENCE SOUTH 17° 54' 14" WEST, 393.43 FEET TO A POINT;
THENCE SOUTH 02° 23' 26" EAST, 145.59 FEET TO A POINT;
THENCE SOUTH 34° 14' 34" WEST, 240.08 FEET TO A POINT;
THENCE SOUTH 23° 24' 24" WEST, 328.73 FEET TO A POINT;
THENCE SOUTH 12° 56' 42" WEST, 124.80 FEET TO A POINT;

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THENCE NORTH 89° 57' 05" WEST, 1329.11 FEET TO A POINT;
THENCE SOUTH 0° 09' 24" WEST, 1327.79 FEET TO A POINT;
THENCE NORTH 89° 51' 17" WEST 2658.00 FEET TO THE TRUE POINT OF BEGINNING.

EXCEPTING THEREFROM: SIMPCO ESTATES SUBDIVISION.
(RP16N04E171815 & RP16N04E176605)

TOWNSHIP 17 NORTH, RANGE 4 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO.

Tract 19

SECTION 20:
N1/2
SE1/4
E1/2 SW1/4
(RP17N04E200006)

Tract 20

SECTION 29:
NW1/4
W1/2 SW1/4
NE1/4 SW1/4
N1/2 NE1/4

EXCEPTING THEREFROM:
THAT PORTION DEED TO THE UNITED STATES IN AN EASEMENT DEED RECORDED APRIL
4, 1966 AS INSTRUMENT NO. 64914.
(RP17N04E290006)

Tract 21

SECTION 30:
E1/2 NE1/4
SE1/4
(RP17N04E300004 & RP17N04E307205)

Tract 22

SECTION 30: W1/2 NE1/4
(RP17N04E300605)

This is the same property conveyed to SPP LAND, LLC from POTLATCH LAND & LUMBER, LLC by
Special Warranty Deed filed April 21, 2016 as Instrument No. 397757 in the Valley County, Idaho public
land records.

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PARCEL 3

TOWNSHIP 11 NORTH, RANGE 3 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO.

Tract 1

SECTION 2: GOVERNMENT LOTS 8 AND 9

EXCEPTING THEREFROM:

THAT PORTION OF SAID LAND CONVEYED TO THE OREGON SHORT LINE RAILROAD BY DEED RECORDED JANUARY 26, 1914, AS INSTRUMENT NO. 19704.

FURTHER EXCEPTING THEREFROM: STATE HIGHWAY 55 RIGHT-OF-WAY.
(RP11N03E021806)

TOWNSHIP 12 NORTH, RANGE 3 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO.

Tract 2

SECTION 35: GOVERNMENT LOTS 5 AND 8

EXCEPTING THEREFROM:

THAT PORTION OF SAID SECTION 35 DEEDED TO THE OREGON SHORT LINE RAILROAD BY DEED RECORDED JANUARY 26, 1914, AS INSTRUMENT NO. 19704.

FURTHER EXCEPTING THEREFROM:

THAT PORTION OF SAID SECTION 35 DEEDED TO THE STATE OF IDAHO FOR A HIGHWAY RIGHT-OF-WAY RECORDED OCTOBER 8, 1932 AS INSTRUMENT NO. 17066.
(RP12N03E357205)

TOWNSHIP 12 NORTH, RANGE 4 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO.

Tract 3

SECTION 10:

W1/2 NE1/4

E1/2 NW1/4

EXCEPTING THEREFROM:

THAT PORTION CONVEYED TO THE UNITED STATES OF AMERICAN IN A RIGHT-OF-WAY DEED RECORDED FEBRUARY 10, 1964 AS INSTRUMENT NO. 61108.

FURTHER EXCEPTING THEREFROM:

PART OF NW 1/4 OF SECTION 10, TOWNSHIP 12 NORTH, RANGE 4 EAST OF THE BOISE MERIDIAN, VALLEY COUNTY, IDAHO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

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COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 10; THENCE ALONG THE NORTH LINE OF SAID SECTION 10 SOUTH 88°35'30" EAST 1417.96 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING ALONG THE EAST MOUNTAIN ESTATES NUMBER 2 BOUNDARY SOUTH 01°24'56" WEST 231.89 FEET; THENCE CONTINUING SOUTH 01°18'46" WEST 690.71 FEET; THENCE CONTINUING SOUTH 01°21'07" WEST 530.05 FEET; THENCE CONTINUING SOUTH 01°19'57" WEST 100.00 FEET; THENCE LEAVING THE EAST MOUNTAIN ESTATES NUMBER 2 BOUNDARY AND CONTINUING SOUTH 88°40'11" EAST 290.36 FEET TO THE WESTERN BOUNDARY OF THE CLEAR CREEK ROAD RIGHT-OF-WAY; THENCE CONTINUING ALONG A 372 FOOT RADIUS CIRCULAR CURVE TO THE RIGHT 233.42 FEET, CHORD NORTH 13°44'43" WEST 229.61 FEET; THENCE CONTINUING NORTH 04°13'51" EAST 524.15 FEET; THENCE CONTINUING ALONG A 277 FOOT RADIUS CIRCULAR CURVE TO THE RIGHT 271.79 FEET, CHORD NORTH 32°20'23" EAST 261.02 FEET; THENCE CONTINUING ALONG A 260 FOOT RADIUS CIRCULAR CURVE TO THE LEFT 131.86 FEET, CHORD NORTH 45°55'13" EAST 130.45 FEET; THENCE CONTINUING ALONG A 660 FOOT RADIUS CIRCULAR CURVE TO THE RIGHT 404.46 FEET, CHORD NORTH 49°02'04" EAST 400.06 FEET; THENCE CONTINUING ALONG A 405 FOOT RADIUS CIRCULAR CURVE TO THE LEFT 312.62 FEET, CHORD NORTH 44°33'50" EAST 304.91 FEET; THENCE LEAVING THE WESTERN BOUNDARY OF THE CLEAR CREEK ROAD RIGHT-OF-WAY AND CONTINUING ALONG THE NORTH LINE OF SAID SECTION 10, NORTH 88°42'01" WEST 987.65 FEET TO THE POINT OF BEGINNING.

FURTHER EXCEPTING THEREFROM:

PART OF THE NW 1/4 OF SECTION 10, TOWNSHIP 12 NORTH, RANGE 4 EAST OF THE BOISE MERIDIAN, VALLEY COUNTY, IDAHO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 10; THENCE ALONG THE NORTH LINE OF SAID SECTION 10, SOUTH 88°35'30" EAST 1417.96 FEET; THENCE CONTINUING ALONG THE EAST MOUNTAIN ESTATES NUMBER 2 BOUNDARY SOUTH 01°24'56" WEST 231.89 FEET; THENCE CONTINUING SOUTH 01°18'46" WEST 690.71 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING SOUTH 12°02'01" WEST 539.43 FEET; THENCE CONTINUING SOUTH 88°40'11" EAST 99.98 FEET; THENCE CONTINUING NORTH 01°21'07" EAST 530.05 FEET TO THE POINT OF BEGINNING.

FURTHER EXCEPTING THEREFROM:

PART OF THE NW 1/4 OF SECTION 10, TOWNSHIP 12 NORTH, RANGE 4 EAST OF THE BOISE MERIDIAN, VALLEY COUNTY, IDAHO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 10; THENCE ALONG THE NORTH LINE OF SAID SECTION 10 SOUTH 88°35'30" EAST 1417.96 FEET; THENCE CONTINUING ALONG THE EAST MOUNTAIN ESTATES NUMBER 2 BOUNDARY SOUTH 01°24'56" WEST 231.89 FEET; THENCE CONTINUING SOUTH 01°18'46" WEST 690.71 FEET; THENCE CONTINUING SOUTH 12°02'01" WEST 539.43 FEET; THENCE CONTINUING SOUTH 88°40'11" EAST 99.98 FEET; THENCE CONTINUING SOUTH 01°19'57" WEST 100.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING SOUTH 01°19'57" WEST 225.00 FEET; THENCE CONTINUING SOUTH 01°19'57" WEST 836.18 FEET TO THE WESTERN BOUNDARY OF THE CLEAR CREEK ROAD RIGHT-OF-WAY; THENCE LEAVING THE EAST MOUNTAIN ESTATES NUMBER 2 BOUNDARY AND CONTINUING ALONG A 280 FOOT RADIUS CIRCULAR CURVE TO THE LEFT 155.37 FEET, CHORD NORTH 51°26'08" EAST 153.39 FEET; THENCE CONTINUING ALONG A 100 FOOT RADIUS CIRCULAR CURVE TO THE LEFT 102.40 FEET, CHORD NORTH 06°12'15" EAST 97.98 FEET; THENCE CONTINUING ALONG A 260 FOOT

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RADIUS CIRCULAR CURVE TO THE RIGHT 416.28 FEET, CHORD NORTH 22°44'15" EAST 373.22 FEET; THENCE CONTINUING NORTH 68°36'18" EAST 124.04 FEET; THENCE CONTINUING ALONG A 198 FOOT RADIUS CIRCULAR CURVE TO THE LEFT 406.37 FEET, CHORD NORTH 09°48'34" EAST 338.71 FEET; THENCE CONTINUING NORTH 48°59'10" WEST 80.45 FEET; THENCE CONTINUING ALONG A 372 FOOT RADIUS CIRCULAR CURVE TO THE RIGHT 112.10 FEET, CHORD NORTH 40°21'11" WEST 111.68 FEET; THENCE LEAVING THE WESTERN BOUNDARY OF THE CLEAR CREEK ROAD RIGHT-OF-WAY AND CONTINUING NORTH 88°40'11" WEST 290.36 FEET TO THE POINT OF BEGINNING.
(RP12N04E100606)

Tract 4

SECTION 15: W1/2 W1/2
(RP12N04E153005)

Tract 5

SECTION 16: E1/2 E1/2 LYING EAST OF THE SKUNK CREEK ROAD
SW1/4 SE1/4 LYING EAST OF THE SKUNK CREEK ROAD
(RP12N04E160004)

Tract 6

SECTION 21: N1/2 N1/2 LYING EAST OF THE SKUNK CREEK ROAD

EXCEPTING THEREFROM:

A PARCEL OF LAND SITUATE A PORTION OF THE NE ¼ OF THE NW ¼ AND A PORTION OF THE NW ¼ OF THE NE ¼ OF SECTION 21, TOWNSHIP 12 NORTH, RANGE 4 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

POINT OF BEGINNING BEING THE CENTER NORTH 1/16 CORNER OF SECTION 21, T. 12 N., R. 4 E., B.M., A FOUND ALUMINUM CAP MONUMENT, RECORDED AS CP&F NO. 338360. ALSO BEING THE NORTH EAST CORNER OF MEADOW VIEW HEIGHTS SUBDIVISION AS RECORDED IN BOOK 4 AT PAGE 8, WHICH LIES N 01° 15' 31" E, A DISTANCE OF 1322.70 FEET FROM CENTER ¼ CORNER OF SAID SECTION 21, A FOUND ALUMINUM CAP MONUMENT, RECORDED AS CP&F NO. 337859 FILED IN THE RECORDER'S OFFICE OF VALLEY COUNTY, CASCADE, IDAHO. THENCE N 88° 16' 19" W ON THE NORTHERLY LINE OF LOT 1 OF SAID MEADOW VIEW HEIGHTS SUBDIVISION A DISTANCE OF 673.28 FEET TO A FOUND ALUMINUM CAP MONUMENT, RECORDED AS CP&F NO. 341079, ALSO BEING THE EASTERLY RIGHT OF WAY OF SKUNK CREEK ROAD, SAID RIGHT OF WAY BEING 60 FEET WIDE, 25 FEET ON THE LEFT SIDE, AND 35 FEET ON THE RIGHT; THENCE N 66° 13' 44" E, A DISTANCE OF 415.80 FEET TO A 5/8" RBC, PLS 15819; THENCE S 88° 16' 19" E, A DISTANCE OF 321.43 FEET TO A 5/8" RBC, PLS 15819; THENCE S 01° 13' 24" W, A DISTANCE OF 178.90 FEET TO A 5/8" RBC, PLS 15819 BEING A POINT ON THE SOUTHERLY LINE OF THE NW ¼ OF THE NE ¼ OF SAID SECTION 21; THENCE N 88° 31' 15" W ON THE SOUTHERLY LINE OF THE NW ¼ OF THE NE ¼ OF SAID SECTION 21, A DISTANCE OF 25.00 FEET TO THE POINT OF BEGINNING.

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(RP12N04E210003)

Tract 7

SECTION 22: NW1/4 NW1/4
(RP12N04E223005)

TOWNSHIP 14 NORTH, RANGE 4 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO.

Tract 8

SECTION 12: S1/2 SW1/4
(RP14N04E126005)

Tract 9

SECTION 13:
NW1/4 LYING WEST OF THE WARM LAKE HIGHWAY
N1/2 SW1/4 LYING WEST OF THE WARM LAKE HIGHWAY

EXCEPTING THEREFROM:

A PARCEL OF LAND LOCATED IN THE N1/2 OF THE SW1/4 OF SECTION 13, TOWNSHIP 14 NORTH, RANGE 4 EAST B.M., VALLEY COUNTY, IDAHO BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTH 1/16 CORNER COMMON TO SAID SECTION 13 AND SECTION 14, TOWNSHIP 14 NORTH, RANGE 4 EAST B.M., A FOUND ALUMINUM MONUMENT C.P.F. INSTRUMENT 230136 CORNER RECORDS OF SAID VALLEY COUNTY; THENCE A BEARING OF NORTH 89°53'06" EAST A DISTANCE OF 942.02 FEET ON THE SOUTH BOUNDARY OF SAID N1/2 OF THE SW1/4 TO A SET 5/8 INCH REBAR BEING THE TRUE POINT OF BEGINNING; THENCE A BEARING OF NORTH 89°53'06" EAST, A DISTANCE OF 897.85 FEET ON SAID SOUTH BOUNDARY OF THE N1/2 OF THE SW1/4 TO A SET 5/8 INCH REBAR ON THE WESTERLY RIGHT-OF-WAY BOUNDARY OF THE WARM LAKE HIGHWAY; THENCE A BEARING OF NORTH 25°22'05" EAST, A DISTANCE OF 572.36 FEET ON SAID RIGHT-OF-WAY BOUNDARY TO A FOUND RIGHT-OF-WAY MONUMENT MARKING HIGHWAY STATION 341+00; THENCE A BEARING OF NORTH 15°53'52" EAST, A DISTANCE OF 152.21 FEET ON SAID RIGHT-OF-WAY BOUNDARY TO A FOUND RIGHT-OF-WAY MONUMENT MARKING HIGHWAY STATION 342+50; THENCE A BEARING OF NORTH 34°49'01" EAST, A DISTANCE OF 152.06 FEET ON SAID RIGHT-OF-WAY BOUNDARY TO A FOUND RIGHT-OF-WAY MONUMENT MARKING HIGHWAY STATION 344+00; THENCE A BEARING OF NORTH 25°22'34" EAST, A DISTANCE OF 39.28 FEET N SAID RIGHT-OF-WAY BOUNDARY TO A SET 5/8 INCH REBAR; THENCE A BEARING OF SOUTH 89°53'06" WEST, A DISTANCE OF 1288.41 FEET TO A SET 5/8 INCH REBAR; THENCE A BEARING OF SOUTH 0° 00' 00" WEST, A DISTANCE OF 823.11 FEET TO THE POINT OF BEGINNING.
(RP14N04E132405 & RP14N04E134205)

Tract 10

SECTION 24: SW1/4 SW1/4 LYING SOUTH AND WEST OF THE HORSETHIEF ROAD
(RP14N04E246075)

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Tract 11

SECTION 25: W1/2 LYING WEST OF THE HORSETHIEF ROAD
(RP14N04E253015)

Tract 12

SECTION 26: E1/2
(RP14N04E260006)

TOWNSHIP 16 NORTH, RANGE 4 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO.

Tract 13

SECTION 10: S1/2 S1/2
(RP16N04E109005)

Tract 14

SECTION 15: ALL OF SAID SECTION
(RP16N04E150005)

Tract 15

Section 17: N1/2 N1/2
(RP16N04E170004)

Tract 16

SECTION 22:
N1/2
NE1/4 SW1/4
N1/2 SE1/4
SE1/4 SE1/4
(RP16N04E220005)

Tract 17

SECTION 23: W1/2 W1/2
(RP16N04E233005)

Tract 18

SECTION 26: W1/2 W1/2
(RP16N04E263005)

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Tract 19

SECTION 27: E1/2 E1/2
(RP16N04E270005 & RP16N04E271805)

Tract 20

SECTION 27:
THAT PORTION OF THE WEST HALF OF THE NORTHEAST QUARTER MORE PARTICULARLY DESCRIBED AS FOLLOWS: STARTING AT THE NORTHEAST CORNER OF SECTION 27 TOWNSHIP 16 NORTH, RANGE 4 EAST, BOISE MERIDIAN, THENCE NORTH 89° 42' WEST, 1311 FEET, THENCE SOUTH 0° 02' EAST, 440 FEET, MORE OR LESS, ALONG THE LINE BETWEEN THE EAST HALF AND THE WEST HALF OF THE NORTHEAST QUARTER OF SAID SECTION 27, TO A STEEL PIN, THE REAL PLACE OF BEGINNING; THENCE SOUTH 59° 42' WEST, 99.2 FEET; THENCE SOUTH 32° 42' WEST, 93.0 FEET; THENCE SOUTH 25° 12' WEST, 184.4 FEET; THENCE SOUTH 61° 39' WEST 108.1 FEET; THENCE SOUTH 30° 40' WEST, 218.7 FEET; THENCE SOUTH 7° 45' EAST, 150.2 FEET; THENCE SOUTH 8° 45' WEST, 139.7 FEET; THENCE SOUTH 13° 57' WEST, 229.8 FEET; THENCE SOUTH 10° 46' EAST, 138.0 FEET; THENCE SOUTH 6° 12' WEST, 103.8 FEET; THENCE SOUTH 1° 25' WEST, 215.5 FEET; THENCE SOUTH 52° 45' EAST, 256.3 FEET; THENCE SOUTH 81° 03' EAST, 268.4 FEET; THENCE NORTH 0° 02' WEST, 1,697.6 FEET ALONG THE 1/16 LINE TO THE POINT OF BEGINNING.
(RP16N04E270720)

Tract 21

SECTION 34:
THE EAST HALF OF SECTION 34, LYING EAST OF THE CENTER LINE OF SLOAN CREEK ROAD AND LANDS NORTH OF THE CENTER LINE OF GOLD FORK ROAD WHERE THE GOLD FORK ROAD AND SLOAN CREEK ROAD JOIN.

EXCEPTING THEREFROM:
PART EAST 1/2 LYING NORTH OF THE CENTERLINE OF GOLD FORK ROAD AND EAST OF A LINE DESCRIBED AS:

A LINE BEING 35.00 FEET RIGHT OR EASTERLY OF THE CENTERLINE OF THE ROAD LYING IN THE NE1/4 SECTION 34, T.16 N., R.4 E., BOISE MERIDIAN, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SECTION CORNER COMMON TO SECTIONS 26, 27, 34 AND 35, T. 16 N., R. 4 E., BOISE MERIDIAN, BEING AN ALUMINUM MONUMENT; THENCE S. 0° 52' 09" W. ON THE SECTION LINE BETWEEN SECTIONS 34 AND 35 A DISTANCE OF 2609.86 FEET TO THE 1/4-CORNER COMMON TO SECTIONS 34 AND 35 BEING AN ALUMINUM MONUMENT; THENCE N. 71° 55' 00" W. A DISTANCE OF 1323.63 FEET TO A 2-INCH ALUMINUM CAP ON 5/8-INCH REBAR STAMPED CP-2, BEING THE INTERSECTION OF CONSTRUCTED CENTERLINE OF GOLD FORK ROAD AND THE LINE 35.00 FEET RIGHT OR EASTERLY OF THE CENTERLINE OF ROAD, AND THE TRUE POINT OF BEGINNING; THENCE N. 50° 06' 24" E. ON SAID LINE A DISTANCE OF 21.11 FEET TO A 5/8-INCH REBAR STAMPED CP-3, BEING THE PC; THENCE ON A CURVE TO THE LEFT, WHICH CURVE HAS A RADIUS OF 97.00 FEET, A DELTA ANGLE OF 50° 01' 43", A LENGTH OF 84.70 FEET, A LONG CHORD BEARS N. 25° 05' 33" E. A DISTANCE OF 82.03 FEET TO A 5/8-INCH REBAR STAMPED CP-4, BEING THE PT;

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THENCE N. 0° 04' 42" E. ON SAID LINE A DISTANCE OF 107.41 FEET TO A 5/8- REBAR STAMPED CP-5, BEING THE PC; THENCE ON A CURVE TO THE RIGHT, WHICH CURVE HAS A RADIUS OF 108.00 FEET, A DELTA ANGLE OF 73° 16' 28", A LENGTH OF 138.12 FEET, A LONG CHORD BEARS N. 36° 42' 56" E. A DISTANCE OF 128.90 FEET TO A 5/8-INCH STAMPED CP-6, BEING THE PT; THENCE N. 73° 21' 10" E. ON SAID LINE A DISTANCE OF 73.99 FEET TO A 5/8-INCH REBAR STAMPED CP-7, BEING THE PC; THENCE ON A CURVE TO THE LEFT, WHICH CURVE HAS A RADIUS OF 180.00 FEET, A DELTA ANGLE OF 25° 03' 44", A LENGTH OF 78.74 FEET, A LONG CHORD BEARS N. 60° 49' 18" E. A DISTANCE OF 78.11 FEET TO A 5/8-INCH REBAR STAMPED CP-8, BEING THE PT; THENCE N. 48° 17' 26" E. ON SAID LINE A DISTANCE OF 130.54 FEET TO A 5/8- INCH REBAR STAMPED CP-9, BEING THE PC; THENCE ON A CURVE TO THE LEFT, WHICH CURVE HAS A RADIUS OF 372.00 FEET, A DELTA ANGLE OF 34° 33' 57", A LENGTH OF 224.42 FEET, A LONG CHORD BEARS N. 31° 00' 28" E. A DISTANCE OF 221.04 FEET TO A 5/8-INCH REBAR STAMPED CP-10, BEING THE PT; THENCE N. 13° 43' 29" E. ON SAID LINE A DISTANCE OF 641.68 FEET TO A 5/8-INCH REBAR STAMPED CP-11 BEING AN ANGLE POINT; THENCE N. 12° 21' 32" E. ON SAID LINE A DISTANCE OF 214.77 FEET TO A 5/8 -INCH REBAR STAMPED CP-12, BEING THE PC; THENCE ON A CURVE TO THE RIGHT, WHICH CURVE HAS A RADIUS OF 385.00 FEET, A DELTA ANGLE OF 21° 40' 20", A LENGTH OF 145.63 FEET, A LONG CHORD BEARS N. 23° 11' 42" E. A DISTANCE OF 144.76 FEET TO A 5/8-INCH REBAR MARKED CP-13, BEING THE PT; THENCE N. 34° 01' 52" E. ON SAID LINE A DISTANCE OF 183.70 FEET TO A 5/8-INCH REBAR STAMPED CP-14, BEING THE PC; THENCE ON A CURVE TO THE LEFT, WHICH CURVE HAS A RADIUS OF 403.00 FEET, A DELTA ANGLE OF 22° 55' 47", A LENGTH OF 161.28 FEET, A LONG CHORD BEARS N. 22° 33' 58" E. A DISTANCE OF 160.21 FEET TO A 5/8-INCH REBAR STAMPED CP-15, BEING THE PT; THENCE N. 11° 06' 04" E. ON SAID LINE A DISTANCE OF 231.62 FEET TO A 5/8-INCH REBAR STAMPED CP-16, BEING THE PC; THENCE ON A CURVE TO THE RIGHT, WHICH CURVE HAS A RADIUS OF 960.00 FEET, A DELTA ANGLE OF 4° 52' 50", A LENGTH OF 81.77 FEET, A LONG CHORD BEARS N. 13° 32' 29" E. A DISTANCE OF 81.75 FEET TO 3.5-INCH ALUMINUM MONUMENT STAMPED CP-17 BEING ON THE SECTION LINE BETWEEN SECTIONS 27 AND 34, AND THE TERMINUS POINT OF THIS LINE DESCRIPTION. TERMINUS POINT BEARS N. 88° 31' 59" W. A DISTANCE OF 336.10 FEET FROM THE SECTION COMER OF SECTIONS 26, 27, 34 AND 35, T. 16 N., R. 4 E.
(RP16N04E340015)

Tract 22

SECTION 34: A FIFTY-FOOT (50 FOOT) WIDE STRIP OF LAND IN THE EAST HALF OF SECTION 34 LYING BETWEEN THE CENTERLINE OF SLOAN CREEK ROAD AND A LINE RUNNING FIFTY (50) FEET WEST OF AND PARALLEL TO THE CENTERLINE OF SLOAN CREEK ROAD EXTENDING FROM THE JUNCTION WITH THE GOLD FORK ROAD TO ITS INTERSECTION OF THE EAST/WEST SECTION LINE BETWEEN SECTIONS 27 AND 34, TOWNSHIP 16 NORTH, RANGE 4 EAST, AS ESTABLISHED BY QUITCLAIM DEED RECORDED ON NOVEMBER 8, 2012 AS INSTRUMENT NUMBER 373497 AND CORRECTION QUITCLAIM DEED RECORDED ON MARCH 24, 2014 AS INSTRUMENT NUMBER 383933.

TOWNSHIP 18 NORTH, RANGE 2 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO.

Tract 23

SECTION 13: S1/2 SW1/4
(RP18N02E136605 & RP18N02E136755)

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Tract 24

SECTION 14:
E1/2 E1/2
W1/2 E1/2

EXCEPTING THEREFROM: ANY PORTION LYING WITHIN ADAMS COUNTY
(RP18N02E140005)

Tract 25

SECTION 23: ALL OF SAID SECTION

EXCEPTING THEREFROM: ANY PORTION LYING IN ADAMS COUNTY.
(RP18N02E230005 & RP18N02E231205 & RP18N02E239005)

Tract 26

SECTION 24:
NW1/4
S1/2

EXCEPTING THEREFROM:

A PARCEL OF LAND SITUATE IN THE SOUTHEAST QUARTER OF SECTION 24 TOWNSHIP 18 NORTH, RANGE 2 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A BRASS CAP MARKING THE QUARTER CORNER COMMON TO SECTION 24 TOWNSHIP 18 NORTH, RANGE 2 EAST, AND SECTION 19 TOWNSHIP 18 NORTH, RANGE 3 EAST, BOISE MERIDIAN, VALLEY COUNTY, IDAHO; THENCE, NORTH 89° 46' 43" WEST, 35.00 FEET ALONG THE CENTER SECTION LINE OF SAID SECTION 24 TO A 1/2" REBAR, THE REAL POINT OF BEGINNING; THENCE, SOUTH 0° 06' 35" WEST, 787.47 FEET TO A 5/8" REBAR, THENCE, 364.12 FEET ALONG A CURVE TO THE RIGHT WHOSE RADIUS IS 465.00 FEET AND DELTA ANGLE IS 44° 51' 55" TO A 5/8" REBAR, THENCE, SOUTH 44° 58' 30" WEST, 266.95 FEET TO A 5/8" REBAR, THENCE, 151.16 FEET ALONG A CURVE TO THE RIGHT WHOSE RADIUS IS 190.00 FEET AND DELTA ANGLE IS 45° 35' 00" TO A 5/8" REBAR, THENCE, NORTH 89° 26' 30" WEST, 216.85 FEET TO A 5/8" REBAR, THENCE, 104.90 FEET ALONG A CURVE TO THE LEFT WHOSE RADIUS IS 435.00 FEET AND DELTA ANGLE IS 13° 49' 00" TO A 5/8" REBAR, THENCE, SOUTH 76° 44' 30" WEST, 41.12 FEET TO A 5/8" REBAR, THENCE, 53.46 FEET ALONG A CURVE TO THE RIGHT WHOSE RADIUS IS 365.00 FEET AND DELTA ANGLE IS 8° 23' 30" TO A 5/8" REBAR, THENCE, SOUTH 85° 08' 00" WEST, 291.50 FEET TO A 5/8" REBAR, THENCE, 134.17 FEET ALONG A CURVE TO THE LEFT WHOSE RADIUS IS 235.00 FEET AND DELTA ANGLE IS 32° 42' 46" TO A 5/8" REBAR, THENCE, NORTH 45° 43' 44" WEST, 555.41 FEET TO A 1/2" REBAR, THENCE, NORTH 74° 06' 19" WEST, 812.51 FEET TO A 1/2" REBAR, THENCE, NORTH 36° 15' 49" EAST, 389.95 FEET TO A 1/2" REBAR, THENCE, NORTH 45° 43' 44" WEST, 512.61 FEET TO A 1/2" REBAR ON THE NORTH-SOUTH CENTER SECTION LINE OF SAID SECTION 24, THENCE, NORTH 0° 00' 01" EAST, 187.33 FEET TO AN ALUMINUM CAP MARKING THE CENTER SECTION CORNER OF SAID SECTION 24. THENCE, SOUTH 89° 46' 43" EAST, 2605.49 FEET TO THE POINT OF BEGINNING.

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FURTHER EXCEPTING THEREFROM:
THAT PORTION OF THE SOUTH HALF OF SAID SECTION 24, DESCRIBED IN A DEED TO
VALLEY COUNTY FOR A 100 FOOT WIDE STRIP OF LAND, RECORDED SEPTEMBER 19, 1995
AS INSTRUMENT NO. 213596
(RP18N02E242405 & RP18N02E243008)

Tract 27

SECTION 25: THAT PART OF THE N1/2 LYING WEST OF WEST MOUNTAIN ROAD.

EXCEPTING THEREFROM:
A 100 FOOT PARCEL OF LAND DEEDED TO VALLEY COUNTY BY DEED RECORDED
SEPTEMBER 19, 1995 AS INSTRUMENT NO. 213596
(RP18N02E250755)

Tract 28

SECTION 26:
N1/2
N1/2 S1/2
(RP18N02E260006)

This is the same property conveyed to SPP LAND, LLC by PFPC MCCALL INVESTMENT, LLC by
Special Warranty Deed filed on April 21, 2016 as Instrument No. 397756 in the Valley County, Idaho
public land records, as corrected and modified by that Corrective Special Warranty Deed from PFPC
MCCALL INVESTMENT, LLC to SPP LAND, LLC filed on August 11, 2016 as Instrument No. 400165
in the Valley County, Idaho public land records.

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General Exception:

Any encroachment, encumbrance, violation, variation, or adverse circumstance affecting the title to the Property, including discrepancies, conflicts in boundary lines, shortage in area, or any other facts that would be disclosed by an accurate and complete survey of the land, and that are not shown in the public records.

Specific Exceptions:

PARCEL 1

1. Deed for road right of way granted to Valley County, recorded August 21, 1920, as Instrument No. 4014. (affects Parcel 1 Tr 117)
2. Covenants, conditions and restrictions on the recorded plat of said subdivision but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status, or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c). Recorded in Plat Book 2, Page 50 as Instrument No. 59216. (affects Parcel 1 Tr 1)
3. Easement for road right of way granted to Secretary of the United States Department of Agriculture, recorded June 29, 1911, as Instrument No. 14770. (affects Parcel 1 Tr 117)
4. Easement for telephone and telegraph right of way granted to United States of America, recorded September 23, 1911, as Instrument No. 15145. (affects Parcel 1 Tr 116)
5. Deed for road right of way granted to State of Idaho, recorded October 8, 1932, as Instrument No. 17066. (affects Parcel 1 Tr 3 & 6)
6. Easement for power line granted to Idaho Power Company, recorded December 30, 1943, as Instrument No. 31589. (affects Parcel 1 Tr 5, 6, 14, & 17)
7. Easement for road right of way granted to Valley County, recorded March 29, 1955, as Instrument No. 47986. (affects Parcel 1 Tr 193, 194, 195 & 196)
8. Termination Cancellation and cost share Agreement upon the terms, conditions and provisions contained therein:

Parties: Boise Cascade Corporation and the State of Idaho
Recorded: August 7, 1997, Instrument No. 227299
(affects Parcel 1 Tr 5, 12, & 16)
9. Easement for Easement granted to Valley County, recorded August 7, 1997, as Instrument No. 227297. (affects Parcel 1 Tr 185, 201, & 202)
10. All matters, and any rights, easements, interests or claims which may exist by reason thereof, disclosed by survey recorded January 5, 1999, as Instrument No. 237603. (affects Parcel 1 Tr 70 & 71)
11. State of Idaho acquired easement for road right of way recorded June 10, 2002, as Instrument No. 262816. (affects Parcel 1 Tr 5)

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12. Deed for road right of way granted to State of Idaho, recorded November 21, 1930, as Instrument No. 15289. (affects Parcel 1 Tr 6, 19, 27, 33, 34 & 35)
13. Deed for road right of way granted to State of Idaho, recorded August 29, 1946, as Instrument No. 35197. (affects Parcel 1 Tr 6, 18, 19, & 22)
14. Easement for telephone lines granted to United States of America, recorded May 12, 1947, as Instrument No. 36127. (affects Parcel 1 Tr 117)
15. Provisions in Easement Right of Way to United States of America, recorded October 9, 1961, as Instrument No. 57465. (affects Parcel 1 Tr 100, 105, 106, 107, 108, & 109)
16. All matters, and any rights, easements, interests or claims which may exist by reason thereof, disclosed by survey recorded March 5, 1962, as Instrument No. 58069. (affects Parcel 1 Tr 163 & 164)
17. Covenants, conditions, restrictions and easements contained in deed to the United States of America recorded November 19, 1962, as Instrument No. 59245. (affects Parcel 1 Tr 163 & 164)
18. Easement for road right of way granted to United States of America, recorded September 18, 1964, as Instrument No. 62219. (affects Parcel 1 Tr 183)
19. Easement for road right of way granted to United States of America, recorded May 4, 1965, as Instrument No. 63235. (affects Parcel 1 Tr 10, 11, & 12)
20. Easement for telephone lines granted to State of Idaho, recorded March 2, 1966, as Instrument No. 64763. (affects Parcel 1 Tr 6)
21. Easement for road right of way granted to United States of America, recorded April 4, 1966, as Instrument No. 64914. (affects Parcel 1 Tr 196)
22. Easement for road right of way granted to Valley County, State of Idaho, recorded May 13, 1966, as Instrument No. 65096. (affects Parcel 1 Tr 113)
23. Easement for ditch granted to Tom J. Davis and Jemime Davis, husband and wife, recorded April 4, 1977, as Instrument No. 91207. (affects Parcel 1 Tr 144, 146, 149, & 151)
24. Easement for road right of way granted to Lewis M. Miller, recorded April 18, 1979, as Instrument No. 100182. (affects Parcel 1 Tr 11 & 14)
25. Easement for road right of way granted to Lewis M. Miller, recorded August 27, 1979, as Instrument No. 102099. (affects Parcel 1 Tr 11 & 14)
26. All matters, and any rights, easements, interests or claims which may exist by reason thereof, disclosed by survey recorded May 21, 1980, as Instrument No. 106101. (affects Parcel 1 Tr 155, 156, 157, 158, 159 & 160)
27. All matters, and any rights, easements, interests or claims which may exist by reason thereof, disclosed by survey recorded April 1, 1981, as Instrument No. 111506. (affects Parcel 1 Tr 6)

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28. Easement for water line granted to Kieran J. Chuba, recorded May 4, 1981, as Instrument No. 112156.
(affects Parcel 1 Tr 65)
29. Easement for underground utility granted to Idaho Power Company, recorded October 13, 1982, as Instrument No. 123527.
(affects Parcel 1 Tr 19, 24, & 36)
30. All matters, and any rights, easements, interests or claims which may exist by reason thereof, disclosed by survey recorded October 26, 1982, as Instrument No. 123796.
(affects Parcel 1 Tr 182)
31. Easement for underground utility granted to Idaho Power Company, recorded December 20, 1982, as Instrument No. 124936.
(affects Parcel 1 Tr 19, 24, & 36)
32. Nonexclusive Road Easement for right of way granted to United States of America, recorded February 24, 1983, as Instrument No. 126200.
(affects Parcel 1 Tr 75)
33. Nonexclusive Easement for right of way granted to United States of America, recorded March 8, 1983, as Instrument No. 126357.
(affects Parcel 1 Tr 75)
34. Easement for road right of way granted to United States of America, recorded January 29, 1985, as Instrument No. 140364.
(affects Parcel 1 Tr 90, 92, 97, 99, 108, 109, & 110)
35. Nonexclusive Road Easement for road right of way granted to United States of America and its assigns, recorded January 19, 1987, as Instrument No. 152625. Assignment of Easement Deeds to the State of Idaho, recorded February 28, 1997, as Instrument No. 224219.
(affects Parcel 1 Tr 194)
36. Easement for road right of way and strip granted to United States of America, recorded July, 21, 1988, as Instrument No. 162309.
(affects Parcel 1 Tr 123, 124, 125, 126, 127 & 128)
37. Easement for non exclusive road right of way granted to United States of America and its assigns, recorded October 27, 1988, as Instrument No. 164035.
(affects Parcel 1 Tr 174, 175, 176, 177, 178, & 180)
38. Easement for road right of way granted to State of Idaho, recorded November 6, 1990, as Instrument No. 177034.
(affects Parcel 1 Tr 23, 33, 36, & 37)
39. Easement for road right of way granted to Boise Cascade Corporation, recorded November 9, 1990, as Instrument No. 177569.
(affects Parcel 1 Tr 22, 33, 36, & 37)

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40. Easement for road right of way granted to United States of America, recorded May 27, 1992, as Instrument No. 187801.
(affects Parcel 1 Tr 106)
41. Easement for road right of way granted to State of Idaho, recorded June 11, 1992, as Instrument No. 188156.
(affects Parcel 1 Tr 54)
42. Easement for water line granted to Dirk R. Christison and Rhonda C. Christison, husband and wife and Mollie Zimmerman, recorded August 11, 1992, as Instrument No. 189662.
(affects Parcel 1 Tr 3)
43. Easement for road right of way granted to State of Idaho, recorded March 23, 1993, as Instrument No. 194842.
(affects Parcel 1, Tr 19, 20, 21, 22, 23, 24, 25, 27, 35, 36, & 37)
44. Easement for road right of way granted to State of Idaho, recorded March 23, 1993, as Instrument No. 194844.
(affects Parcel 1 Tr 107, 108, & 110)
45. Easement for road right of ways granted to State of Idaho, recorded March 23, 1993, as Instrument No. 194845.
(affects Parcel 1 Tr 144, 146, 147, 149, 151, 152, & 156)
46. Easement for road right of way granted to State of Idaho, recorded March 23, 1993, as Instrument No. 194846.
(affects Parcel 1 Tr 2, 50, 51, 52, 55, 57, & 58)
47. Easement for road right of way granted to State of Idaho, recorded March 23, 1993, as Instrument No. 194847.
(affects Parcel 1 Tr 118, 119, 120, & 121)
48. Cost Share Easement for road right of way and strip granted to United States of America, recorded September 13, 1995, as Instrument No. 213454.
(affects Parcel 1 Tr 118, 119, 120, 121 & 122)
49. Consent to Common Use Agreement upon the terms, conditions and provisions contained therein:
Parties: State of Idaho to United States of America
Recorded: September 13, 1995, Instrument No. 213455
50. Easement for road right of way granted to State of Idaho, recorded July 8, 1997, as Instrument No. 226588.
(affects Parcel 1 Tr 117)
51. Easement for water pipeline granted to Richard W. Cummings, recorded November 17, 1997, as Instrument No. 229529.
(affects Parcel 1 Tr 6)
52. Provisions terms and conditions contained in Corrected Conditional Use Permit No. 00-06 (Rivers to Rails) recorded June 6, 2000, as Instrument No. 247773
(affects Parcel 1 Tr 48)

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53. Amended State of Idaho Easement No. 582 for road right of ways granted to State of Idaho, Department of Lands, recorded June 10, 2002, as Instrument No. 262816.
(affects Parcel 1 Tr 5)
54. Amended State of Idaho Easement No. 4826 for road right of ways and strips of land granted to Boise Cascade Corporation, recorded June 10, 2002, as Instrument No. 262817.
(affects Parcel 1 Tr 7)
55. State of Idaho Acquired Easement No. 647 for road right of way granted to State of Idaho, Department of Lands, recorded November 14, 2003, as Instrument No. 277985.
(affects Parcel 1 Tr 194)
56. Easement for road right of way granted to JAF Enterprises, LLC, an Idaho limited liability company, recorded December 26, 2003, as Instrument No. 279019.
(affects Parcel 1 Tr 19)
57. All matters, and any rights, easements, interests or claims which may exist by reason thereof, disclosed by survey recorded January 21, 2004, as Instrument No. 279552.
(affects Parcel 1 Tr 102)
58. All matters, and any rights, easements, interests or claims which may exist by reason thereof, disclosed by survey recorded January 21, 2004, as Instrument No. 279554.
(affects Parcel 1 Tr 112)
59. Easement for road right of way granted to United States of America, recorded January 21, 1942, as Instrument No. 28907. (affects Parcel 1 Tr 116 & 117)
60. All matters, and any rights, easements, interests or claims which may exist by reason thereof, disclosed by survey recorded July 21, 2006, as Instrument No. 311135.
(affects Parcel 1 Tr 76)
61. Provisions in Dedication Deed to the Public, recorded September 19, 2006, as Instrument No. 313453.
(affects Parcel 1 Tr 19)
62. Easement for power line and road right of way granted to Idaho Power, an Idacorp Company, recorded October 11, 2006, as Instrument No. 314297.
(affects Parcel 1 Tr 76, 77, 78, & 80)
63. State of Idaho Acquired Easement No. 730 for road right of way granted to State of Idaho, Department of Lands, recorded April 20, 2007, as Instrument No. 320599.
(affects Parcel 1 Tr 196)
64. Provisions, terms, conditions contained in Right of way Grant/Temporary use Permit recorded October 16, 2007, as Instrument No. 326120.
(affects Parcel 1 Tr 75)
65. Provisions in deed to QRS Yellowstone 2 LLC, a Delaware limited liability company, recorded January 10, 2008, as Instrument No. 328346.
(affects Parcel 1 Tr 184, 185, 201, 202 & 203)

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66. Easement for general utility granted to The Young Men's Christian Association of Boise, Idaho, recorded July 28, 2008, as Instrument No. 333629.
Rerecorded August 19, 2008, as Instrument No. 334256.
Rerecorded August 28, 2008, as Instrument No. 334514.
Rerecorded September 18, 2008, as Instrument No. 335105.
(affects Parcel 1 Tr 76 & 77)
67. Access Easement Agreement upon the terms, conditions and provisions contained therein:
Parties: The Young Men's Christian Association of Boise City, Idaho d/b/a Treasure Valley Family YMCA and PFHI Idaho Investment, LLC and assigns
Recorded: August 19, 2008, Instrument No. 334257
Rerecorded August 28, 2008, as Instrument No. 334515
(affects Parcel 1 Tr 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98 & 99, 100, 101, 102, 103, 104, 105, 107, 108, 109, 110 & 111)
68. Provisions in deed to The Young Men's Christian Association of Boise City, Idaho d/b/a Treasure Valley Family YMCA, recorded December 17, 2008, as Instrument No. 337389.
(affects Parcel 1 Tr 77)
69. Easement with terms and conditions in deed to The Schuhardt Consulting Profit Sharing Plan, a Texas Trust, recorded November 8, 2011, as Instrument No. 373499.
(affects Parcel 1 Tr 129, 130, 131 & 132)
70. Easement with terms and conditions in deed to Allan P. Bloxsom III, an unmarried man, recorded November 8, 2012, as Instrument No. 373502.
(affects Parcel 1 Tr 134, 135 & 136)
71. Easement with terms and conditions in deed to Allan P. Bloxsom III, an unmarried man, recorded August 14, 2013, as Instrument No. 379716.
(affects Parcel 1 Tr 131, 132, 134 & 135)
72. Easement with terms and conditions in deed to The Schuhardt Consulting Profit Sharing Plan, a Texas Trust, recorded March 24, 2013, as Instrument No. 383936.
(affects Parcel 1 Tr 129 & 130)
73. Easement with terms and conditions in deed to Allan P. Bloxsom III, an unmarried man, recorded March 24, 2014, as Instrument No. 383940.
(affects Parcel 1 Tr 129 & 130)
74. All matters, and any rights, easements, interests or claims which may exist by reason thereof, disclosed by survey recorded June 3, 2009, as Instrument No. 341963.
(affects Parcel 1 Tr 66 & 72)
75. All matters, and any rights, easements, interests or claims which may exist by reason thereof, disclosed by survey recorded November 20, 2009, as Instrument No. 347377.
(affects Parcel 1 Tr 66)
76. All matters, and any rights, easements, interests or claims which may exist by reason thereof, disclosed by survey recorded January 20, 2011, as Instrument No. 357900.
(affects Parcel 1 Tr 164)

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77. All matters, and any rights, easements, interests or claims which may exist by reason thereof, disclosed by survey recorded June 6, 2011, as Instrument No. 360705.
(affects Parcel 1 Tr 99)
78. All matters, and any rights, easements, interests or claims which may exist by reason thereof, disclosed by survey recorded November 9, 2011, as Instrument No. 364454.
(affects Parcel 1 Tr 6)
79. All matters, and any rights, easements, interests or claims which may exist by reason thereof, disclosed by survey recorded July 16, 2012, as Instrument No. 370616.
(affects Parcel 1 Tr 65)
80. All matters, and any rights, easements, interests or claims which may exist by reason thereof, disclosed by survey recorded July 20, 2012, as Instrument No. 370727.
(affects Parcel 1 Tr 163)
81. Easement for access granted to PFHI Idaho Investment, LLC, a limited liability company, recorded September 7, 2012, as Instrument No. 371967.
(affects Parcel 1 Tr 65, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98 & 99)
82. Access Easement Agreement upon the terms, conditions and provisions contained therein:
Parties: PFHI Idaho Investment, LLC, a Delaware limited liability company and The Schuhardt Consulting Profit Sharing Plan, a Texas trust and maintained by Allan P. Bloxsom III and Allan P. Bloxsom III, an unmarried man
Recorded: November 8, 2012, Instrument No. 373501
(affects Parcel 1 Tr 131 & 136)
83. All matters, and any rights, easements, interests or claims which may exist by reason thereof, disclosed by survey recorded January 2, 2013, as Instrument No. 374632.
(affects Parcel 1 Tr 95 & 96)
84. All matters, and any rights, easements, interests or claims which may exist by reason thereof, disclosed by survey recorded June 5, 2013, as Instrument No. 377974.
(affects Parcel 1 Tr 131, 132, 133, 134, & 135)
85. Potlatch/Idaho Department of Lands French Creek Boundary Line Agreement upon the terms, conditions and provisions contained therein:
Parties: Potlatch Corporation and Department of Lands-Boise
Recorded: August 6, 2013, Instrument No. 379427
(affects Parcel 1 Tr 137)
86. All matters, and any rights, easements, interests or claims which may exist by reason thereof, disclosed by survey recorded August 26, 2013, as Instrument No. 380075.
(affects Parcel 1 Tr 40)
87. Access Easement Agreement upon the terms, conditions and provisions contained therein:
Parties: PFHI Idaho Investment, LLC, a Delaware limited liability company and The Schuhardt Consulting Profit Sharing Plan, a Texas trust
Recorded: March 24, 2014, Instrument No. 383937
(affects Parcel 1, Tr 129, 130, 132)

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88. Access Easement Agreement upon the terms, conditions and provisions contained therein:
Parties: The Schuhardt Consulting Profit Sharing Plan, a Texas Trust maintained by Allan P. Bloxsom III and PFHI Idaho Investment, LLC, a Delaware limited liability company
Recorded: March 24, 2014, Instrument No. 383939

Amended and Restated Access Easement Agreement recorded June 26, 2014, as Instrument No 385615 (affects Parcel 1 Tr 179 & 180)
89. Access Easement Agreement upon the terms, conditions and provisions contained therein:
Parties: PFHI Idaho Investment, LLC, a Delaware limited liability company and Allan P. Bloxsom, III, an unmarried man
Recorded: March 24, 2014, Instrument No. 383942
(affects Parcel 1 Tr 129, 130 & 132)
90. All matters, and any rights, easements, interests or claims which may exist by reason thereof, disclosed by survey recorded July 31, 2014, as Instrument No. 386306.
(affects Parcel 1 Tr 41 & 42)
91. All matters, and any rights, easements, interests or claims which may exist by reason thereof, disclosed by survey recorded September 2, 2014, as Instrument No. 386974.
(affects Parcel 1 Tr 6)
92. Easement Agreement upon the terms, conditions and provisions contained therein:
Parties: Potlatch Land & Lumber, LLC, a Delaware limited liability company and PFHI Idaho Investment, LLC, a Delaware limited liability company
Recorded: September 10, 2014, Instrument No. 387177
(affects Parcel 1 Tr 6)
93. All matters, and any rights, easements, interests or claims which may exist by reason thereof, disclosed by survey recorded January 9, 2015, as Instrument No. 389300.
(affects Parcel 1 Tr 78, 113, 114, & 115)
94. All matters, and any rights, easements, interests or claims which may exist by reason thereof, disclosed by survey recorded April 15, 2015, as Instrument No. 390850.
(affects Parcel 1 Tr 156, 157, 158 & 159)
95. All matters, and any rights, easements, interests or claims which may exist by reason thereof, disclosed by survey recorded June 29, 2015, as Instrument No. 392171.
(affects Parcel 1 Tr 45 & 46)
96. Easement for road right of way granted to Valley County, recorded August 10, 2015, as Instrument No. 392963.
Resolution No. 15-07 by Board of Commissioners of Valley County accepting and confirming Easements recorded August 18, 2015, as Instrument No. 393307
(affects Parcel 1 Tr 47)
97. Provisions in United States Department of the Interior Bureau of Land Management Right of Way Grant to Potlatch Corporation and Subsidiaries, recorded September 14, 2015, as Instrument No. 393912.
(affects Parcel 1 Tr 2)

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98. Right-of-way or easement of Clear Creek.
(affects Parcel 1 Tr 91, 92, 97, 100 & 109)
99. Right-of-way or easement of Big Creek.
(affects Parcel 1 Tr 112, 113, 114 & 115)
100. Right-of-way or easement of Gold Creek.
101. Any claim arising from the difference in the mean high water line of the North Fork Payette River and the meander line as shown by the Original Government Survey.
102. Right, title and interest of the State of Idaho within the natural bed of the North Fork Payette River below the ordinary high water line, and also excepting any artificial accretions waterward of said ordinary low water line.
103. The title to a portion of this land may have been lost due to changes in the mean high water line of the North Fork Payette River. This is subject to any claim or loss arising from the mean high water line not being coincidental with the Original Government Survey.
104. Agreement Lease upon the terms, conditions and covenants contained therein:
Recorded: June 17, 1980, as Instrument No. 106673
Lessor: Boise Cascade Corporation
Lessee: Valley County, State of Idaho
- A document modifying or amending said lease recorded March 2, 1983, as Instrument No. 126291.
- A document modifying or amending said lease recorded March 23, 2001, as Instrument No. 253325.
(Affects Parcel 1 Trs 201, 202 and 203 & add'l lands)

PARCEL 2:

105. Easement for telephone lines granted to The Secretary of the United States Department of Agriculture for and on behalf of the United States of America, recorded April 3, 1911, as Instrument No. 14377.
(affects Parcel 2 Tr 7)
106. Easement for telephone lines granted to The Secretary of the United States Department of Agriculture for and on behalf of the United States of America, recorded June 29, 1911, as Instrument No. 14763.
(affects Parcel 2 Tr 7)
107. Easement for road right of way granted to Valley County, ID, recorded March 29, 1955, as Instrument No. 47986.
(affects Parcel 2 Tr 19, 20 & 21)
108. Provisions in Easement Deed to The United States of America, recorded April 4, 1966, as Instrument No. 64914.
(affects Parcel 2 Tr 20)

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109. Easement for underground water pipelines granted to Ray H. Pratt and Myrtle Pratt, husband and wife, recorded April 1, 1970, as Instrument No. 71776.
(affects Parcel 2 Tr 4)
110. Provisions in Quitclaim Deed to Valley County, ID, recorded December 16, 1970, as Instrument No. 73237.
(affects Parcel 2 Tr 18)
111. Easement for road right of way granted to Boise Cascade Corporation, a Delaware corporation, recorded August 4, 1971, as Instrument No. 74264.
(affects Parcel 2 Tr 18)
112. Easement for road right of way granted to The United States of America, recorded March 26, 1975, as Instrument No. 84463.
(affects Parcel 2 Tr 196)
113. Easement for road right of way granted to Valley County, recorded July, 31, 1975, as Instrument No. 85481.
(affects Parcel 2 Tr 11 & 12)
114. Easement for road right of way granted to The United States of America, recorded April 3, 1981, as Instrument No. 111544.
(affects Parcel 2 Tr 5)
115. Easement for road right of way granted to Boise Cascade Corporation, a Delaware Corporation, recorded December 28, 1981, as Instrument No. 117805.
(affects Parcel 2 Tr 4)
116. Easement for road right of way granted to Simpeco Lands, a Limited Partnership, recorded November 23, 1982, as Instrument No. 124492.
(affects Parcel 2 Tr 18)
117. Easement for road right of way granted to The United States of America, recorded January 29, 1985, as Instrument No. 140364.
(affects Parcel 2 Tr 5)
118. Easement for waterline granted to Richard W. Cummings and Joy Cummings, recorded November 17, 1997, as Instrument No. 229529.
(affects Parcel 2 Tr 2)
119. Easement for road right of ways granted to State of Idaho, recorded June 10, 2002, as Instrument No. 262816.
(affects Parcel 2 Tr 2)
120. All matters, and any rights, easements, interests or claims which may exist by reason thereof, disclosed by survey recorded January 21, 2004, as Instrument No. 279553.
(affects Parcel 2 Tr 12)

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121. All matters, and any rights, easements, interests or claims which may exist by reason thereof, disclosed by survey recorded January 21, 2001, as Instrument No. 279554.
(affects Parcel 2 Tr 11)
122. All matters, and any rights, easements, interests or claims which may exist by reason thereof, disclosed by survey recorded November 29, 2004, as Instrument No. 289932.
(affects Parcel 2 Tr 12)
123. Easement with terms and conditions in deed to QRS Yellowstone 2 LLC, a Delaware limited liability company, recorded January 10, 2008, as Instrument No. 328346.
(affects Parcel 2 Tr 22)
124. Easement for Access granted to PFHI Idaho Investment, LLC and assigns, recorded August 19, 2008, as Instrument No. 334257. Rerecorded August 28, 2008, as Instrument No. 334515
(affects Parcel 2 Tr 5 & 9)
125. All matters, and any rights, easements, interests or claims which may exist by reason thereof, disclosed by survey recorded June 3, 2009, as Instrument No. 341963.
(affects Parcel 2 Tr 7 & 8)
126. All matters, and any rights, easements, interests or claims which may exist by reason thereof, disclosed by survey recorded November 20, 2009, as Instrument No. 347377.
(affects Parcel 2 Tr 7)
127. All matters, and any rights, easements, interests or claims which may exist by reason thereof, disclosed by survey recorded July 16, 2012, as Instrument No. 370616.
(affects Parcel 2 Tr 5)
128. Easement for ingress and egress granted to PFHI Idaho investment, LLC, a limited liability company, recorded September 7, 2012, as Instrument No. 371967. (affects Parcel 2 Tr 5)
129. Easement with terms and conditions in deed to The Schuhardt Consulting Profit Sharing Plan, a Texas Trust, recorded November 8, 2012, as Instrument No. 373495.
(affects Parcel 2 Tr 13)
130. Easement with terms and conditions in deed to Allan P. Bloxson III, an unmarried man, recorded March 24, 2014, as Instrument No. 383930. (affects Parcel 2 Tract 13 & 14)
131. Easement with terms and conditions in deed to Fort Apache Energy, Inc., recorded March 24, 2014, as Instrument No. 383934.
(affects Parcel 2, Tr 13)
132. Access Easement Agreement upon the terms, conditions and provisions contained therein:
Parties: Potlatch Land & Lumber, LLC, a Delaware limited liability company and Fort Apache Energy, Inc., a Texas corporation
Recorded: March 24, 2014, Instrument No. 383935
(affects Parcel 2 Tr 13)
133. Any claim arising from the difference in the mean high water line of the North Fork Payette River and the meander line as shown by the Original Government Survey.

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134. Right, title and interest of the State of Idaho within the natural bed of the North Fork Payette River below the ordinary high water line, and also excepting any artificial accretions waterward of said ordinary low water line.

PARCEL 3:

135. Easement for telephone lines granted to the Secretary of the United States Department of Agricultural for and on behalf of the United States of America, recorded April 3, 1911, as Instrument No. 14377.
(affects Parcel 3 Tr 4)
136. Easement for telephone lines granted to the Secretary of the United States Department of Agricultural for and on behalf of the United States of America, recorded June 29, 1911, as Instrument No. 14763.
(affects Parcel 3 Tr 4)
137. Provisions in State Highway Right of Way Deed for right of way for public right of way granted to State of Idaho, recorded October 8, 1932, as Instrument No. 17066.
(affects Parcel 3 Tr 3 & add'l lands)
138. Easement for road right of way granted to United States of America, recorded January 21, 1942, as Instrument No. 28907.
(affects Parcel 3 Tr 9 & add'l lands)
139. Easement for power line granted to Idaho Power Company, a corporation, recorded December 30, 1943, as Instrument No. 31589.
(affects Parcel 3 Tr's 5, 6, 7, 8, & 9 & add'l lands)
140. Easement for road right of way granted to United States of America, recorded August 9, 1963, as Instrument No. 60261. (affects Parcel 3 Tr 9 & add'l lands)
141. Easement for road right of way granted to United States of America, recorded February 10, 1964, as Instrument No. 61108. (affects Parcel 3 Tr 3 & add'l lands)
142. Easement for road right of way granted to Valley County, Idaho, recorded May 28, 1964, as Instrument No. 61577.
(affects Parcel 3 Tr 9 & add'l lands)
143. Easement for road right of way granted to United States of America, recorded September 18, 1964, as Instrument No. 62219. (affects Parcel 3 Tr 21 & add'l lands)
144. Easement for road right of way granted to Valley County, Idaho, recorded July 12, 1965, as Instrument No. 63552.
(affects Parcel 3 Tr 9 & add'l lands)
145. Easement for road right of way granted to Valley County, Idaho, recorded May 13, 1966, as Instrument No. 65096.
(affects Parcel 3 Tr 18)

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146. Easement for road right of way granted to Boise Cascade Corporation, a Delaware corporation, recorded August 4, 1971, as Instrument No. 74264.
(affects Parcel 3 Tr 18)
147. Easement for road right of way granted to Gem Valley Investment, a co partnership, recorded July 14, 1975, as Instrument No. 85284.
(affects Parcel 3 Tr 3)
148. Easement for road right of way granted to Round Valley Homesteaders, recorded October 9, 1984, as Instrument No. 138484.
(affects Parcel 3 Tr 3)
149. Easement for underground utilities granted to Dwight F. Bickel, Trustee of the Baron Trust, recorded November 7, 1985, as Instrument No. 144882.
(affects Parcel 3 Tr 3 & add'l land)
150. Easement for nonexclusive road right of way granted to United States of America and its assigns, recorded October 27, 1988, as Instrument No. 164035.
(affects Parcel 3 Tr 18, 19 & 21)
151. All matters, and any rights, easements, interests or claims which may exist by reason thereof, disclosed by survey recorded December 5, 1990, as Instrument No. 177551.
(affects Parcel 3 Tr 26)
152. Easement for nonexclusive road right of way granted to United States of America and its assigns, recorded August 5, 1993, as Instrument No. 197894.
(affects Parcel 3 Tr 24 & add'l land)
153. Easement for road right of way granted to State of Idaho, recorded June 13, 1994, as Instrument No. 204627.
(affects Parcel 3 Tr 9)
154. Easement for reservoir granted to C. E. Herrick, M. L. Herrick and Dorsey Herrick d/b/a C. E. Herrick & Sons, a copartnership, recorded May 11, 2000, as Instrument No. 247228.
(affects Parcel 3 Tr 5)
155. Easement for reservoir granted to C. E. Herrick, M. L. Herrick and Dorsey Herrick, the predecessors in interest to Myrtle I. Herrick, the Myrtle I. Herrick Trust, the Myron L. Herrick Testamentary Trust and the Dorsey and Florence Herrick Family Trust, recorded October 5, 2000, as Instrument No. 250250.
(affects Parcel 3 Tr 5)
156. Easement for road right of way granted to Black Creek L.T.D. Partnership, recorded November 29, 2000, as Instrument No. 251280.
(affects Parcel 3 Tr 20 & 21)
157. All matters, and any rights, easements, interests or claims which may exist by reason thereof, disclosed by survey recorded January 21, 2004, as Instrument No. 279554.
(affects Parcel 3 Tr 10 & 11)

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158. All matters, and any rights, easements, interests or claims which may exist by reason thereof, disclosed by survey recorded December 10, 2004, as Instrument No. 290360.
(affects Parcel 3 Tr 26 & 27)
159. Provisions in Quitclaim of Easement Interest to The United States of America, acting by and through the Department of Agriculture, Forest Service, recorded August 11, 2006, as Instrument No. 312010.
(affects Parcel 3 Tr 21 & add'l land)
160. All matters, and any rights, easements, interests or claims which may exist by reason thereof, disclosed by survey recorded February 25, 2009, as Instrument No. 339197.
(affects Parcel 3 Tr 9)
161. All matters, and any rights, easements, interests or claims which may exist by reason thereof, disclosed by survey recorded June 3, 2009, as Instrument No. 341963.
(affects Parcel 3 Tr 4, 5, 6, 7 & 8)
162. All matters, and any rights, easements, interests or claims which may exist by reason thereof, disclosed by survey recorded September 24, 2009, as Instrument No. 345660.
(affects Parcel 3 Tr 3)
163. All matters, and any rights, easements, interests or claims which may exist by reason thereof, disclosed by survey recorded July 12, 2012, as Instrument No. 370344.
(affects Parcel 3 Tr 14 & add'l lands)
164. Easement with terms and conditions in deed to The Schuhardt Consulting Profit Sharing Plan, a trust organized and existing under the laws of the State of Texas, recorded November 8, 2012, as Instrument No. 373496. Correction Special Warranty Deed recorded December 13, 2012, as Instrument No. 374215.
(affects Parcel 3 Tr 21)
165. Covenants, Conditions and Restrictions recorded as Instrument No. 373498, but omitting any covenant, condition or restriction based on race, color, religion, sex, handicap, familial status, or national origin to the extent that such covenants, conditions or restrictions violate 42 USC 3604(c).
(affects Parcel 3 Tr 21)
166. Access Easement Agreement upon the terms, conditions and provisions contained therein:
Parties: PFPC McCall Investment, LLC, a Delaware limited liability company and The Schuhardt Consulting Profit Sharing Plan
Recorded: November 8, 2012, Instrument No. 373500
(affects Tract 21 & add'l lands)
167. Easement Agreement upon the terms, conditions and provisions contained therein:
Parties: Gold Fork, LLC and PFHI Idaho Investment, LLC and PFPC McCall Investment, LLC
Recorded: March 26, 2014, Instrument No. 383931
(affects Parcel 3 Tr 21 & 22)
168. Access Easement Agreement upon the terms, conditions and provisions contained therein:
Parties: The Schuhardt Consulting Profit Sharing Plan, a trust organized and existing under the laws of the State of Texas and PFHI Idaho Investment, LLC, a Delaware limited liability company
Recorded: March 24, 2014, Instrument No. 383939
(for the benefit of Parcel 3 Tr 18, Tr 19 & add'l lands)

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- Amended and Restated Access Easement Agreement recorded June 26, 2014, as Instrument No. 385615.
169. Provisions in deed to The Schuhardt Consulting Profit Sharing Plan, a Texas Trust, recorded June 26, 2014, as Instrument No. 385619.
(affects Parcel 3 Tract 21)
170. Any claim arising from the difference in the mean high water line of the North Fork Payette River and the meander line as shown by the Original Government Survey.
171. Right, title and interest of the State of Idaho within the natural bed of the North Fork Payette River below the ordinary high water line, and also excepting any artificial accretions waterward of said ordinary low water line.
172. The title to a portion of this land may have been lost due to changes in the mean high water line of the North Fork Payette River. This is subject to any claim or loss arising from the mean high water line not being coincidental with the Original Government Survey.
173. Any claim arising from the difference in the mean high water line of the Gold Fork River and the meander line as shown by the Original Government Survey.
174. Right, title and interest of the State of Idaho within the natural bed of the Gold Fork River below the ordinary high water line, and also excepting any artificial accretions waterward of said ordinary low water line.
175. Agreement Lease upon the terms, conditions and covenants contained therein:
Recorded: June 17, 1980, as Instrument No. 106673
Lessor: Boise Cascade Corporation
Lessee: Valley County, State of Idaho.
- A document modifying or amending said lease recorded March 2, 1983, as Instrument No. 126291.
- A document modifying or amending said lease recorded March 23, 2001, as Instrument No. 253325.
(affects Parcel 3 Trs 24, 25, 26, 27 and 28)
176. Encroachment as disclosed by Declaration recorded November 12, 2015, as Instrument number 395115.
(affects Parcel 3 Tr 23)

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LEASES AND CONTRACTS:

Cost-Sharing Agreements

1. Road Right-of-Way Construction and Use Agreement dated May 21, 1968 between Boise Cascade Corporation and the United States of America, acting through the Acting Regional Forester, Forest Service, Department of Agriculture, together with:
 - a. Easement dated March 13, 1975 between the United States of America, acting through the Forest Service, Department of Agriculture, and Boise Cascade Corporation, recorded in the records of Valley County, Idaho, as Instrument No. 84759.
2. Road Right-of-Way Construction and Use Agreement dated May 20, 1968 between Boise Cascade Corporation and the United States of America, acting through the Acting Regional Forester, Forest Service, Department of Agriculture, as amended by the Road Maintenance Agreement dated April 29, 1983 between Boise Cascade Corporation and the United States of America, acting through the Acting Regional Forester, Forest Service, Department of Agriculture, together with
 - a. Easement dated February 11, 1985 between the United States of America, acting through the Forest Service, Department of Agriculture, and Boise Cascade Corporation, recorded in the records of Valley County, Idaho, as Instrument No. 140665.
 - b. Forest Road and Trail Act Cost-Share Easement dated February 25, 1988 between the United States of America, acting through the Forest Service, Department of Agriculture, and Boise Cascade Corporation, recorded in Drawer 2 of Misc. of the records of Valley County, Idaho.
 - c. Forest Road and Trail Act Cost-Share Easement dated April 27, 1992 between the United States of America, acting through the Forest Service, Department of Agriculture, and Boise Cascade Corporation, recorded in the records of Valley County, Idaho, as Instrument No. 187800.
 - d. Non-Cost Share Easement dated September 5, 1995 between the United States of America, acting through the Forest Service, Department of Agriculture, and Boise Cascade Corporation, recorded in the records of Valley County, Idaho, as Instrument No. 213461.
 - e. Cost Share Easement dated September 5, 1995 between the United States of America, acting through the Forest Service, Department of Agriculture, and Boise Cascade Corporation, recorded in the records of Valley County, Idaho, as Instrument No. 213460.
 - f. Easement dated March 15, 1985 between the United States of America, acting through the Forest Service, Department of Agriculture, and Boise Cascade Corporation, recorded in the records of Valley County, Idaho, as Instrument No. 141298.

**EXHIBIT "C" TO DEED
VALLEY COUNTY, IDAHO**

Page 2 of 7

3. Road Use Agreement dated October 21, 1974 between the State of Idaho, acting through the State Board of Land Commissioners, and Boise Cascade Corporation, as supplemented by the Boise Cascade Corporation – State of Idaho Cost Share Agreement Bacon Creek and the Boise Cascade Corporation – State of Idaho Cost Share Agreement Red Ridge Easement Agreement Cancellation, recorded in the records of Valley County, Idaho, as Instrument No. 92847, together with
- a. State of Idaho Easement No. 4835 dated October 18, 1978 between the State of Idaho, acting through the State Board of Land Commissioners, and Boise Cascade Corporation, recorded in the records of Valley County, Idaho, as Instrument No. 117810.
 - b. State of Idaho Easement No. 4832 dated October 18, 1978 between the State of Idaho, acting through the State Board of Land Commissioners, and Boise Cascade Corporation, recorded in the records of Valley County, Idaho, as Instrument No. 117809.
 - c. State of Idaho Easement No. 4826 dated October 18, 1978 between the State of Idaho, acting through the State Board of Land Commissioners, and Boise Cascade Corporation, recorded in the records of Valley County, Idaho, as Instrument No. 117807; as amended by the Easement Cancellation Agreement dated July 28, 1997, recorded in the records of Valley County, Idaho, as Instrument No. 227299; and as amended by State of Idaho Easement No. 4826 dated May 31, 2002, recorded on June 10, 2002 in the records of Valley County, Idaho, as Instrument No. 262817.
 - d. State of Idaho Easement No. 4819 dated October 18, 1978 between the State of Idaho, acting through the State Board of Land Commissioners, and Boise Cascade Corporation, recorded in the records of Valley County, Idaho, as Instrument No. 117806.
 - e. State of Idaho Easement No. 4823 dated October 18, 1978 between the State of Idaho, acting through the State Board of Land Commissioners, and Boise Cascade Corporation, recorded in the records of Valley County, Idaho, as Instrument No. 117805.
 - f. State of Idaho Easement No. 4824 dated October 18, 1978 between the State of Idaho, acting through the State Board of Land Commissioners, and Boise Cascade Corporation, recorded in the records of Valley County, Idaho, as Instrument No. 117804.
 - g. State of Idaho Easement No. 4825 dated October 18, 1978 between the State of Idaho, acting through the State Board of Land Commissioners, and Boise Cascade Corporation, recorded in the records of Valley County, Idaho, as Instrument No. 117803.
 - h. State of Idaho Easement No. 5637 (Cost Share) dated May 27, 1992 between the State of Idaho, Department of Lands, acting through the State Board of Land Commissioners, and Boise Cascade Corporation (not recorded).
 - i. State of Idaho Easement No. 6311 dated June 26, 2002 between the State of Idaho, Department of Lands, acting through the State Board of Land Commissioners, and Boise Cascade Corporation, recorded in the records of Valley County, Idaho, as Instrument No. 263574.
 - j. State of Idaho Acquired Easement No. 244 (Cost Share) dated October 4, 1990 between the State of Idaho, Department of Lands, acting through the State Board of Land Commissioners,

**EXHIBIT "C" TO DEED
VALLEY COUNTY, IDAHO**

Page 3 of 7

and Boise Cascade Corporation, recorded in the records of Boise County, Idaho, as Instrument No. 138258 and in the records of Valley County, Idaho as Instrument No. 177034, together with the following addendums: the Boise Cascade Corporation – State of Idaho Cost Share Agreement Wild Goat Creek.

k. State of Idaho Easement No. 6121 dated April 9, 1999 between the State of Idaho, acting through the State Board of Land Commissioners, and Boise Cascade Corporation, recorded in the records of Valley County, Idaho, as Instrument No. 311410.

l. State of Idaho Easement No. 2329 dated April 8, 1958 between the State of Idaho, acting through the State Board of Land Commissioners, and Boise Cascade Corporation, recorded in the records of Valley County, Idaho on October 23, 2015, as Instrument No. 394754.

Boundary Line Agreements

4. Boundary Line Agreement (Scott Valley) between State of Idaho, Department of Lands-Boise and Potlatch Corporation dated November 20, 2014.
5. Temporary Boundary Agreement (Kennally 40s) between State of Idaho, Department of Lands and Potlatch Forest Holdings, Inc. dated July 6, 2015.
6. Boundary Line Agreement (Bogus Creek) between State of Idaho, Department of Lands-Boise and Potlatch Corporation dated August 16, 2013.
7. Boundary Line Agreement (French Creek) between State of Idaho, Department of Lands-Boise and Potlatch Corporation dated July 9, 2013.
8. Boundary Line Agreement (West Paddy) between State of Idaho, Department of Lands-Boise and Potlatch Corporation and its affiliates dated December 13, 2013.

Rock Pit Lease

9. Rock Pit Lease between PFPC McCall Investments, LLC and Tom Meckel Sand and Gravel, Inc. dated March 1, 2012.

Cloud Seeding Leases

10. Land Use Lease between Idaho Power Company and PFHI Idaho Investment, LLC dated May 1, 2012.

**EXHIBIT "C" TO DEED
VALLEY COUNTY, IDAHO**

Page 4 of 7

Snowmobile Trail Lease

11. Agreement of Lease dated June 17, 1980 between Boise Cascade Corporation and the County of Valley, Idaho, as amended by the Amendment to Agreement of Lease dated February 9, 1983, the Second Amendment to Agreement of Lease dated March 23, 1998 and the Third Amendment of Lease dated November 1, 2000.

Outfitter Permits

12. Special Use Permit (Guides and Outfitters) between PFHI Idaho Investment, LLC and Allred's Adventures LLC, dba Sawtooth Wilderness Outfitters dated February 20, 2016.

Road Use Permits Benefitting Third Parties

13. Road Use Permit between PFHI Idaho Investment, LLC and Idaho Department of Lands expiring December 31, 2019 (Laffin Again Ton).
14. Road Use Permit between PFHI Idaho Investment, LLC and Idaho Department of Lands expiring December 31, 2019 (Mel Ton).

Other Unrecorded Permits and Easements Benefitting Third Parties

15. Permit dated June 5, 1974 issued by Boise Cascade Corporation to A. H. Jones, granting A.H.Jones the right to construct, maintain and use a road approximately 0.5 miles in length to access lands owned by A.H. Jones in the NE/4 of Section 35, Township 12 North, Range 3 East.
16. Easement dated October 15, 1976 from Boise Cascade Corporation, grantor, to James L. Thiel and Barbara Thiel, grantees for a perpetual easement over a road in the W/2SE/4SW/4 of Section 3, Township 11 North, Range 3 East, Valley County, Idaho.
17. Easement dated November 8, 1951 from Boise Payette Lumber Company to C. A. Olson, Ben Goslin, D. W. Kennedy and W. T. Jones for a right of way for reservoir purposes in the SW ¼ NE 1/4 , SE ¼ NW 1/4 , E ½ of SE ¼ of Section 13, Township 13 North, Range 4 East, Valley County, Idaho.

Unrecorded Access Easements/Special Use Permits Benefitting Property

18. US Forest Service Special Use Permit 04-02-04-2730 dated October 21, 1970.
19. United States Department of Interior Bureau of Land Management Right-of-Way Grant/Temporary Use Permit No. I-22101 to Boise Cascade Corporation, expiring September 30, 2017.
20. United States Department of Interior Bureau of Land Management Right-of-Way Grant No. I-22707 to Boise Cascade Corporation.

**EXHIBIT "C" TO DEED
VALLEY COUNTY, IDAHO**

Page 5 of 7

21. United States Department of Interior Bureau of Land Management Road Use Permit for use of Forest Road 601 from October 1, 2015 through September 30, 2016.
22. United States Department of Interior Bureau of Land Management Right-of-Way Grant No. IDI-35553 to Western Pacific Timber, LLC, expiring on December 31, 2025, together with the application for assignment by Western Pacific Timber, LLC to PFHI Idaho Investment, LLC.

Applications for Right-of-Way over BLM road

23. Application for Transportation and Utility Systems and Facilities on Federal Lands filed by PFHI Idaho Investment, LLC on October 22, 2015, relating to existing Bureau of Land Management roads on NW1/4NE1/4 of Section 26, Township 12N, Range 3E, Valley County, Idaho.
24. Application for Transportation and Utility Systems and Facilities on Federal Lands filed by PFHI Idaho Investment, LLC on December 16, 2015, relating to existing Bureau of Land Management roads on SE1/4 of Section 7, Township 12N, Range 4E, Valley County, Idaho.

Recorded Access Easements

25. Easement dated April 26, 1965 between Paul S. Takeuchi and Miyo Takeuchi, and Boise Cascade Corporation, recorded in the records of Valley County, Idaho as Instrument No. 63517.
26. Easement dated April 26, 1965 between Bruch Brahs and Barbara Brahs, and Boise Cascade Corporation, recorded in the records of Valley County, Idaho as Instrument No. 63600.
27. Easement dated November 3, 1982 between Simpco Lands, a California limited partnership and Boise Cascade Corporation, recorded in the records of Valley County, Idaho as Instrument No. 124491.
28. Easement dated February 18, 1977 between Tom J. Davis and Jemima K. Davis and Boise Cascade Corporation, recorded in the records of Valley County, Idaho as Instrument No. 91207.
29. United States Department of Interior Bureau of Land Management Right-of-Way Grant to Potlatch Corporation and Subsidiaries, Serial Number IDI-37565, recorded September 14, 2015, Valley County, Idaho Instrument No. 393912.
30. Easement dated May 1, 1964 between D. L. Feeder Co., Inc. and Boise Cascade Corporation, recorded in the records of Valley County, Idaho as Instrument No. 69914.
31. Easement dated March 12, 1970 between Ray H. Pratt and Myrtle Pratt, and Boise Cascade Corporation, recorded in the records of Valley County, Idaho as Instrument No. 71777.
32. Easement dated March 30, 1981 between David Little and Geraldine Little, and Boise Cascade Corporation, recorded in the records of Valley County, Idaho as Instrument No. 111843.
33. Easement dated August 12, 1986 between MacGregor Land & Livestock Company and Boise Cascade Corporation, recorded in the records of Valley County, Idaho, as Instrument No. 150025.

**EXHIBIT "C" TO DEED
VALLEY COUNTY, IDAHO**

Page 6 of 7

34. Easement dated November 8, 1990 between J.I. Morgan, ASA County Probate Case No. 3P-12290, and Boise Cascade Corporation, recorded in the records of Valley County, Idaho as Instrument No. 177793.
35. Easement dated March 28, 1996 between Olson Excavating, Inc. and Boise Cascade Corporation, recorded in the records of Valley County, Idaho, as Instrument No. 217741.
36. Easement dated April 5, 1995 between Pearl Kennedy Family Trust and Boise Cascade Corporation, recorded in the records of Valley County, Idaho, as Instrument No. 210604.
37. Easement dated December 30, 2005 between Thomas M. Buuck and Western Pacific Timber, LLC, an Oregon limited liability company, recorded in the records of Valley County, Idaho, as Instrument No. 304778.
38. Access Easement Agreement dated March 20, 2014 between The Schuhardt Consulting Profit Sharing Plan, a trust organized and existing under the laws of the State of Texas and maintained by Allan P. Bloxson III, and PFHI Idaho Investment, LLC, recorded on March 24, 2014 in the records of Valley County, Idaho, as Instrument No. 383939 as amended by the Amended and Restated Access Easement Agreement dated June 20, 2014 between The Schuhardt Consulting Profit Sharing Plan and PFHI Idaho Investment, LLC, recorded on June 26, 2014 in the records of Valley County, Idaho as Instrument No. 385615.
39. Utility Easement Agreement dated March 20, 2014 between Gold Fork, LLC, an Idaho limited liability company and PFHI Idaho Investment, LLC and PFPC McCall Investment, LLC, recorded on March 24, 2014 in the records of Valley County, Idaho, as Instrument No. 383931.
40. Memorandum Agreement dated August 22, 1956 between Frank H. Smalley and Nellie E. Smalley and Boise Cascade Corporation, recorded in the records of Valley County, Idaho on October 23, 2015 as Instrument No. 394753.
41. Easement dated February 18, 1977 between Tom J. Davis and Jemima K. Davis and Boise Cascade Corporation, recorded in the records of Valley County, Idaho as Instrument No. 91207.
42. Easement dated April 5, 1979 between Lewis M. Miller and Boise Cascade Corporation, recorded in the records of Valley County, Idaho as Instrument No. 100183.
43. Easement dated March 3, 1980 between Hester M. Brenn and Bruce Brenn, and Boise Cascade Corporation, recorded in the records of Valley County, Idaho as Instrument No. 106684.
44. Grant of Easement dated September 4, 2012 between Doug W. Green and PFHI Idaho Investment, LLC, recorded on September 7, 2012 in the records of Valley County, Idaho as Instrument No. 371967.
45. Access Easement dated August 18, 2008 between The Young Men's Christian Association of Boise City, Idaho and PFHI Idaho Investment, LLC, recorded on August 28, 2008 in the records of Valley County, Idaho as Instrument No. 334515.
46. Easement Agreement dated September 5, 2014 between Pottlatch Land & Lumber, LLC and PFHI Idaho Investment, LLC, and Valley County, Idaho, recorded on September 10, 2014 in the records of Valley County, Idaho as Instrument No. 387177.

**EXHIBIT "C" TO DEED
VALLEY COUNTY, IDAHO**

Page 7 of 7

47. Land Exchange Agreement dated June 25, 1965 between Boise Cascade Corporation and the State of Idaho, acting by and through the Fish and Game Department relating to a Warranty Deed dated June 25, 1965, recorded in the records of Valley County, Idaho as Instrument No. 63910.

Grazing Permits

48. Grazing Permit between SPP Land, LLC and Matt Jones with a period of use from June 1, 2016 to October 15, 2016. (Adams and Valley Counties)
49. Grazing Permit between SPP Land, LLC and W/T Land and Cattle, Inc. with a period of use from June 1, 2016 to October 15, 2016.
50. Grazing Permit between SPP Land, LLC and Little Land and Livestock, LLLP with a period of use from June 1, 2016 to October 15, 2016.
51. Grazing Permit between SPP Land, LLC and JTSJK, Inc. with a period of use from June 1, 2016 to October 15, 2016.

**EXHIBIT "D" TO DEED
VALLEY COUNTY, IDAHO**
Page 1 of 1

ENCROACHMENTS

NONE



United States Department of the Interior



BUREAU OF LAND MANAGEMENT
Winnemucca District Office
Humboldt River Field Office
5100 East Winnemucca Boulevard
Winnemucca, Nevada 89445
Phone: (775) 623-1500 Fax: (775) 623-1503
Email: wfoweb@blm.gov
www.blm.gov/nv/st/en/fo/wfo.html

In Reply Refer To:
6840 (NV-10.19)

AUG 24 2017

Edward Bartell
Bartell Ranch LLC
PO Box 130
Orovada, NV 89425

Dear Edward,

This letter refers to our Falls Canyon Creek Rotenone Project meeting on June 7, 2017, and where you expressed concerns over the Lahontan cutthroat trout (LCT) recovery project. The BLM is committed to coordinating, cooperating and consulting with anyone potentially affected by the proposed project on public lands. This project proposes to only eliminate brook trout below the waterfall on Falls Canyon Creek. On BLM land, Falls Canyon Creek is 100% diverted into an irrigation ditch which you maintain, and therefore provides no viable LCT habitat. According to the 1996 Final Multiple Use Decision (FMUD) for the Buffalo Allotment, "Falls Canyon Creek is diverted into a private irrigation ditch creating a situation where riparian habitat cannot be maintained because of ditch cleaning activities which remove riparian vegetation." If LCT get washed over the waterfall and emigrate into the irrigation ditch; the BLM has no intention or policy in place that changes the 1996 FMUD's multiple use objectives. The BLM expects no changes to the currently authorized grazing system in the Buffalo Allotment. Thank you for your concern about this project, and your continued stewardship on public lands.

Sincerely,

David Kampwerth
Field Manager
Humboldt River Field Office



State of Idaho

DEPARTMENT OF WATER RESOURCES

322 East Front Street • P.O. Box 83720 • Boise, Idaho 83720-0098

Phone: (208) 287-4800 • Fax: (208) 287-6700 • Web Site: www.idwr.idaho.gov

GARY SPACKMAN
Director

C.L. "BUTCH" OTTER
Governor

October 10, 2017

DF DEVELOPMENT LLC
PO BOX 111
CISCO TX 76437

Re: Change of Ownership for Water Right/Permit No(s): 63-15291, 78-4298A, 78-4300, 78-4304, 67-4570, 78-4297, 63-15292, 78-4306, 67-4571, 63-5340, 67-14983, 78-4294, 67-14987, 67-4574, 78-4303, 78-4295, 78-4296, 65-8003, 67-14989, 78-4302, 78-4305, 78-4299, 63-5342, 63-5335, 67-14985 and 78-4301 (Split into 78-4301 and 78-12472)

Dear Water Right Holder(s):

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

Updating the ownership record for a water right does not reconfirm the validity of the right. When processing an ownership change notice, the department does not review the history of water use to determine if the right has been forfeited 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 § 42-222 and §42-223, Idaho Code.

Water Right 78-4301 was split. **Your portion of this water right has a specified point of diversion, nature of use and place of use. If you plan on changing the nature of use, place of use, or point of diversion under this right, including adding a new point of diversion, then an Application for Transfer on your portion of this right is required.** Please contact this office for further information on the Application for Transfer form or you can find the forms at www.idwr.idaho.gov. If you do not plan on changing any items on your water right, then no further action is required at this time.

Also note that as of July 1, 1996, water right owners are required to report any change of water right ownership and any change of mailing address of the owner of a water right, to the Department. Notice of the change must be provided to the Department within **120 days** of the change. Water right forms are available from any office of the Department, or at www.idwr.idaho.gov.

If you have any questions concerning the enclosed information, please feel free to contact me at (208) 287-4942.

Sincerely,

Jean Hersley
Technical Records Specialist II

Enclosure(s)

c: Yockim Carollo LLP



State of Idaho

DEPARTMENT OF WATER RESOURCES

322 East Front Street • P.O. Box 83720 • Boise, Idaho 83720-0098

Phone: (208) 287-4800 • Fax: (208) 287-6700 • Web Site: www.idwr.idaho.gov

GARY SPACKMAN
Director

C.L. "BUTCH" OTTER
Governor

October 10, 2017

WESTERN PACIFIC TIMBER LLC
101 S CAPITOL BLVD STE 1601
BOISE ID 83702

Re: Change in Water Right Ownership: 78-4301 (Split into 78-4301 and 78-12472)

Dear Water Right Holder(s):

We have received and processed a Change of Ownership for a portion of your original Water Right as referenced above. This change of ownership resulted in a split of your original water right.

When a portion of the original water right has been conveyed to another and the original right has been split, a new water right number is issued to the new owner representing their portion of the original water right. Each water right contains only the portion of the original right for each separate owner. The original water right number reflects your remaining portion of the water right, after the change of ownership. Enclosed is a copy of this water right for your records. Please refer to your water right number when corresponding with our office.

Updating the ownership record for a water right does not reconfirm the validity of the right. When processing an ownership change notice, the department does not review the history of water use to determine if the right has been forfeited 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 Sections 42-222 and 42-223, Idaho Code.

If you have any questions concerning this ownership change, or the enclosed information, please contact me at 208-287-4942.

Sincerely,

Jean Hersley
Technical Records Specialist II

Enclosure

c: MSBT Law Chtd



State of Idaho

DEPARTMENT OF WATER RESOURCES

322 East Front Street • P.O. Box 83720 • Boise, Idaho 83720-0098

Phone: (208) 287-4800 • Fax: (208) 287-6700 • Web Site: www.idwr.idaho.gov

GARY SPACKMAN
Director

C.L. "BUTCH" OTTER
Governor

September 28, 2017

DF DEVELOPMENT LLC
PO BOX 111
CISCO TX 76437

RE: Ownership Change Water Right: 78-4301

Dear Property Owner:

The Department of Water Resources acknowledges receipt of your request for a Notice of Change of Water Right Ownership 26 water rights. After reviewing your request, it was determined additional fees will be needed to update the ownership of water right 78-4301.

It appears water right 78-4301 will need to be split. The deeds you provided did not include all the land appurtenant to water right 78-4301. The land appurtenant to portions of the water right located in Township 21N, Range 01E, Section 27, NWNW, SENW and SWNE is owned by Ballenger Family Revocable Living Trust. Land appurtenant to a portion located in Township 21N, Range 01E, Section 26, SWSW is owned by William Smithey. Please see attached map.

Effective July 1, 2000, the legislature enacted House Bill No. 545 requiring a filing fee for a change in water right ownership. The fee is \$25 per water right, except for ownership changes resulting in the division of a water right, which is \$100 per water right. All ownership change notices received after June 30, 2000 must include the appropriate filing fees in order to be processed. The Department has determined that the additional filing fee for your notice will be **\$75**.

Because the Department cannot process the ownership change without proper fees, we will hold any action on your notice pending receipt of the necessary fees. If we do not receive the necessary fees within 30 days the Department will return your request unprocessed. Thank you.

Please contact me at 208-287-4942 if you have any questions.

Sincerely,

Jean Hersley
Technical Records Specialist II

c: Yockim Carollo LLP



YOCKIM CAROLLO LLP
LAND • WATER • WILDLIFE | NATURAL RESOURCE LAW

RECEIVED

SEP 01 2017

DEPARTMENT OF
WATER RESOURCES

430 SE MAIN STREET, P.O. BOX 2456, ROSEBURG, OR 97470 | PHONE: 541-957-5900 | FAX: 541-957-5900 | WWW.YOCKIMLAW.COM

RONALD S. YOCKIM, PARTNER
EMAIL: RYOCKIM@YOCKIMLAW.COM

August 31, 2017

Idaho Department of Water Resources
Attn: Jean Hersley
322 East Front Street
P.O. Box 83720
Boise, Idaho 83706-0098

**Re: Notice of Change in Water Right Ownership from
SPP Land LLC to DF Development, LLC
Our File No. 1150-K**

Dear Jean,

Pursuant to my telephone call today, enclosed please find a check in the amount of \$650 for the processing fee for the three Notices of Change in Water Right Ownership forms in the above matter. As I mentioned in my telephone call, I was unsure if the deeds were included with the original request forms and have also enclosed copies to ensure nothing is missing.

If you need any additional information, please do not hesitate to contact our office at your earliest convenience. Thank you for your attention to this matter.

Sincerely,

YOCKIM CAROLLO LLP

Kimberly Booth
Legal Assistant

/kb

Enclosures



YOCKIM CAROLLO L L P
LAND • WATER • WILDLIFE | NATURAL RESOURCE LAW

RECEIVED

AUG 29 2017

DEPARTMENT OF
WATER RESOURCES

430 SE MAIN STREET, P.O. BOX 2456, ROSEBURG, OR 97470 | PHONE: 541-957-5900 | FAX: 541-957-5900 | WWW.YOCKIMLAW.COM

RONALD S. YOCKIM, PARTNER
EMAIL: RYOCKIM@YOCKIMLAW.COM

August 25, 2017

Idaho Department of Water Resources
322 East Front Street
P.O. Box 83720
Boise, Idaho 83706-0098

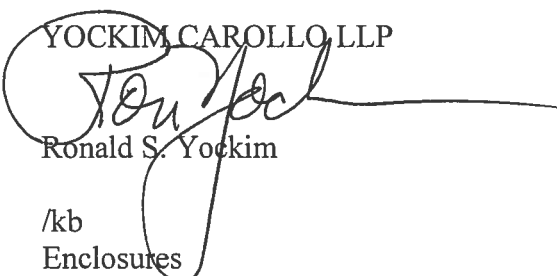
**Re: SPP Land LLC
Our File No. 1150-K**

Dear Sirs,

Attached are three Notices of Change in Water Right Ownership forms for the water rights on lands recently transferred from SPP Land LLC to DF Development, LLC and the three accompanying deeds. Please call me if we need to go over this in detail.

Sincerely,

YOCKIM CAROLLO LLP


Ronald S. Yockim

/kb

Enclosures

cc: Client