



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

January 6, 2017

Holden Kidwell Hahn & Crapo
PO Box 50130
Idaho Falls, Idaho 83405

RE: Notice of Change in Water Right Ownership
Water Rights: 15-2010

Dear Sir/Madam:

On February 24, 2016, you filed a Notice of Change in Water Right Ownership (ownership change) with the Idaho Department of Water Resources (IDWR), seeking to update the ownership records for the water rights listed above. After an initial review, we determined that you needed to provide additional evidence of ownership. On March 2, 2016, we sent a letter requesting the additional information, copy of the email attached.

IDWR has never received a response to the request for additional information. Without the requested documents, we cannot verify ownership of the water right and cannot complete the ownership change. We are therefore returning your original ownership change and have initiated a refund of your filing fee (\$100.00). The refund from the state of Idaho will arrive at the address listed above within a couple of weeks.

Please feel free to re-file your ownership change any time in the future when you have collected the requested documentation of ownership. Because your filing fee is being refunded, you will need to determine and provide the proper filing fee at the time you re-file the ownership change.

If you have any questions, feel free to contact James Cefalo or myself at (208) 525-7161.

Respectfully submitted,

Jonie Barg
Technical Records Specialist

Enclosure(s)

Barg, Jonie

From: Barg, Jonie
Sent: Friday, January 06, 2017 1:43 PM
To: Carlos, Rhea
Subject: Refund Request
Attachments: E041857.pdf

Rhea,

Good afternoon!!

I have a refund request as follows:

Receipt number: E041857
Amount: \$100.00
Payable to: Holden Kidwell Hahn & Crapo
PO Box 50130
Idaho Falls ID 83405

Reason: Total filing fee received \$550.00 for an ownership change applications. Additional information was required to complete one of the ownership changes. The information was not submitted therefore the ownership change was returned unprocessed, and a partial refund is required.

Let me know if you need additional information.

Thank you so much for your time. Let me know if you have any questions.

Have a great day!!!

Jonie Barg

Jonie Barg
Technical Records Specialist
Idaho Department of Water Resources
900 N Skyline Ste A
Idaho Falls ID 83402
phone: (208) 525-7161
fax: (208) 525-7177
email: jonie.barg@idwr.idaho.gov

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?
15-2010	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: Dan E. Jones
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): Peoa River Valley Ranch Land, LLC
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or ☐ and/or
3970 E. Hwy. 36 Malad ID 83252
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: April 30, 2014
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.

8. Signature: <u></u>	Attorney _____	02/18/2016
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 _____ Receipt No. _____ Receipt Amt. _____

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 _____ Date _____

Accommodation Only
Peoa River Valley Ranch Land, LLC
% Lawrence V. Riches
1775 Espana Way
Morgan Hill, CA 95037

Microfilm No. **151111**
9 Day May 20 14
At 12:00 O'clock P.M.
Lola Bott
Oneida Co. Recorder
Fee \$ 19.00 Deputy
Recorded at Request of Northern Title Co

WARRANTY DEED

Lawrence Victor Riches, Jr.,

Grantor(s) of Morgan Hill, County of Santa Clara, State of CA hereby **CONVEY AND WARRANT** to

Peoa River Valley Ranch Land, LLC,

Grantee(s) of Morgan Hill, County of Santa Clara, State of CA for the sum of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION, the following described tract of land in Oneida County, State of ID:

See attached Exhibit "A":

Subject to easements, declarations of covenants and restrictions, rights of way of record, and taxes for the current year and thereafter.

THIS DEED HAS BEEN PREPARED BASED ON INFORMATION PROVIDED BY GRANTOR/GRANTEE AS AN ACCOMMODATION ONLY BY NORTHERN TITLE COMPANY WITHOUT ANY EXAMINATION WITH REGARDS TO TITLE.

Witness, the hand(s) of said Grantor(s), this April 30, 2014.

Lawrence Victor Riches, Jr.

Carolyn Riches (Spouse)

State of:)
County of:)ss:

On this _____ day of _____, in the year of 2014, before me the undersigned, a Notary Public, personally appeared Lawrence Victor Riches, Jr., and Carolyn Riches, known or identified to me (or proved to me on the oath of _____), to be the person(s) whose name is/are subscribed to the within instrument, and acknowledged to me that he/she/they executed the same.

** See Attached*

Notary Public:
Residing:
My commission expires on:

EXHIBIT "A"

COMMENCING AT THE NORTHWEST CORNER OF SECTION 18, TOWNSHIP 15 SOUTH, RANGE 36 EAST, BOISE MERIDIAN, ONEIDA COUNTY, IDAHO; THENCE RUNNING SOUTH 19 RODS TO AN IRRIGATION DITCH, THENCE EAST 39 RODS 4 FEET, THENCE SOUTH 38 RODS 12 FEET TO THE CENTER OF WHAT IS KNOWN AS THE BIG MALAD RIVER; THENCE SOUTHEASTERLY ALONG THE CENTER OF THE MEANDERING COURSE OF SAID RIVER TO A POINT ON THE QUARTER SECTION LINE 40 RODS NORTH OF THE CENTER OF SAID SECTION 18, THENCE NORTH 120 RODS, THENCE WEST 160 RODS TO THE PLACE OF BEGINNING, ONEIDA COUNTY, IDAHO.

COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 12 IN TOWNSHIP 15 SOUTH, RANGE 35 EAST OF BOISE MERIDIAN, ONEIDA COUNTY, IDAHO, AND RUNNING THENCE SOUTH 80 RODS, THENCE WEST 8 RODS TO THE CENTER OF "BIG MALAD RIVER"; THENCE FOLLOWING THE CENTER OF SAID RIVER, IN ITS MEANDERING COURSE NORTHWESTERLY ABOUT 100 RODS TO A POINT ABOUT 48 RODS DUE WEST OF THE POINT OF BEGINNING; THENCE EAST 48 RODS TO THE PLACE OF BEGINNING.

151111

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

County of SANTA CLARAOn 30th April 14 before me, DOUG SHON - NOTARY PUBLIC
Here Insert Name and Title of the Officerpersonally appeared LAWRENCE VICTOR RICHES, JR
Name(s) of Signer(s)

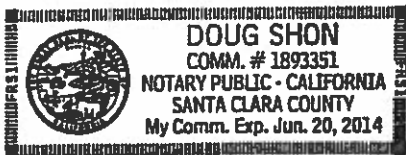
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature

Signature of Notary Public



Place Notary Seal Above

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached DocumentTitle or Type of Document: WARRANTY DEEDDocument Date: _____ Number of Pages: 2

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____

- ☒ Individual
☐ Corporate Officer — Title(s): _____
☐ Partner — ☐ Limited ☐ General
☐ Attorney in Fact
☐ Trustee
☐ Guardian or Conservator
☐ Other: _____

RIGHT THUMBPRINT
OF SIGNER
Top of thumb here

Signer Is Representing: _____

Signer's Name: _____

- ☐ Individual
☐ Corporate Officer — Title(s): _____
☐ Partner — ☐ Limited ☐ General
☐ Attorney in Fact
☐ Trustee
☐ Guardian or Conservator
☐ Other: _____

RIGHT THUMBPRINT
OF SIGNER
Top of thumb here

Signer Is Representing: _____

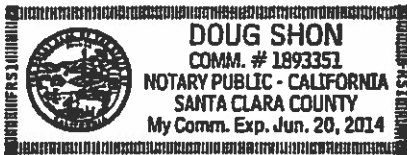
151111

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

County of SANTA CLARAOn 2 May 14 before me, DOUG SHON - NOTARY PUBLIC
Date Here Insert Name and Title of the Officerpersonally appeared CAROLYN RICHES
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature [Signature]
Signature of Notary Public

Place Notary Seal Above

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached DocumentTitle or Type of Document: WARRANTY DEEDDocument Date: _____ Number of Pages: 2

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Signer's Name: _____

- ☒ Individual
☐ Corporate Officer — Title(s): _____
☐ Partner — ☐ Limited ☐ General
☐ Attorney in Fact
☐ Trustee
☐ Guardian or Conservator
☐ Other: _____

Signer Is Representing: _____

RIGHT THUMBPRINT
OF SIGNER
Top of thumb here

Signer's Name: _____

- ☐ Individual
☐ Corporate Officer — Title(s): _____
☐ Partner — ☐ Limited ☐ General
☐ Attorney in Fact
☐ Trustee
☐ Guardian or Conservator
☐ Other: _____

Signer Is Representing: _____

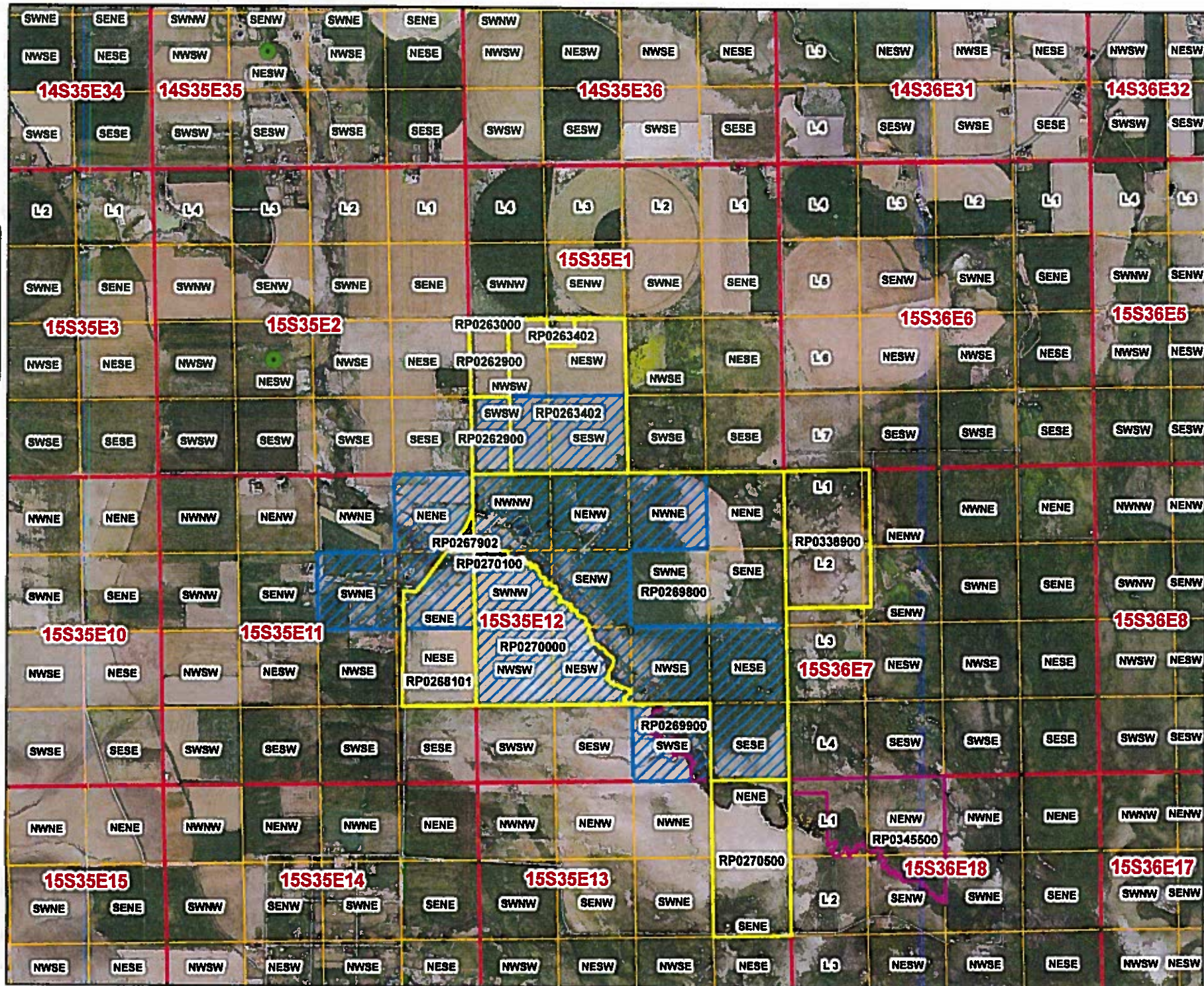
RIGHT THUMBPRINT
OF SIGNER
Top of thumb here

RICHES WATER RIGHTS



Legend

- 15-2010_PODs
- Riches Family Trust Parcels
- Peoa River Valley Ranch Land Parcels
- 15-2010
- Section Lines
- Quarter Quarters

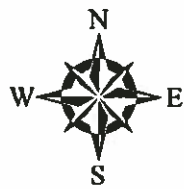


2015 NAIP Photo



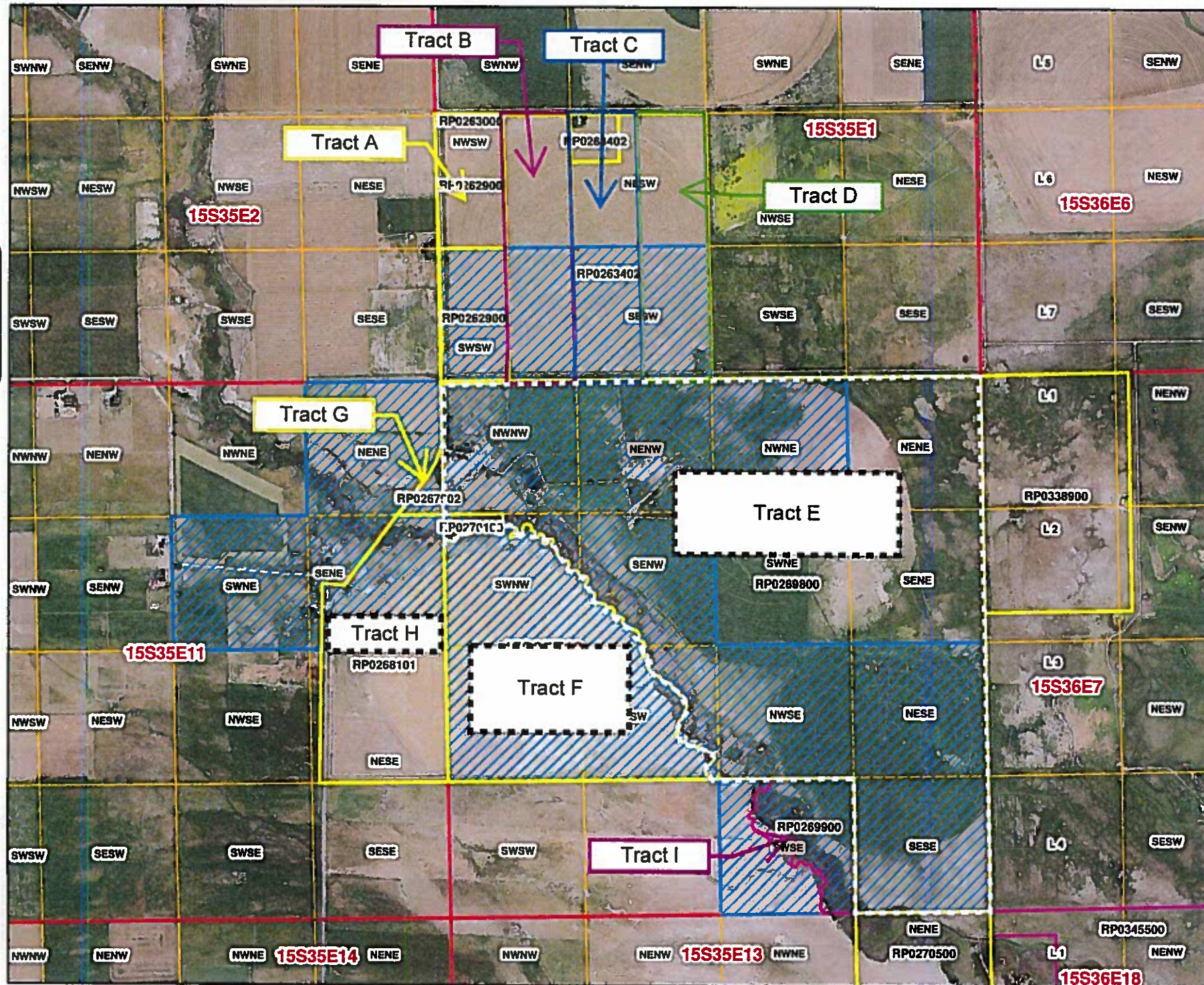
Prepared by:
Luke H. Marchant
02/18/2016

RICHES WATER RIGHTS



Legend

- Riches Family Trust Parcels
- Peoa River Valley Ranch Land Parcels
- 15-2010
- Section Lines
- Quarter Quarters



2015 NAIP Photo



Prepared by:
Luke H. Marchant
02/18/2016

TRACT

I

(Dan Jones never held title)

T-2975 OF Section 12 Township 15 South Range 35 East

PARCEL # RP0269900

USA	to	Richard Morse	Deed	D-253
Estate of Richard Morse	to	Estate of D.D. Williams	Deed	76576
Estate of D.D. Williams	to	NA Waldron	Deed	76676
NA Waldron	to	Evan P. & Phyllis W. Price	Deed	84214
Evan P. & Phyllis W. Price	to	Dale W. & Lynette G. Price	Deed	128898
Dale W. & Lynette G. Price	to	Lawrence Victor Riches, Jr.	Deed	141446
Lawrence Victor Riches, Jr.	to	PEOA River Valley Ranch Land, LLC	Deed	151111

United States of
America
Richard Morse
Honorable Certificate
Application 601
The United States of America
do hereby certify that the following
persons have been deposited
in the General Land Office of the United
States, a Certificate of the Register of the
Land Office at Oxford Idaho Territory
whereby it appears that pursuant to the
act of Congress approved 20th May 1862
to Grant Homesteads to actual Settlers
in the Public Domain and the acts Sup-
plemental Thereto the Claim of Richard Morse
has been established and duly consummated
in conformity to law for the South East
quarter of the South East quarter of Section
eleven and the South half of the South East
quarter and the South East quarter of the
South East quarter of Section Twelve in
Township fifteen South of Range Thir-
ty five East of Boise Meridian in Idaho
Territory containing one hundred and
sixty acres according to the Official
Plat of the survey of the said Lands
returned to the General Land Office by
the Surveyor General. Now Know Ye
That the United States therefore granted by the
United States unto the said Richard Morse
the tract of land above described, to have
and to hold the said tract of Land with
the appurtenances thereof unto the said
Richard Morse and to his heirs heirs and
assigns forever, subject to any patent

accrued water rights for mining purposes
facilities agricultural or other purposes
and rights to ditches and reservoirs used
in connection with such water rights
may be recognized and acknowledged
by the local customs laws & regulations
decisions of Courts and also subject to
the right of the proprietor of a mine or
lode to extract and remove his ore
therefrom should the same be found to
penetrate or intersect the premises hereby
granted as provided by law

In testimony whereof, I, Chester C. Arthur
President of the United States of America
have caused these Letters to be made Pub-
lic and the Seal of the General Land
Office to be hereunto affixed

Given under my hand and the Seal of the
Washington the twenty first day of April
in the year of our Lord one thousand
Eight hundred and eighty three the
of the Independence of the United States the
one hundred and seventh

By the President: Chester C. Arthur
J. M. McKim Secretary
J. W. Clark Recorder of the General Land Office
Records Vol. 1 page 237

Recorded June 23rd 1883

Wm B. Thoms Co-Recorder

By H. R. Brown Deputy

ADMINISTRATOR'S DEED

THIS INDENTURE made the 13th day of February, 1956, between LURLINE A. JAMES, as the duly appointed, qualified and acting administratrix of the estate of Richard Morse, deceased, party of the first part, and DAVID J. WILLIAMS, administrator of the estate of D. D. Williams, deceased, party of the second part,

WITNESSETH:

WHEREAS, on the 17th day of March, 1910, the Probate Court of the County of Oneida, State of Idaho, duly made an order in the matter of the estate of Richard Morse, deceased, and which order authorized and directed Mary Ann Reese, the duly appointed, qualified and acting administratrix, to make, execute and deliver to D. D. Williams a deed of conveyance of the property hereinafter described, and

WHEREAS, the said Mary Ann Reese failed and neglected to make, execute and deliver

a deed of conveyance as directed by said order, and thereafter died before completing the probate of said estate, and

WHEREAS, said order was made pursuant to and to carry into effect an agreement to convey said property executed by Richard Morse in his lifetime in favor of D. D. Williams, and

WHEREAS, by reason of the death of Mary Ann Reese, administratrix, it was necessary to have Lurline James appointed administratrix,

NOW THEREFORE, in pursuance of said order of the Probate Court, this indenture, witnesseth: That said party of the first part, for and in consideration of the full performance of said contract made and entered into between Richard Morse and D.D. Williams in their lifetime, the party of the first part does hereby grant, convey and confirm unto the said party of the second part all that certain real estate situate in Oneida County, State of Idaho, described as follows, to-wit:

Beginning at the Northeast corner of the Southwest Quarter of the Southeast quarter of section (12) in Township 15 South, Range 35 East of the Boise Meridian, in Idaho, thence running South (80) rods; thence West 8 rods to the center of the Big Malad River; thence following the center of the bed of said River in a meandering course Northwesterly about 100 rods to a point about 48 rods due West of the point of beginning; thence East 43 rods to the place of beginning and containing 14 acres. Together with the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, including all water rights, particularly the water right on this property consisting of one day in every thirteen days which is a 1/13 water right or one day out of every 13 days of the Big Malad River.

TO HAVE AND TO HOLD all and singular, the above mentioned and described premises, together with the appurtenances, unto the said party of the second part, his heirs and assigns forever.

IN WITNESS WHEREOF, said Lurline A. James as administratrix, as aforesaid, has executed this instrument the day and year first above written.

/s/ Lurline A. James
As Administratrix of the Estate of
Richard Morse, deceased.

STATE OF IDAHO }
COUNTY OF Oneida } ss.

On this 13th day of February, 1956, before me, the undersigned, a Probate Judge in and for said State, personally appeared LURLINE A. JAMES, known to me to be the person whose name is subscribed to the within instrument as administratrix of the estate of Richard Morse, deceased, and acknowledged to me that she executed the same as such administratrix of the estate of Richard Morse, deceased.

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

(S E A L)

/s/ Bill Fellis PROBATE JUDGE
Residing at Malad City, Idaho

Filed February 13, 1956 at 4:45 P.M. Request of
David J. Williams.

John H. McAllister, Recorder - By: R. G. Benson, Deputy. COMPARED

ADMINISTRATOR'S DEED

THIS INDENTURE, made on the 8th day of October, 1955, by and between David J. Williams, as the duly appointed, qualified and acting Administrator of the Estates of David D. Williams, also known as D. D. Williams and Rebecca Williams, both deceased, late of Malad City, County of Oneida, State of Idaho, the party of the first part, and N. A. Waldron, of Malad City, County of Oneida, State of Idaho, the party of the second part,

WITNESSETH: That, whereas, pursuant to legal notices given thereof, the said party of the first part, on the 12th day of September, 1955, at the time and place and in the manner specified in said notices, did offer for sale and sell, subject to confirmation by the Probate Court of the County of Oneida, State of Idaho, to the party of the second part, the said real estate hereinafter particularly described for the sum of ONE THOUSAND FIVE HUNDRED DOLLARS, (\$1,500.00), he being the highest and best bidder and that being the highest and best sum bid; and

Whereas, the said Probate Court, upon the due and legal return of the proceedings made by the said party of the first part on the 13th day of September, 1955, and after due notice of hearing on said return given, did, on the 26th day of September, 1955, make an order decreeing said sale to be valid and confirming said sale, and directing a conveyance to be executed to the said party of the second part, a certified copy of which order of confirmation was recorded in the office of the county recorder of the County of Oneida, State of Idaho, within which the said land sold is situate, on the 27th day of September, 1955, said record thereof in said recorder's office is hereby referred to for greater certainty,

NOW, THEREFORE, the said David J. Williams, as Administrator of the Estates of David D. Williams, also known as D. D. Williams, and Rebecca Williams, both deceased, as aforesaid, the party of the first part, pursuant to the order aforesaid of the said Probate Court, for and in consideration of the sum of ONE THOUSAND FIVE HUNDRED DOLLARS (\$1,500.00) to him in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, has granted, bargained, sold and conveyed and by those presents does grant, bargain, sell and convey unto the said party of the second part, his heirs and assigns forever, all the right, title, interest and estate of the said David D. Williams, also known as D. D. Williams, and Rebecca Williams, both deceased, at the time of their deaths, and also all the right, title and interest that the said estates, by operation of law or otherwise, may have acquired, other than or in addition to that of said intestates at the time of their deaths, in and to all that certain lot, piece or parcel of land lying and being in said County of Oneida, State of Idaho, and bounded and particularly described as follows, to-wit:

Commencing at the Northeast corner of the Southwest Quarter of the Southeast Quarter of Section 12 in Township 15 South, Range 35 East of Boise Meridian, and running thence South 80 rods; thence West 8 rods to the center of "Big Malad River"; thence following the center of said River, in its meandering course Northwesterly about 100 rods to a point about 43 rods due west of the point of beginning; thence East 48 rods to the place of beginning, containing 14 acres more or less. Also a 1/13 water right, or one day out of every 13 days of the Big Malad River.

Together with the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

\$1.65 Documentary Stamps attached and duly cancelled.

TO HAVE AND TO HOLD, all and singular the above-mentioned and described premises, together with the appurtenances, unto the said party of the second part, his heirs and assigns, forever.

IN WITNESS WHEREOF, the said party of the first part as Administrator of the Estates of David D. Williams, also known as D. D. Williams, and Rebecca Williams, both

Deceased, as aforesaid has executed these presents the day and year first above written.

David J. Williams
Administrator of the Estates
of David D. Williams, also
known as D.D. Williams, and
Rebecca Williams, both deceased

STATE OF IDAHO)
COUNTY OF ONEIDA) ss

On this 8th day of October, 1955, before me, the undersigned, a Probate Judge, in and for said State, personally appeared David J. Williams, known to me to be the person whose name is subscribed to the foregoing instrument as Administrator of the Estates of David D. Williams, also known as D. D. Williams, and Rebecca Williams, both deceased, and acknowledged to me that he executed the same as such administrator.

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

Recorder this 7th day (SEAL)
of April, 1956 at 10:45 A.M. John H. McAllister

COMPARED

Bill Fallis
Probate Judge

INSTRUMENT #84214

WARRANTY DEED

THIS INDENTURE, Made this 10th day of December, in the year of our Lord one thousand nine hundred and sixty four, between Nathaniel A. Waldron, same person as N. A. Waldron and Leah C. Waldron, husband and wife of Samaria, County of Oneida, State of Idaho, the part i es of the first part, and Evan P. Price and Phyllis W. Price husband and wife of Malad City, County of Oneida, State of Idaho, the part i es of the second part:

WITNESSETH, That the said part i es of the first part, for and in consideration of the sum of \$10.00 and other valuable consideration, to them in hand paid by the said parties of the second part, the receipt whereof is hereby acknowledged, have granted, bargained, and sold, and by these presents do grant, bargain, sell, convey and confirm unto the said part i es of the second part, and to their heirs and assigns forever, all of the following described real estate, situate in Oneida, County of Oneida, State of Idaho, to-wit:

Tract 1: Commencing at a point 30.5 rods East of the Southwest Corner of the NW 1/4 of Section 11, Township 15 South, Range 35 East, Boise Meridian, thence running North 102.25 rods, thence East 30 rods, thence North 11.07 rods, thence East 36.5 rods, thence South 56.32 rods, thence West 34.5 rods, thence South 37 rods, thence West 22 rods, to the place of beginning

Tract 2: Commencing at the Northwest corner of Section 18, Township 15 South, Range 36 East, Boise Meridian; thence running South 19 rods to an irrigating ditch, thence East 39 rods 4 feet, thence South 38 rods 12 feet to the center of what is known as the Big Malad River; thence Southeasterly along the center of the meandering course of said river to point on the section line 40 rods North of the center of said Section 18; thence North 120 rods, thence West 160 rods, to the place of beginning, containing 76 acres.

Tract 3: Commencing at a point in the center of the Big Malad River, 20 rods East of the center of Section 2, Township 15 South, Range 35 East, Boise Meridian, thence running East 140 rods, thence South 53 1/3 rods, thence West 140 rods, thence North 53 1/3 rods to the place of beginning.

Tract 4: Commencing at the Northeast corner of the Southwest quarter of the Southeast Quarter of Section Twelve (12) in Township Fifteen (15) South, Range Thirty-five (35) East of the Boise Meridian, and running Thence South Eighty (80) rods; Thence West Eight (8) rods to the center of "Big Malad River" Thence following the center of said River, in its meandering course, North Westerly about (100) rods to a point about (48) rods due West of "TOGETHER, with all and singular the tenements, hereditaments and appurtenances thereto in anywise appertaining, the reversion and reversions, remainder and remainders, rents, issues and profits thereof; and all estate, right, title and interest in and to the said property, as well in law as in equity, of the said parties of the first part.

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

*the point of beginning; Thence East (48) rods to the place of beginning, and containing (14) acres, more or less, in Oneida County, Idaho. Together with all water rights, ditches and ditch rights used thereon or appurtenant thereto, including, but not limited to seven (7) shares of the capital stock of the Samaria Water and Irrigation Company; a one-thirteenth (1/13) in the waters of the Big Malad River, and a 2/81 interest in the right filed on the Big Malad River.

\$27.50 DOCUMENTARY STAMPS ATTACHED AND CANCELLED

IN WITNESS WHEREOF, The said parties of the first part have hereunto set their hands and seals the day and year first above written.

Signed, Sealed and Delivered in the Presence of

Nathaniel A. Waldron (SEAL)

Leah C. Waldron (SEAL)

(SEAL)

(SEAL)

STATE OF IDAHO,

COUNTY OF Oneida

On this 10th day of December, in the year 19 64, before me, E. L. Scott a Notary Public in and for said State, personally appeared Nathaniel A. Waldron, same person as N. A. Waldron and Leah C. Waldron, husband and wife known to me to be the persons whose names are subscribed to the within instrument, and acknowledged to me that they executed the same.

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

E. L. Scott

Notary Public for the State of Idaho, residing at

Malad Idaho.

STATE OF IDAHO, } ss.

COUNTY OF ONEIDA,

Filed for record this 10th day of December

, A.D. 19 64, at 4:10 o'clock P.M.

Colen H. Sweeten, Jr.

By Melba Jensen

Ex-Officio Recorder

Deputy

INDEXED COMPARED

#4 D.O

125598

WARRANTY DEED

For Value received Evan Platt Price and/or Phyllis W. Price the grantors, do hereby grant, bargain, sell and convey unto Dale W. Price and for Lynette G. Price the grantees, whose current address is 4491W. 4700S. Malad, Idaho 83252 The following described premises, to-wit:

Commencing at the Northeast corner of the Southwest Quarter of the Southeast Quarter of Section 12 in Township 15 South, Range 35, East of Boise Meridian, and running thence South 80 rods; thence West 8 rods to the center of "Big Malad River"; thence following the center of said river, in its meandering course Northwesterly about 100 rods to a point about 48 rods due west of the point of beginning; thence East 48 rods to the place of beginning, containing 14 acres more or less. ALSO a 1/2 acre right or one day out of every 13 days of the Big Malad River.

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantees, and their heirs and assigns forever. And the said Grantors do hereby covenant to and premises are free from all incumbrances except as hereinabove set forth and that they will warrant and defend the same from all lawful claims whatsoever.

Dated: 2/11/2000

Phyllis W. Price

Evan P. Price

State of Idaho, County of Oneida
On this 11 day of Feb 2000 before me,
A notary public in and for said State,
Personally appeared

Known to me to be the persons whos names are
Subscribed to the within instrument, and
Acknowledged to me that they executed the same.

Dale W. Price
Notary Public

Residing at Malad, Idaho
Comm. Expires 10 2003

Microfilm No.

11 Day February 2000

9:45

Dale W. Price

Oneida Co. Recorder

Rec'd 2000 Deputy

Dale W. Price

NTO-1908
L. VICTOR JR. RICHES
10410 W LOYOLA DR.
LOS ALTOS, CA 94024

Microfilm No. **141446**
Date August 2007
At 3:05 P.M.
Shirley Blaisdell
Oneida Co. Recorder
Fee \$ 3.00
Recorded at Request of Northern Title Co.

WARRANTY DEED

DALE W. PRICE AND LYNETTE G. PRICE, Grantor(s) of MALAD, County of ONEIDA, State of ID, hereby **CONVEY AND WARRANT** to LAWRENCE VICTOR RICHES, JR., Grantee(s) of LOS ALTOS, County of SANTA CLARA, State of CA for the sum of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION, the following described tract of land in Oneida County, State of Idaho:

COMMENCING AT THE NORTHWEST CORNER OF SECTION 18, TOWNSHIP 15 SOUTH, RANGE 36 EAST, BOISE MERIDIAN, ONEIDA COUNTY, IDAHO; THENCE RUNNING SOUTH 19 RODS TO AN IRRIGATION DITCH, THENCE EAST 39 RODS 4 FEET, THENCE SOUTH 38 RODS 12 FEET TO THE CENTER OF WHAT IS KNOWN AS THE BIG MALAD RIVER; THENCE SOUTHEASTERLY ALONG THE CENTER OF THE MEANDERING COURSE OF SAID RIVER TO A POINT ON THE QUARTER SECTION LINE 40 RODS NORTH OF THE CENTER OF SAID SECTION 18, THENCE NORTH 120 RODS, THENCE WEST 160 RODS TO THE PLACE OF BEGINNING, ONEIDA COUNTY, IDAHO.

COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 12 IN TOWNSHIP 15 SOUTH, RANGE 35 EAST OF BOISE MERIDIAN, ONEIDA COUNTY, IDAHO, AND RUNNING THENCE SOUTH 80 RODS, THENCE WEST 8 RODS TO THE CENTER OF "BIG MALAD RIVER"; THENCE FOLLOWING THE CENTER OF SAID RIVER, IN ITS MEANDERING COURSE NORTHWESTERLY ABOUT 100 RODS TO A POINT ABOUT 48 RODS DUE WEST OF THE POINT OF BEGINNING; THENCE EAST 48 RODS TO THE PLACE OF BEGINNING.

Subject to easements, restrictions and rights of way of record, and taxes for the year 2007 and thereafter.

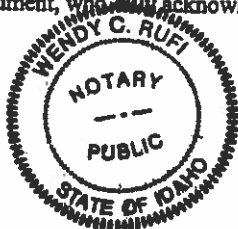
Witness, the hand(s) of said Grantor(s), this August 16, 2007.

Dale W. Price
DALE W. PRICE

Lynette G. Price
LYNETTE G. PRICE

State of ID)
County of ONEIDA)

On August 16, 2007, personally appeared before me DALE W. PRICE and LYNETTE G. PRICE the signer(s) of the within instrument, who duly acknowledged to me that they executed the same.



Wendy C. Ruff
Notary Public
Residing: Malad City ID
Expires: 2-28-2011