

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

RECEIVED

APR 20 2016

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?
63-2724B	Yes ☒	Yes ☐		Yes ☐	Yes ☐
<u>63-2724B + 63-34244</u>	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: Agenbroad Nampa Ltd. Partnership
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): Margie King
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or ☐ and/or
- 10501 N. Cayuse Way Boise ID. 83714
Mailing address City State ZIP
(208) 724-3578 blking92@gmail.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: 12/13/2006
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 # 63-2724B

8. Signature: [Signature] Title, if applicable: _____ Date: 4/19/16
Signature of new owner/claimant
- Signature: _____ Title, if applicable: _____ Date: _____
Signature of new owner/claimant

For IDWR Office Use Only:

Received by [Signature] Date 5-12-16 Receipt No. C102023 Receipt Amt. 25
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 6-23-16

F I L E D
A.M. 7:00 P.M.

SEP 23 2013

CANYON COUNTY CLERK
C. DYE, DEPUTY

Kevin E. Dinius
Michael J. Hanby II
DINIUS LAW
5680 E. Franklin Rd., Suite 130
Nampa, Idaho 83687
Telephone: (208) 475-0100
Facsimile: (208) 475-0101
ISB Nos. 5974, 7997
kdinius@diniuslaw.com
mhanby@diniuslaw.com

Attorneys for Plaintiffs

2013-045041

RECORDED

09/27/2013 04:58 PM



00070980201300450410080081

CHRIS YAMAMOTO

CANYON COUNTY RECORDER

Pgs=8 RECORD1

\$31.00

MISC

DINIUS & ASSOCIATES

IN THE DISTRICT COURT OF THE THIRD JUDICIAL DISTRICT OF
THE STATE OF IDAHO, IN AND FOR THE COUNTY OF CANYON

POWERLINE PROPERTIES, LLC, an Idaho
limited liability company; KEVIN E. DINIUS;
and, ALL THE WAY, LLC, an Idaho limited
liability company,

Plaintiffs,

-vs-

BRENT KING, Personal Representative of
THE ESTATE OF GEORGE ROBERTSON
KING; MARGIE KING, Beneficiary of THE
ESTATE OF GEORGE ROBERTSON KING;
and, KING-HOFFBECK, LLC, an Idaho
limited liability company,

Defendants.

CASE NO. CV13-8492

ORDER FOR JUDICIAL
DISSOLUTION

THIS MATTER HAVING COME before this Court upon the parties' Stipulation for Judicial
Dissolution and good cause appearing therefore;

COPY

IT IS HEREBY ORDERED AND THIS DOES ORDER that:

1. That Powerline Properties, LLC be legally dissolved and its affairs wound up;
2. That the assets (Lot 24, Block 1 Star Pass Ridge) be divided and transferred to Kevin E. Dinius, All the Way, LLC, the Estate of George Robertson King and King-Hoffbeck, LLC, or their assigns, subject to any debt associated therewith, as follows:

- a. An undeveloped 15.00 acre parcel located on Star Pass Ridge Rd., Canyon County, Idaho more fully described in Exhibit A attached hereto and incorporated herein by this reference be transferred to Kevin E. Dinius – together with any and all appurtenances, tenements, hereditaments, reversions, remainders, easements, rights-of-way, building permit(s) and water rights in anywise appertaining to the property herein described.

- b. An undeveloped 17.37 acre parcel located on Star Pass Ridge Rd., Canyon County, Idaho more fully described as Exhibit B attached hereto and incorporated herein by this reference be transferred to All The Way, LLC – together with any and all appurtenances, tenements, hereditaments, reversions, remainders, easements, rights-of-way, building permit(s) and water rights in anywise appertaining to the property herein described.

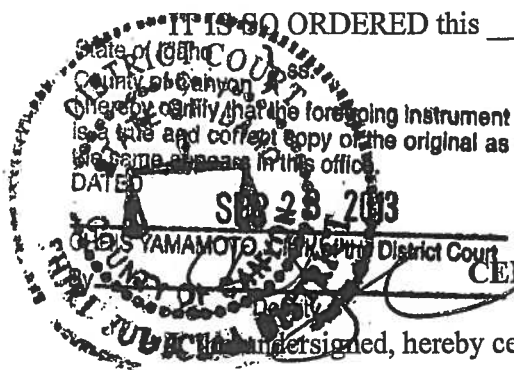
- c. An undeveloped 15 acre parcel located on Star Pass Ridge Rd., Canyon County, Idaho more fully described in Exhibit C attached hereto and incorporated herein by this reference be transferred to Margie King, Beneficiary of the Estate of George Robertson King – together with any and all appurtenances, tenements, hereditaments, reversions, remainders, easements, rights-of-way, building permit(s) and water rights in anywise appertaining to the property herein described.

- d. An undeveloped 15 acre parcel located on Star Pass Ridge Rd., Canyon County, Idaho more fully described in Exhibit D attached hereto and incorporated herein by this reference be transferred to King-Hoffbeck, LLC – together with any and all appurtenances,

tenements, hereditaments, reversions, remainders, easements, rights-of-way, building permit(s) and water rights in anywise appertaining to the property herein described.

3. That the parties shall bear their own attorney fees and costs.

IT IS SO ORDERED this 21st day of September, 2013.



Brady S. Ford

Honorable Brady S. Ford

CERTIFICATE OF SERVICE

I, the undersigned, hereby certify that on the SEP 23 2013 day of September, 2013, a true and correct copy of the above and foregoing document was served upon the following by:

Kevin E. Dinius
Michael J. Hanby II
DINIUS LAW
5680 E. Franklin Rd., Suite 130
Nampa, Idaho 83687

☒
☐
☐
☐

US Mail
Overnight Mail
Hand Delivery
Facsimile - No. 475-0101

Brent R. King
IDAHO ATTORNEY GENERAL'S OFFICE
3402 Franklin Rd
Caldwell, ID 83605

☒
☐
☐
☐

US Mail
Overnight Mail
Hand Delivery
Facsimile - No. 454-8351

C. Day
for ~~DINIUS LAW~~ Deputy Clerk

2013-015700

RECORDED

04/11/2013 10:57 AM



00036835201300157000060055

CHRIS YAMAMOTO

CANYON COUNTY RECORDER

Pgs=5 RECORD1

\$22.00

DEED

DINIUS & ASSOC

QUITCLAIM DEED

Margie King, hereinafter "Grantor," does release and forever quitclaim unto POWERLINE PROPERTIES, LLC, whose address is 5680 E. Franklin Rd., Suite 130, Nampa, Idaho 83687, hereinafter "Grantee," and to its heirs and assigns, all right, title and interest which Grantor now has or may hereafter acquire in the following described real property situated in Canyon County, State of Idaho, to-wit:

See Exhibit A attached hereto and incorporated herein by this reference.

TO HAVE AND TO HOLD, all and singular the said premises, together with the appurtenances, unto Grantee, and to its heirs and assigns forever.

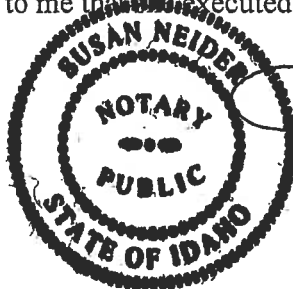
WITNESS the hand of said Grantor this 10th day of April, 2013.

Margie L King
Margie King

STATE OF IDAHO)
 :SS
County of Canyon)

On this 10th day of April, 2013, before me, a Notary Public, personally appeared Margie King, known or identified to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that she executed the same.

(SEAL)



Susan Neider
Notary Public for Idaho
Commission expires: 1-25-2017



Professional Engineers, Land Surveyors and Planners

314 Badolia St. Caldwell, ID 83605
Ph (208) 454-0256 Fax (208) 454-0979e-mail: dholzhey@mscng.usFOR: Greg Bullock
JOB NO.: AU0703
DATE: January 25, 2008**30 ACRE PARCEL
DESCRIPTION**

A parcel of land being a portion of Lot 24 Block 1 of Star Pass Ridge Subdivision located in the S1/2 SE1/4 and the SE1/4 SW1/4 of Section 22, Township 2 North, Range 2 West, Boise Meridian, Canyon County Idaho, more particularly described as follows:

Commencing at the southeast corner of said S1/2 SE1/4;

Thence N 00° 06' 00" W a distance of 1318.72 feet along the east boundary of said S1/2 SE1/4 to the northeast corner of said S1/2 SE1/4;

Thence S 89° 43' 35" W a distance of 2089.01 feet along the north boundary of said S1/2 SE1/4 to the northeast corner of said Lot 24, said corner being the **POINT OF BEGINNING**;

Thence along the easterly boundary of said Lot 24 the following courses and distances

Thence S 00° 06' 00" E a distance of 405.24 feet to a point;

Thence N 73° 10' 00" E a distance of 222.77 feet to the beginning of a non-tangential curve;

Said curve to the left through an angle of 47° 09' 23", having a radius of 75.00 feet, and whose long chord bears S 16° 50' 00" E a distance of 60.00 feet to a point of intersection with a non-tangential line.

Thence S 73° 10' 00" W a distance of 240.81 feet to a point;

Thence S 00° 06' 00" E a distance of 321.49 feet along the extension of said easterly boundary to a point;

MASON & STANFIELD, INC.
ENGINEERS, SURVEYORS & PLANNERS
Page 1 of 2

Thence leaving said easterly boundary S 89° 43' 35" W a distance of 558.11 feet parallel with the north boundary of said S1/2 SE1/4 to a point on the east boundary of said SE1/4 SW1/4;

Thence S 89° 43' 19" W a distance of 1080.96 feet parallel with the north boundary of said SE1/4 SW1/4 to a point on the westerly boundary of said Lot 24;

Thence N 00° 01' 38" E a distance of 789.39 feet along said westerly boundary to the northwest corner of said Lot 24;

Thence N 89° 43' 19" E for a distance of 1077.99 feet along the northerly boundary of said Lot 24 to the northwest corner of said S1/2 SE1/4;

Thence N 89° 43' 35" E a distance of 559.33 feet along said northerly boundary to the POINT OF BEGINNING.

This parcel contains 30.000 acres more or less.

SUBJECT TO: All existing rights of way and easements of record or implied appearing on the above-described parcel of land.





Professional Engineers, Land Surveyors and Planners

314 Badiola St. Caldwell, ID 83605
Ph (208) 454-0256 Fax (208) 454-0979

e-mail: dhelzhey@mseng.us

FOR: Greg Bullock
JOB NO.: AU0703
DATE: January 30, 2008

Together with:

**60.00 FOOT WIDE INGRESS EGRESS
AND UTILITY EASEMENT
ARCOSS THE LANDS OF BULLOCK**

An ingress-egress and utility easement located in Lot 24 Block 1 of Star Pass Ridge Subdivision located in the S1/2 SE1/4 and the SE1/4 SW1/4 of Section 22, Township 2 North, Range 2 West, Boise Meridian, Canyon County Idaho, more particularly described as follows:

Commencing at the southeast corner of said S1/2 SE1/4;

Thence S 89° 41' 52" W a distance of 1080.91 feet along the south boundary of said S1/2 SE1/4 to the southeast corner of said Lot 24, said corner being the **POINT OF BEGINNING**;

Thence S 89° 41' 52" W a distance of 1565.40 feet along said south boundary to the southwest corner of said S1/2 SE1/4;

Thence S 89° 41' 05" W a distance of 205.05 feet along the south boundary of said SE1/4 SW1/4 to a point;

Thence N 00° 11' 18" W a distance of 530.79 feet to a point;

Thence N 89° 43' 19" E a distance of 60.00 feet to a point;

Thence S 00° 11' 18" E a distance of 450.71 feet to the beginning of a curve;

Said curve to the left through an angle of 90° 07' 38", having a radius of 20.00 feet, and whose long chord bears S 45° 15' 06" E a distance of 28.32 feet to a point;

Thence N 89° 41' 05" E a distance of 124.88 feet parallel with the south boundary of said SE1/4 SW1/4 to a point;

Thence N 89° 41' 52" E a distance of 1489.41 feet parallel with the south boundary of said S1/2 SE1/4 to the beginning of a curve;

Said curve to the left through an angle of 87° 03' 36", having a radius of 20.00 feet, and whose long chord bears N 46° 10' 04" E a distance of 27.55 feet to a point;

Thence N 02° 38' 16" E a distance of 140.30 feet to a point;

Thence N 22° 40' 00" E a distance of 94.64 feet to a point;

Thence S 64° 00' 00" E a distance of 30.05 feet to a point;

Thence S 02° 38' 16" W a distance of 293.30 feet to the **POINT OF BEGINNING**;

This easement contains 3.396 acres more or less.

SUBJECT TO: All existing rights of way and easements of record or implied appearing on the above-described parcel of land.



2013-015702

RECORDED

04/11/2013 10:57 AM



00036837201300157020010012

CHRIS YAMAMOTO

CANYON COUNTY RECORDER

Pgs=1 RECORD1

\$10.00

DEED

DINIUS & ASSOC

QUITCLAIM DEED

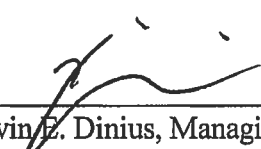
POWERLINE PROPERTIES, LLC, hereinafter "Grantor," does release and forever quitclaim unto POWERLINE PROPERTIES, LLC, whose address is 5680 E. Franklin Rd., Suite 130, Nampa, Idaho 83687, hereinafter "Grantee," and to its heirs and assigns, all right, title and interest which Grantor now has or may hereafter acquire in the following described real property situated in Canyon County, State of Idaho, to-wit:

Lot 24, Block 1, STAR PASS RIDGE SUBDIVISION, according to the official plat filed in Book 35 of Plats at Page 29, records of Canyon County, Idaho.

TO HAVE AND TO HOLD, all and singular the said premises, together with the appurtenances, unto Grantee, and to its heirs and assigns forever.

WITNESS the hand of said Grantor this 11th day of April, 2013.

POWERLINE PROPERTIES, LLC

By: 

Kevin E. Dinius, Managing Member

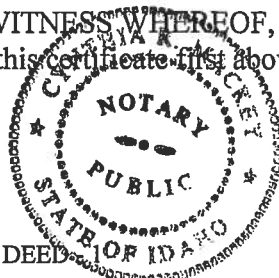
STATE OF IDAHO)

:SS

County of Canyon)

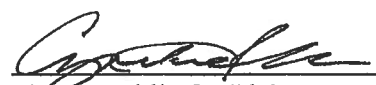
On this 11th day of April, 2013, before me, a Notary Public, personally appeared Kevin E. Dinius known or identified to me to be the Managing Member of POWERLINE PROPERTIES, LLC, the limited liability company that executed the instrument or the person who executed the instrument on behalf of said company, and acknowledged to me that such corporation executed the same.

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



(SEAL)

QUITCLAIM DEED


Notary Public for Idaho

Commission expires: 7/12/2017



*Greg L. Skinner, PLS
Thomas J. Wellard, PLS
Rodney Kahle-Clark, PE*

September 5, 2013

Legal Description for
Brent King
Job No. SE0113

Parcel 1

This parcel is a portion of Lot 24, Block 1 of the Star Pass Ridge Subdivision as shown on the Official Plat thereof on file in Book 35 of Plats at Page 29 in the Office of the Recorder for Canyon County, Idaho, lying in the SE $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 22, Township 2 North, Range 2 West of the Boise Meridian, Canyon County, Idaho and is more particularly described as follows:

COMMENCING at the Northeast corner of the SE $\frac{1}{4}$ SW $\frac{1}{4}$ (CS1/16 Corner, Section 22);

thence South 89° 43' 18" West along the north boundary of the SE $\frac{1}{4}$ SW $\frac{1}{4}$ also being Lot 24, Block 1 a distance of 1077.99 feet to the **TRUE POINT OF BEGINNING**, said corner also being the northwest corner of Lot 24, Block 1;

thence North 89° 43' 18" East along the north boundary of Lot 24, Block 1 a distance of 827.75 feet;

thence South 00° 01' 38" West parallel with the west boundary of Lot 24, Block 1 a distance of 789.44 feet;

thence South 89° 43' 18" West parallel with the north boundary of the SE $\frac{1}{4}$ SW $\frac{1}{4}$ a distance of 827.75 feet to a point on the west boundary of Lot 24, Block 1;

thence North 00° 01' 38" East along said west boundary a distance of 789.44 feet to the **TRUE POINT OF BEGINNING**, containing 15.001 acres, more or less, and being subject to any and all easements and rights-of-way of record or implied.



Page 1 of 1

EXHIBIT C



**Greg L. Skinner, PLS
Thomas J. Wellard, PLS
Rodney Kahle-Clark, PE**

September 5, 2013

**Legal Description for
Brent King
Job No. SE0113**

Parcel 2

This parcel is a portion of Lot 24, Block 1 of the Star Pass Ridge Subdivision as shown on the Official Plat thereof on file in Book 35 of Plats at Page 29 in the Office of the Recorder for Canyon County, Idaho, lying in the S $\frac{1}{2}$ SE $\frac{1}{4}$ and the SE $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 22, Township 2 North, Range 2 West of the Boise Meridian, Canyon County, Idaho and is more particularly described as follows:

BEGINNING at the Northwest corner of the S $\frac{1}{2}$ SE $\frac{1}{4}$ (CS 1/16 Corner, Section 22);

thence North 89° 43' 35" East along the north boundary of the S $\frac{1}{2}$ SE $\frac{1}{4}$ a distance of 559.32 feet to the northeast corner of said Lot 24;

thence traversing the east boundary of Lot 24, Block 1 as follows:

South 00° 06' 00" East a distance of 405.24 feet;

North 73° 10' 00" East a distance of 222.77 feet;

Southeasterly 61.73 feet along the arc of a curve to the Left having a radius of 75.00 feet and a central angle of 47° 09' 23" and a long chord which bears South 16° 50' 00" East a distance of 60.00 feet;

South 73° 10' 00" West a distance of 240.81 feet;

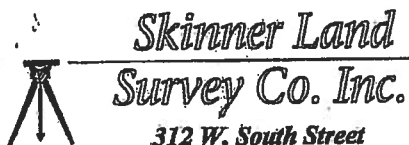
South 00° 06' 00" East along an extension of said easterly boundary a distance of 321.49 feet;

thence leaving said easterly boundary and bearing South 89° 43' 18" West parallel with the north boundary of the SE $\frac{1}{4}$ SW $\frac{1}{4}$ a distance of 558.11 feet to a point on the east boundary of the SE $\frac{1}{4}$ SW $\frac{1}{4}$;



Page 1 of 2

EXHIBIT D



312 W. South Street
Grangeville, Idaho 83530
(208)983-2517 Grangeville
(208)454-0933 Nampa/Caldwell
WWW.SKINNERLANDSURVEY.COM
surveys@skinnerlandsurvey.com

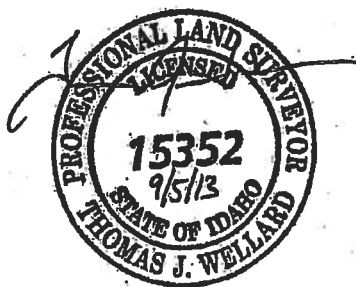
Greg L. Skinner, PLS
Thomas J. Wellard, PLS
Rodney Kahle-Clark, PE

King Legal Description
Parcel 2, Page 2 of 2

thence continuing South $89^{\circ} 43' 18''$ West a distance of 253.21 feet;

thence North $00^{\circ} 01' 38''$ East parallel with the west boundary of Lot 24, Block 1 a distance of 789.44 feet to a point on the north boundary of Lot 24, Block 1;

thence North $89^{\circ} 43' 18''$ East along said north boundary a distance of 250.25 feet to the **POINT OF BEGINNING**, containing 15.001 acres, more or less, and being subject to any and all easements and rights-of-way of record or implied.



**LEGAL DESCRIPTION FOR
Kevin Dinius
Mortgage Parcel**

A parcel being a portion of Lot 24, Block 1 of the Star Pass Ridge Subdivision instrument # 200470191, located in the South 1/2 of Section 22, Township 2 North, Range 2 West, Boise Meridian, Canyon County, Idaho. Being further described as follows:

BASIS OF BEARINGS:

The South line of the Southeast 1/4 of Section 22, Township 2 North, Range 2 West, Boise Meridian, as shown on the Plat of Star Pass Ridge Subdivision as South 89°41'52" West with the distance between monuments shown as 2646.31 feet.

Beginning at a point on the South line of said South line, from which the Southeast corner of Section 22 Township 2 North, Range 2 West, BM, bears North 89°41'52" East a distance of 2,498.67 feet
Thence along said South line, South 89°41'52" West to the South 1/4 corner of said Section 22, a distance of 147.64 feet;
Thence along the South line of the Southwest 1/4 of said Section 22, South 89°41'05" West a distance of 1,082.95 feet;
thence leaving said south line along the west boundary of Star Pass Ridge Subdivision North 00°01'38" East a distance of 531.37 feet;
thence leaving said West line North 89°43'18" East a distance of 1,080.96 feet;
thence North 89°43'35" East a distance of 149.63 feet;
thence South 00°01'38" West a distance of 530.60 feet to the POINT OF BEGINNING.

Said Parcel containing 653,403 square feet or 15.00 acres, more or less and is subject to all existing easements and rights-of-ways of record or implied.

END OF DESCRIPTION

Kenneth H. Cook, P.L.S. 9895
Timberline Surveying
847 Park Centre Way, Suite 3
Nampa, Idaho 83651
(208) 465-5687

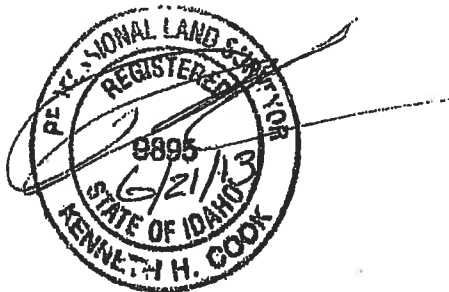


EXHIBIT A

LEGAL DESCRIPTION FOR
Kevin Dinius
PARCEL 2

A parcel being a portion of Lot 24, Block 1 of the Star Pass Ridge Subdivision instrument # 200470191, located in the South 1/2 of Section 22, Township 2 North, Range 2 West, Boise Meridian, Canyon County, Idaho. Being further described as follows:

BASIS OF BEARINGS:

The South line of the Southeast 1/4 of Section 22, Township 2 North, Range 2 West, Boise Meridian, as shown on the Plat of Star Pass Ridge Subdivision as South 89°41'52" West with the distance between monuments shown as 2646.31 feet.

Beginning at a point on the South line of said South line, from which the Southeast corner of Section 22 Township 2 North, Range 2 West, BM, bears South 89°41'52" West a distance of 1,080.91 feet;
thence along said South line, South 89°41'52" West a distance of 1,417.76 feet;
thence Leaving said south line North 00°01'38" East a distance of 530.60 feet;
thence North 89°43'35" East a distance of 408.48 feet;
thence North 00°06'00" West a distance of 139.46 feet;
thence North 89°54'00" East a distance of 260.06 feet;
thence South 64°00'00" East a distance of 878.63 feet;
thence South 22°40'00" West a distance of 80.55 feet;
thence South 02°38'16" West, a distance of 205.70 feet;
to the POINT OF BEGINNING.

Said Parcel containing 756,732 square feet or 17.37 acres, more or less and is subject to all existing easements and rights-of-ways of record or implied.

END OF DESCRIPTION

Kenneth H. Cook, P.L.S. 9895
Timberline Surveying
847 Park Centre Way, Suite 3
Nampa, Idaho 83651
(208) 465-5687



EXHIBIT B

16

TYPE

FREE

QUITCLAIM DEED

Date:

Date: 1-30-08

~~GREGORY O BULLOCK~~

GEORGE KING

JEANETTE E. BULLOCK

MARGE KING

State of Idaho)
) S.S.
County of Canyon)

On this 30th day of January, in the year of 2008, before me, a notary public, personally appeared GREGORY O. BULLOCK and JEANETTE E. BULLOCK, proved to me on the basis of satisfactory evidence to be the persons whose names are subscribed to the within instrument, and acknowledged that they executed the same.

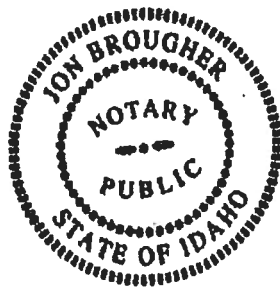


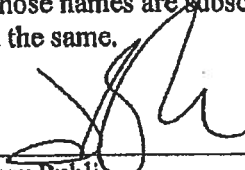
Notary Public
My Commission Expires on

RESIDING IN NAMPA, IDAHO
COMMISSION EXPIRES 5/18/13

State of Idaho)
) S.S.
County of Canyon)

On this 20th day of January, in the year of 2008, before me, a notary public, personally appeared GEORGE KING and MARGIE KING, proved to me on the basis of satisfactory evidence to be the persons whose names are subscribed to the within instrument, and acknowledged that they executed the same.





Notary Public
My Commission Expires on _____

RESIDING IN NAMPA, IDAHO
COMMISSION EXPIRES 5/18/13

QUITCLAIM DEED

FOR VALUE RECEIVED, **BULLOCK-KING INVESTMENT, LLC., AN IDAHO LIMITED LIABILITY COMPANY**

Does hereby convey, release, remise and forever quit claim unto

GREGORY O. BULLOCK AND JEANETTE E. BULLOCK, AS TENANTS IN COMMON, as to an undivided 50% interest, AND GEORGE KING AND MARGIE KING, AS TENANTS IN COMMON, as to an undivided 50% interest

whose current address is: 504 BAYHILL DRIVE, NAMPA ID 83686

the following described premises:

PARCEL 1

Lot 24 in Block 1 of STAR PASS RIDGE SUBDIVISION, according to the official plat thereof, filed in Book 35 of Plats at Page(s) 29, official records of Canyon County, Idaho.

PARCEL 2

An easement for ingress and egress as shown and delineated on the map of said subdivision as Star Pass Ridge Road. (Private)

TO HAVE AND TO HOLD the said premises, unto the said grantees, heirs and assigns forever.

Date: 12/13/2006

BULLOCK-KING INVESTMENT, LLC.

BY: 

GREG BULLOCK, MANAGING MEMBER

BY: 

GEORGE KING, MEMBER

STATE OF IDAHO
COUNTY OF CANYON

ON THIS ____ DAY OF DECEMBER, IN THE YEAR 2006, BEFORE ME, THE
UNDERSIGNED, PERSONALLY APPEARED GREG BULLOCK AND GEORGE
KING, KNOWN OR IDENTIFIED TO ME TO BE THE MANAGER OR MEMBER OF
THE LIMITED LIABILITY COMPANY THAT EXECUTED THE INSTRUMENT OR
THE PERSON(S) WHO EXECUTED THE INSTRUMENT ON BEHALF OF SAID
LIMITED LIABILITY COMPANY, AND ACKNOWLEDGED TO ME THAT SUCH
LIMITED LIABILITY COMPANY EXECUTED THE SAME.

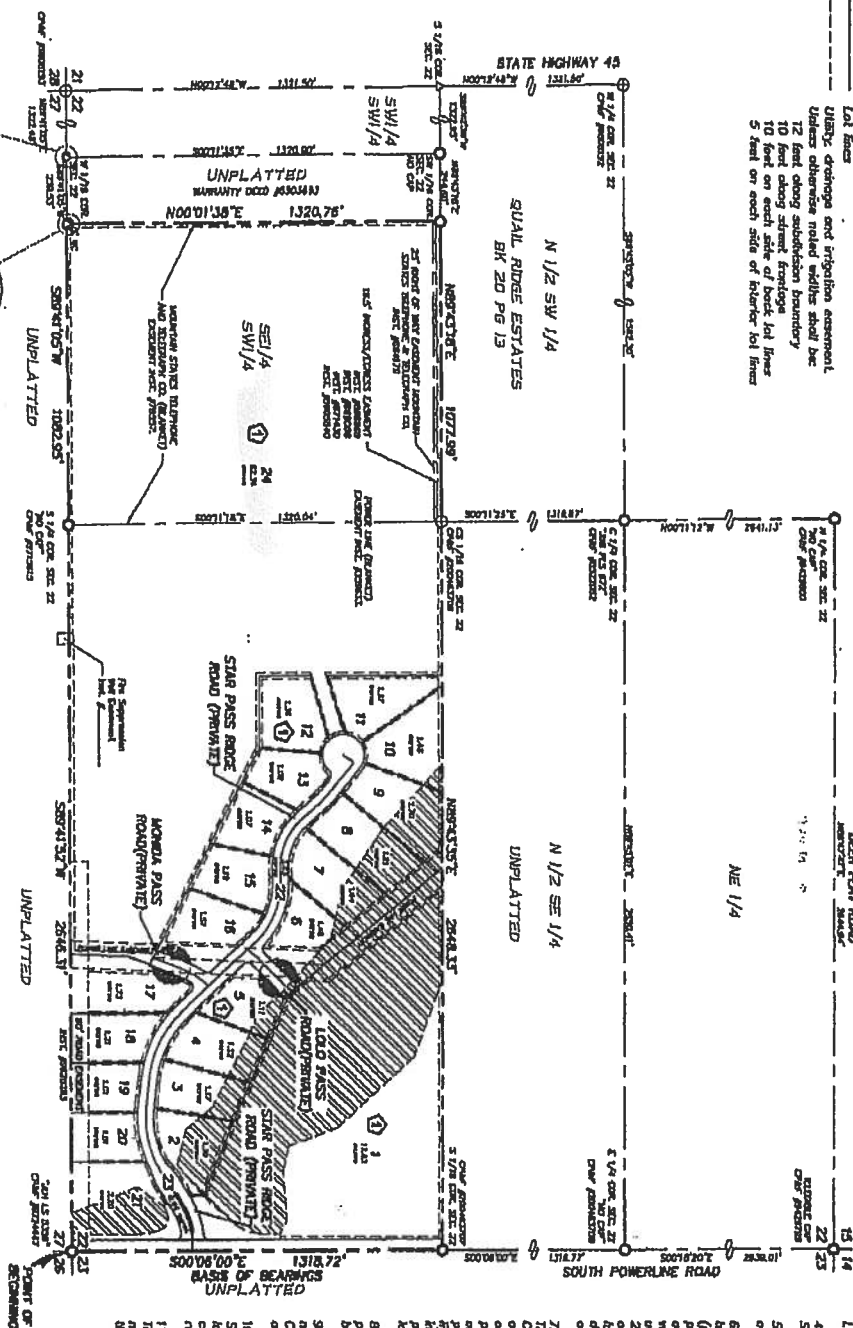
MATT GRENKE
COMMISSION EXPIRES: 07/09/11
RESIDING AT: STAR IDAHO

A PART OF THE SE 1/4 SW 1/4 AND ALL OF THE S 1/2 SE 1/4
SECTION 22, T. 2 N., R. 2 W., B.M.
CANYON COUNTY, IDAHO
2004

Found abdominal cap measurement
Found 3/8" inch dia. from pin PLS 7732
unless otherwise noted
Found 1/2 inch dia. from pin PLS 7732
unless otherwise noted
Found PK seal with washer
Witness Corner
Block Number
Restricted Build Zone (See Note 9)

Utility, drainage and irrigation assessment
 Unless otherwise noted, widths shall be:
 12 feet along subdivision boundary
 10 feet along street frontage
 10 feet on each side of both lot lines
 5 feet on each side of interior lot lines

0 150 300 600
Scale 1"=300'



1. Lot 22 Block 1 is a private road right of way not dedicated to the public, but owned and maintained by the Homeowners' Association for the benefit of all lot owners for ingress/egress. Said lot 22 is also a blanket general utility easement.

4. The *Developer* and/or owner shall comply with the *Florida Code Section 381-3B05* or its provisions that apply to irrigation rights.
5. Lot 21 Block 1 is a recreation area indicated not to be owned and maintained by the Homeowner's Association.
6. Lots 5, 6, 16 and 17 Block 1 have temporary 20,00-gal redware stormwater retention tanks at the southerly end of Melrose Pines Road (marked as "retention tank") immediately east of Lake Pines Road (gravel). The purpose of said tanks is to store water during heavy rains to prevent erosion and excess in flow, to cut over and send excesses for emergency vehicles and traffic unimpeded. These assessments shall exist only until the roads are enhanced by driveway construction for Lots 1 and 23 Block 1 and until construction and development of the extension of said Melrose Pines Road and Lake Pines Road and the reentry of future phases of an approved subdivision plat, of which time the assessment will be removed from the record books and the portion of said assessment being within said plums, cleared and terminated.
7. **RIGHT TO FARM ADOPTION/ENCROACHMENT:** This development recognizes Title 22, Chapter 95, *Hobby Code*. The Right to Farm Act and Hobby Code 22-4501A1 Appurtenant stones on this plot are located in an agricultural zone. This is an area in which registered operators are engaged, and many times, but are not limited to, aerial spraying, the application of herbicides, pesticides and fertilizers, they farm, doleak, and/or sprayed crops. All of their encroachments, they may involve production of noise and other inconveniences, they may involve rights or the use of machinery in the nighttime hours or other inconveniences. All owners of property identified on this plot are prohibited from challenging the aforementioned operations if they are lawfully conducted.
8. **CAN CLIP ADJACENT ENCROACHMENTS:** Subject property is in close proximity to the Panama Road and Oak Creek Road and said gun club may be in operation any hour of the day or night.
9. **RESTRICTED BUILD ZONE NOTE:** Proposed construction within the noted Zone requires the individual lot owner to comply with the County County Ordinance, including the *Wishkoff Ordinance*, prior to a building permit being issued.
10. All storm water runoff shall be retained within individual lots. Storm runoff retention berm/pool is the sole responsibility of the owner of the lot. The owner of the home shall be responsible for construction, applications of the retention facilities shall be the responsibility of the lot owner.
11. Sewage disposal shall be provided by individual septic systems. This submission may be within a short priority area. I will assure the residents.

Hart, Mason & Stratheld, Inc.
Professional Engineers, Land Surveyors & Planners

314 Bethesda Rd. • Calhoun, ID 83606

(208) 454-0258

71/17/83

SHEET 1 of 5

3K. 55 PC

—

de INSTRUMENT NO. 2006099664

QUITCLAIM DEED

FOR VALUE RECEIVED, **BULLOCK-KING INVESTMENT, LLC., AN IDAHO LIMITED LIABILITY COMPANY, AND JTAP, LLC., AN IDAHO LIMITED LIABILITY COMPANY**

Does hereby convey, release, remise and forever quit claim unto

GREGORY O. BULLOCK AND JEANETTE E. BULLOCK, AS TENANTS IN COMMON, as to an undivided 25% interest, AND GEORGE KING AND MARGIE KING, AS TENANTS IN COMMON, as to an undivided 25% interest, AND JTAP, LLC., AN IDAHO LIMITED LIABILITY COMPANY, as to an undivided 50% interest

whose current address is: 504 BAYHILL DRIVE, NAMPA ID 83686

the following described premises:

SEE ATTACHED EXHIBIT "A"

TO HAVE AND TO HOLD the said premises, unto the said grantees, heirs and assigns forever.

Date: 12/13/2006

BULLOCK-KING INVESTMENT, LLC.

BY: _____
GREG BULLOCK, MANAGING MEMBER

BY: _____
GEORGE KING, MEMBER

JTAP, LLC.

BY: _____
JEFFREY C. AGENBROAD, MEMBER

RECEIVED
TYPE *Deed* 12/13/06

CLERK OF COUNTY RECORDER
BY *Phyllane*

TELEPHONE

2006 DEC 18 PM 4 34

RECORDED

2006099664

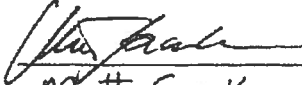
STATE OF IDAHO
COUNTY OF CANYON

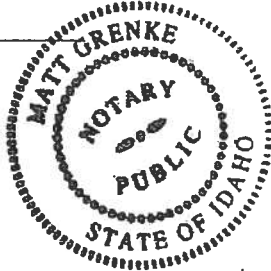
ON THIS ____ DAY OF DECEMBER, IN THE YEAR 2006, BEFORE ME, THE
UNDERSIGNED, PERSONALLY APPEARED GREG BULLOCK AND GEORGE
KING, KNOWN OR IDENTIFIED TO ME TO BE THE MANAGER OR MEMBER OF
THE LIMITED LIABILITY COMPANY THAT EXECUTED THE INSTRUMENT OR
THE PERSON(S) WHO EXECUTED THE INSTRUMENT ON BEHALF OF SAID
LIMITED LIABILITY COMPANY, AND ACKNOWLEDGED TO ME THAT SUCH
LIMITED LIABILITY COMPANY EXECUTED THE SAME.

MATT GRENKE
COMMISSION EXPIRES: 07/09/11
RESIDING AT: STAR IDAHO

STATE OF IDAHO
COUNTY OF CANYON

ON THIS 15th DAY OF DECEMBER, IN THE YEAR 2006, BEFORE ME, THE
UNDERSIGNED, PERSONALLY APPEARED JEFFREY C. AGENBROAD, KNOWN,
OR IDENTIFIED TO ME TO BE THE MANAGER OR MEMBER OF THE LIMITED
LIABILITY COMPANY THAT EXECUTED THE INSTRUMENT OR THE
PERSON(S) WHO EXECUTED THE INSTRUMENT ON BEHALF OF SAID
LIMITED LIABILITY COMPANY, AND ACKNOWLEDGED TO ME THAT SUCH
LIMITED LIABILITY COMPANY EXECUTED THE SAME.


Matt Grenke
COMMISSION EXPIRES:
RESIDING AT:
Residing in Star, ID
My Commission Expires 07-09-11



①

INSTRUMENT NO. 200147734

Pn 58448

9.0.5
A

WARRANTY DEED

FOR VALUE RECEIVED AGENBROAD-NAMPA FAMILY LIMITED PARTNERSHIP

the Grantors, do hereby grant, bargain, sell and convey unto BULLOCK-KING INVESTMENTS, LLC

the Grantees, whose address is 504 Bayhill Dr., Nampa, ID 83686

the following described premises, to-wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF BY THIS REFERENCE.

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantees, their heirs and assigns forever. And the said Grantors do hereby covenant to and with the said Grantees, that they are the owners in fee simple of said premises; that said premises are free from all encumbrances; except for general taxes and assessments for the year 2001 and subsequent years, covenants, conditions, restrictions and easements of record; and that they will warrant and defend the same from all lawful claims whatsoever.

DATED: November 13, 2001.

AGENBROAD-NAMPA FAMILY LIMITED PARTNERSHIP

BY Ardith C. Agnbroad
GENERAL PARTNER

STATE OF IDAHO

COUNTY OF CANYON

On this 13 day of NOV, 2001, before me, a notary public, personally appeared Ardith C. Agnbroad known or identified to me to be (one of) the partner(s) in the partnership of AGENBROAD-NAMPA FAMILY LIMITED PARTNERSHIP and the partner(s) who subscribed said partnership name to the foregoing instrument, and acknowledged that he/she/they executed the same.

Eddie R. Caldwell 2001-047734
Notary Public
Residing at Nampa, Idaho
My commission expires: 4/17/2003



PIONEER TITLE COMPANY
OF CANYON COUNTY

100 10TH AVE SOUTH
NAMPA, IDAHO 83651

423 SOUTH KIMBALL
CALDWELL, ID 83605

PN58448

EXHIBIT "A"

The South Half of the Southeast Quarter and the Southeast Quarter of the Southwest Quarter, Section 22, Township 2 North, Range 2 West, Boise Meridian, Canyon County, Idaho.

EXCEPT the West 230 feet of said Southeast Quarter of the Southwest Quarter.

ALSO EXCEPTING THEREFROM:

Beginning at the Southwest corner of the Southeast Quarter of the Southwest Quarter of Section 22, Township 2 North, Range 2 West, Boise Meridian, Canyon County, Idaho; thence

North 89° 52'22" East along the South line of said Section 22 a distance of 230 feet to the REAL POINT OF BEGINNING; thence

North 0° 01'48" West parallel with the West line of said Southeast quarter of the Southwest quarter a distance of 1320.00 feet to a point on the North line of said Southeast quarter of the Southwest quarter; thence

North 89° 52'22" East along the North line of said Southeast Quarter of the Southwest Quarter a distance of 18.00 feet; thence

South 0° 13'50" West 1320.02 feet to a point on the South line of said Southeast Quarter of the Southwest quarter which bears

North 89° 52'22" East from the REAL POINT OF BEGINNING; thence

South 89° 52'22" West along the South line of said Southeast Quarter of the Southwest Quarter a distance of 12.00 feet to the REAL POINT OF BEGINNING.

2001-047734

REQUEST PIONEER-NAMPA
TYPE See Fee 6 60

CYNDEL HALES
CANYON CNTY RECORDER
BY J. Hales

2001 NOV 16 PM 12 11

RECORDED

200147734

EXHIBIT "A"

PARCEL 1:

The North one-half of the North one-half of the Southeast quarter of the Northeast quarter and the Northeast quarter of the Northeast quarter of Section 27, Township 2 North, Range 2 West of the Boise Meridian, Canyon County, Idaho,

EXCEPTING THEREFROM:

A parcel in the Northeast quarter of the Northeast quarter described as follows:

Beginning at the Northeast corner of said Section 27; thence West along the North line of said Section 27, 1,320 feet to a point; thence South parallel to the East line of said Section 27, 330 feet to a point; thence East parallel to the said North line, 660 feet to a point; thence South parallel to the said East line, 660 feet to a point; thence East parallel to the said North line, 660 feet to a point in the East line of said Section 27; thence North along said East line, 990 feet to the POINT OF BEGINNING.

PARCEL 2:

The Northwest quarter of the Northeast quarter and the Northeast quarter of the Northwest quarter of Section 27, Township 2 North, Range 2 West of the Boise Meridian, Canyon County, Idaho, EXCEPTING that portion lying West of the following described line:

Commencing at the Southwest corner of the Northeast quarter of the Northwest quarter of said Section 27; thence North 89°52'02" East, 206.97 feet to the POINT OF BEGINNING of said line; thence North 0°00'00" East, 1,320 feet, more or less, to a point on the North line of Section 27, the End Point of said line.

EXCEPTING THEREFROM:

A portion of the Northeast Quarter of the Northwest Quarter and a portion of the West Half of the Northwest Quarter of the Northeast Quarter, Section 27, Township 2 North, Range 2 West, Boise Meridian, Canyon County, Idaho, described as follows:

COMMENCING at a found 5/8 Inch Iron pin monumenting the Southeast corner of said Northeast Quarter, Section 27 from which the Northeast corner of said Northeast Quarter bears North 00° 15'33" East 2,640.68 feet; thence North 89° 55'31" West 1,984.92 feet along the Southerly boundary of said Northeast Quarter to the Southeast corner of the West Half of the Southwest Quarter of the Northeast Quarter; thence North 00° 15'46" East 145.27 feet along the Easterly boundary of said West Half of the Southwest Quarter of the Northeast Quarter to a point on the center line of the West Madden Lateral; thence continuing North 00°15'46" East along said Easterly boundary 1176.46 feet to the Northeast corner of said West Half of the Southwest Quarter of the Northeast Quarter, said point also being the Southeast corner of said West Half of the Northwest Quarter of the Northeast Quarter, the REAL POINT OF BEGINNING; thence North along the East line of said West Half of the Northwest Quarter of the Northeast Quarter a distance of 300 feet; thence West, parallel with the South boundaries of said West Half of the Northwest Quarter of the Northeast Quarter and said Northeast Quarter of the Northwest Quarter, a distance of 725 feet; thence

Exhibit "A"

Legal Description



South, parallel with the East line of said Northeast Quarter of the Northwest Quarter a distance of 300 feet to the South line of said Northeast Quarter of the Northwest Quarter; thence East along the South lines of said Northeast Quarter of the Northwest Quarter and said West Half of the Northwest Quarter of the Northeast Quarter a distance of 725 feet to the REAL POINT OF BEGINNING.

FURTHER EXCEPTING THEREFROM:

That portion of the Northwest quarter of the Northeast of Section 27, Township 2 North, Range 2 West, of the Boise Meridian, Canyon County, Idaho being more particularly described as follows:

Beginning at the North one-quarter corner of said Section 27; thence

East along the North line of said Section 27 a distance of 137.23 feet to the TRUE POINT OF BEGINNING; thence

South parallel to the East line of the Northwest quarter of the Northeast quarter a distance of 330.57 feet to a point; thence

East parallel with the North line of said Section 27 a distance of 1,185.96 feet to a point on the Easterly line of the Northwest quarter of the Northeast quarter; thence

North along the Easterly line a distance of 330.57 feet to a point on the Northerly line of said Section 27; thence West along the North line of said Section 27 a distance of 1,185.96 feet to the TRUE POINT OF BEGINNING.

Exhibit "A"

Legal Description

