

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

Notice of Change in Water Right Ownership

RECEIVED
JUL 03 2017
Department of Water Resources

1. List the numbers of all water rights and/or adjudication claim records to be changed. If you only acquired a portion of the water right or adjudication claim, check "Yes" in the "Split?" column. If the water right is leased to the Water Supply Bank, check "Yes". If you are not sure if the water right is leased to the Water Supply Bank, [see #6](#) of the instructions.

Water Right/Claim No.	Split?	Leased to Water Supply Bank?	Water Right/Claim No.	Split?	Leased to Water Supply Bank?
See Attached List	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: BLF Land LLC
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): Pinnacle Great Plains Operating Company, LLC
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or ☐ and/or
- 10333 N Meridian Street, Ste 425 Indianapolis IN 46290
Mailing address City State ZIP
- 317-708-8981 adam.gore@us-agriculture.com
Telephone Email
4. If the water rights and/or adjudication claims were split, how did the division occur?
☐ The water rights or claims were divided as specifically identified in a deed, contract, or other conveyance document.
☐ The water rights or claims were divided proportionately based on the portion of their place(s) of use acquired by the new owner.
5. Date you acquired the water rights and/or claims listed above: 6/22/2017
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):
 ☐ \$25 per undivided water right.
 ☐ \$100 per split water right.
 ☐ No fee is required for pending adjudication claims.
☐ If water right(s) are leased to the Water Supply Bank AND there are multiple owners, a Lessor Designation form is required.
☐ If water right(s) are leased to the Water Supply Bank, the individual owner or designated lessor must complete, sign and submit an IRS Form W-9.

SUPPORT DATA

IN FILE #

31-2443

8. Signature: Adam D. Gore Director - Portfolio Management 6/23/2017
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: JB Date: 7/3/2017 Receipt No. E043157 Receipt Amt. \$175.-

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

Name on W-9 _____ Approved by: JB Processed by: JB Date: 7/17/2017

Water Right List

Seller: BLF Land LLC

Buyer: Pinnacle Great Plains Operating Company, LLC

- 31-7030A*
- 31-12206*
- 31-2444 OK
- 31-7047A OK
- 31-2443*
- 31-2445 OK
- 31-7048 OK

* To be complete with transfer application

WARRANTY DEED

THIS INDENTURE WITNESSETH, That **BLF Land, LLC**, an Idaho limited liability company ("Grantor"), CONVEYS and WARRANTS to **Pinnacle Great Plains Operating Company, LLC**, an Arkansas limited liability company ("Grantee"), for the sum of Ten Dollars (\$10.00) and other valuable consideration, the receipt and sufficiency of which are hereby acknowledged, certain real estate located in Jefferson County, Idaho, as more specifically described on Exhibit A, attached hereto and incorporated herein.

This conveyance is subject to those matters more specifically described on Exhibit B, attached hereto and incorporated herein.

The undersigned person executing this Deed on behalf of Grantor represents and certifies that he has been duly authorized by all necessary actions of Grantor to execute and deliver this Deed on behalf of Grantor.

IN WITNESS WHEREOF, Grantor has caused this Deed to be executed this 22nd day of June, 2017.

BLF LAND, LLC,
an Idaho limited liability company

By: Blaine Larsen
Blaine Larsen, Manager

STATE OF Idaho)
) SS:
COUNTY OF Jefferson)

Before me, a Notary Public in and for said County and State, personally appeared Blaine Larsen, the Manager of BLF Land, LLC, an Idaho limited liability company, who acknowledged the execution of the foregoing Deed on behalf of such limited liability company.

WITNESS my hand and Notarial Seal this 22nd day of June, 2017.

My Commission Expires:

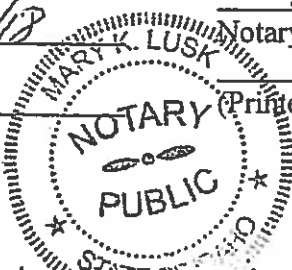
1/17/18

My County of Residence:

Madison

Mary K. Lusk
Notary Public

Mary K. Lusk
(Printed Signature)



I affirm, under the penalties for perjury, that I have taken reasonable care to redact each Social Security number in this document, unless required by law. Adam J. Kline

This instrument prepared by Adam J. Kline, Attorney at Law, Bose McKinney & Evans LLP, 111 Monument Circle, Suite 2700, Indianapolis, Indiana 46204, (317) 684-5319.

Send tax statements to and after recording return Deed to Grantee's address at:

Pinnacle Great Plains Operating Company, LLC
10333 N. Meridian Street, Ste. 425
Indianapolis, Indiana 46290

EXHIBIT A
Legal Description

Parcel I:

Township 7 North, Range 37 E.B.M., Jefferson County Idaho:

Section 3: W1/2, EXCEPTING THEREFROM: The South 30 feet of the SW1/4; NW1/4SE1/4

As modernized by the following metes and bounds legal description, prepared by that ALTA/ACSM Survey prepared by Harper Leavitt Engineering, dated April 26, 2017, as Job No. 2017-525:

Part of the SW1/4 and part of the S1/2NW1/4 of Section 3, T. 7 N., R.37 E.B.M., Jefferson County, Idaho described as:

Commencing at the Southwest corner of said Section 3; Thence N 00°37'38" W 30.00 feet along the West line of Said Section 3 to the Point of Beginning; Thence N 00°37'38" W 2609.73 feet along said West section line to the W1/4 corner of said Section 3; Thence N 89°05'50" E 1039.47 feet along the East-West center section line to a point of curve; Thence northeasterly 650.49 feet along said curve to the right, (Curve Data R = 1323.42 feet, D = 28°09'43") Chord Bears N 89°05'42" E 643.96 feet to said center section line; Thence N 89°05'50" E 971.93 feet along said center section line to the center of said Section 3; Thence S 00°27'23" E 972.42 feet along the North-South center section line to a point of curve; Thence southerly 649.13 feet along said curve to the right, (Curve Data R = 1323.42 feet, D = 28°06'11") Chord Bears S 00°27'23" E 642.64 feet to said center section line; Thence S 00°27'23" E 995.17 feet along said center section line; Thence S 89°06'23" W 2647.59 feet to the Point of Beginning.

Parcel contains 159.65 acres, more or less and is subject to a county road right of way along the Westerly side.

Parcel II:

Township 7 North, Range 37 E.B.M., Jefferson County Idaho:

Section 8: SE1/4

As modernized by the following metes and bounds legal description, prepared by that ALTA/ACSM Survey prepared by Harper Leavitt Engineering, dated April 26, 2017, as Job No. 2017-525:

The SE1/4 of Section 8, T. 7 N., R.37 E.B.M., Jefferson County, Idaho described as:

Beginning at the SE corner of said Section 8; Thence S 89°11'27" W 2643.58 feet along the South line of said Section 8 to the South 1/4 corner of said Section 8; Thence N 00°43'06" W 2639.84 feet along the North-South center section line to the Center of said Section 8; Thence N 89°11'22" E 2642.57 feet along the East-West center section line to the East 1/4 corner of said Section 8; Thence S 00°44'25" E 2639.90 feet along the East line of said Section 8 to the Point of Beginning.

Parcel contains 160.18 acres, more or less, and is subject to all easements and rights of way of record.

Parcel III:

[Intentionally deleted]

Parcel IV:

Township 7 North, Range 37 E.B.M., Jefferson County, Idaho:

Section 9: W1/2SW1/4.

EXCEPTING THEREFROM: Commencing at a point 500.82 feet south of the Northeast corner of the NW1/4SW1/4 of Section 9, Township 7 North, Range 37 East of the Boise Meridian, Jefferson County, Idaho, and running thence North 500.82 feet to said Northeast corner; thence running West 800 feet; thence in a southeasterly direction 986 feet, more or less, to the Point of Beginning.

Section 9: W1/2SE1/4; NE1/4SW1/4; N1/2.

EXCEPTING THEREFROM: The North 30 feet of the NE1/4.

ALSO: Commencing at a point 500.82 feet S. of the NE corner of the NW1/4SW1/4 of Section 9, Township 7 North, Range 37 E.B.M., Jefferson County, Idaho, and running thence N. 500.82 feet to said NE corner; thence running W. 800 feet; thence in a southeasterly direction 986 feet, more or less, to the Point of Beginning.

As modernized by the following metes and bounds legal description, prepared by that ALTA/ACSM Survey prepared by Harper Leavitt Engineering, dated April 26, 2017, as Job No. 2017-525:

Part of the N1/2, the W1/2SW1/4, the SE1/4SW1/4, the N1/2NE1/4SW1/4, and the N1/2NW1/4SE1/4 of Section 9 T. 7 N., R.37 E.B.M., Jefferson County, Idaho described as:

Beginning at the Southwest corner of said Section 9; Thence N 00°44'25" W 4057.42 feet along the West line of said Section 9 to a fence line extended; Thence N 28°15'03" E 530.00 feet along said fence line to a point of curve; Thence northeasterly 724.01 feet along said curve to the right, (Curve Data R = 1398.56 feet, D = 29°39'40") Chord Bears N 53°05'46" E 715.95 feet to a fence line; Thence N 00°23'06" W 330.99 feet along said fence line to the North line of said Section 9; Thence N 89°37'30" E 4446.85 feet along said north line to the NE corner of said Section 9; Thence S 00°51'22" E 2634.91 feet along the East line of said Section 9 to the E1/4 corner of said Section 9; Thence S 89°34'13" W 1321.82 feet along the East-West center section line to the NE corner of the NW1/4SE1/4 of said Section 9; Thence S 00°50'13" E 661.09 feet along the East line of said NW1/4SE1/4; Thence S 89°13'15" W 2645.17 feet; Thence S 00°46'45" E 1961.31 feet to the SE corner of the SW1/4SW1/4 of said Section 9; Thence S 89°30'38" W 1324.50 feet along the South line of said Section 9 to the Point of Beginning.

Parcel contains 428.34 acres, more or less, and is subject to all easements and rights of way of record.

RESERVING UNTO GRANTOR THE FOLLOWING EASEMENT:

An easement for ingress and egress 20 feet in width lying 10 feet on both sides of the following described line:

Commencing at the Northwest corner of said Section 9; Thence S 00°44'35" E 1024.21 feet along the section line; Thence S 90°00'00" E 10.00 feet to the approximate centerline of an existing road and the Point of Beginning; Thence along said road centerline the following Thirteen (13) courses; 1) Thence S 00°44'25" W 1381.95 feet; 2) Thence N 89°15'55" E 110.41 feet; 3) Thence S 84°58'45" E 89.29 feet; 4) Thence S 68°42'13" E 141.00 feet; 5) Thence S 62°47'26" E 331.39 feet; 6) Thence S 60°01'16" E 365.57 feet; 7) Thence S 74°36'51" E 43.94 feet; 8) Thence S 50°10'53" E 86.22 feet; 9) Thence S 58°25'42" E 191.10 feet; 10) Thence S 62°30'03" E 218.99 feet; 11) Thence S 70°04'47" E 80.02 feet; 12) Thence S 81°07'45" E 80.75 feet; 13) Thence S 00°46'45" E 18.17 feet to the Point of Terminus.

The sidelines of this easement shall be prolonged or shortened to conform to said centerline.

Parcel V:

Township 7 North, Range 37 E.B.M., Jefferson County, Idaho:

SECTION 10: W $\frac{1}{2}$, SE $\frac{1}{4}$ and S $\frac{1}{2}$ NE $\frac{1}{4}$ EXCEPTING THEREFROM: The North 30 feet of the NW $\frac{1}{4}$

As modernized by the following metes and bounds legal description, prepared by that ALTA/ACSM Survey prepared by Harper Leavitt Engineering, dated April 26, 2017, as Job No. 2017-525:

The SE $\frac{1}{4}$, and the S $\frac{1}{2}$ NE $\frac{1}{4}$, and part of the W $\frac{1}{2}$ of Section 10, T. 7 N., R.37 E.B.M., Jefferson County, Idaho described as:

Beginning at the Southwest corner of said Section 10; Thence N 00°51'22" W 4750.20 feet along the West line of said Section 10 to a fence line; Thence N 75°17'54" E 308.41 feet along said fence line to a point of curve; Thence northeasterly 853.75 feet along said curve to the right, (Curve Data R = 1381.72 feet, D = 35°24'09") Chord Bears N 59°24'45" E 840.24 feet; Thence N 89°06'23" E 1618.28 feet to the North-South center section line; Thence S 00°48'59" E 980.94 feet along said center section line to a point of curve; Thence southeasterly 312.48 feet along said curve to the right, (Curve Data R = 1380.94 feet, D = 12°57'54") Chord Bears S 09°58'59" E 311.82 feet; Thence N 89°08'07" E 2596.92 feet to the East line of said Section 10; Thence S 00°46'37" E 3960.60 feet along said East line to the SE corner of said Section 10; Thence S 89°13'29" W 5287.72 feet along the south line of said Section 10 to the Point of Beginning.

Parcel contains 553.53 acres, more or less, and is subject to all easements and rights of way of record.

Parcel VI:

Township 7 North, Range 37 E.B.M., Jefferson County, Idaho:

SECTION 17: NE $\frac{1}{4}$; NW $\frac{1}{4}$

EXCEPTING THEREFROM: The South 680 feet of the NW $\frac{1}{4}$ and the South 1,135 feet of the NE $\frac{1}{4}$

As modernized by the following metes and bounds legal description, prepared by that ALTA/ACSM Survey prepared by Harper Leavitt Engineering, dated April 26, 2017, as Job No. 2017-525:

Part of the N1/2, of Section 17 T. 7 N., R.37 E.B.M., Jefferson County, Idaho described as:

Beginning at the Northeast corner of said Section 17; Thence S 00°57'14" E 1505.05 feet along the East line of said Section 17; Thence S 89°11'24" W 2644.75 feet; Thence S 00°54'34" E 455.00 feet; Thence S 89°11'23" W 2638.77 feet to the West line of said Section 17; Thence N 01°03'00" W 1960.14 feet along said West line to the North line of said Section 17; Thence N 89°11'27" E 5287.16 feet along said North line to the Point of Beginning.

Parcel contains 210.21 acres, more or less, and is subject to all easements and rights of way of record.

Parcel VII:

Township 7 North, Range 37 E.B.M., Jefferson County, Idaho:

SECTION 18: NE1/4NE1/4

ALSO: Part of the SE1/4NE1/4 of Section 18 T. 7 N., R.37 E.B.M., Jefferson County, Idaho described as:

Commencing at the Northeast corner of said Section 18; Thence S 01°03'00" E 1320.06 feet along the East line of said Section 18 to the NE corner of said SE1/4NE1/4 and the Point of Beginning; Thence S 01°03'00" E 748.91 feet along said East line; Thence N 46°35'32" W 1076.81 feet to the North line of said SE1/4NE1/4; Thence N 89°20'37" E 768.61 feet along said North line to the Point of Beginning.

EXCEPTING: Part of the NE1/4NE1/4 of Section 18 T. 7 N., R.37 E.B.M., Jefferson County, Idaho described as:

Commencing at the Northeast corner of said Section 18; Thence S 89°14'56" W 1318.31 feet along the North line of said Section 18 to the NW corner of said NE1/4NE1/4 and the Point of Beginning; Thence S 23°38'00" E 1431.43 feet to the South line of said NE1/4NE1/4; Thence S 89°20'37" W 551.50 feet along said South line to the SW corner of said NE1/4NE1/4; Thence N 00°58'21" W 1317.88 feet along the West line of said NE1/4NE1/4 to the Point of Beginning.

As modernized by the following metes and bounds legal description, prepared by that ALTA/ACSM Survey prepared by Harper Leavitt Engineering, dated April 26, 2017, as Job No. 2017-525:

Part of the NE1/4NE1/4 of Section 18 T. 7 N., R.37 E.B.M., Jefferson County, Idaho described as:

Commencing at the Northeast corner of said Section 18; Thence S 01°03'00" E 123.38 feet along the East line of said Section 18 to the Point of Beginning; Thence S 01°03'00" E 1945.59 feet along said east line; Thence N 46°35'32" W 1076.81 feet; Thence N 23°38'00" W 1431.43 feet to the North line of said Section 18; Thence N 89°14'56" E 26.44 feet along said North line; Thence S 35°38'46" E 313.17 feet; Thence N 82°24'44" E 1121.33 feet to the Point of Beginning.

Parcel contains 32.83 acres, more or less, and is subject to all easements and rights of way of record.

Water Rights:

The Real Estate described above shall be conveyed TOGETHER WITH all water rights appurtenant to the Real Estate or which become appurtenant to the Real Estate prior to Closing, specifically Idaho water right numbers 31-7030A; 31-12206; 31-2444; 31-7047A; 31-2443; 31-7048; and 31-2445.



State of Idaho

DEPARTMENT OF WATER RESOURCES

900 N Skyline Dr., Ste A, Idaho Falls, Idaho 83402-1718

Phone: (208) 525-7161 FAX: (208) 525-7177 www.idwr.idaho.gov

C.L. "BUTCH" OTTER
Governor

GARY SPACKMAN
Director

July 21, 2017

Pinnacle Great Plains Operating Co LLC
10333 N Meridian St Ste 425
Indianapolis IN 46290

RE: Change of Ownership for Water Right No(s). 31-2443, 31-2444, 31-2445, 31-7030A, 31-7047A, 31-7048, 31-12206

Dear Water Right Holder(s):

The department acknowledges receipt of correspondence changing ownership of the above referenced water right(s) to you. The department has modified its records to reflect the change in ownership and has enclosed computer-generated reports for your records.

Please note transfer applications for water right numbers 31-7030A, 31-12206 and 31-2443 have been filed. The ownership changes will be complete during the transfer process.

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 deliberately abandoned or 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.

Also, please note that Section 42-248, Idaho Code, requires you or the owner of this water right to maintain current ownership and address records on file with the department. Forms to file a change of ownership of a water right and/or a change in the address of the water right owner are available from any department office, or at the department's website at: www.idwr.idaho.gov.

Please feel free to contact this office if you have any questions regarding this matter.

Sincerely,

Jonie Barg
Technical Records Specialist

Enclosure(s)

cc: Water District 110
Jefferson Clark Ground Water District