

After recording, send to:

Matthew C. Darrington, Esq.
ANTHON DARRINGTON, PLLC
Attorneys at Law
P. O. Box 536
Rupert, Idaho 83350

Instrument # 536285

MINIDOKA COUNTY, RUPERT, IDAHO
06-27-2016 08:32:53 AM No. of Pages: 3
Recorded for: TITLEONE - BURLEY
PATTY TEMPLE Fee: \$16.00
Ex-Officio Recorder Deputy Susan Aston
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16266086
Recording Information:

WARRANTY DEED

FOR VALUE RECEIVED, TWIN STOCK, LLC, ("Grantor") a Delaware limited liability company with an address of 13 East 400 South, Rupert, ID 83350, does hereby convey, grant, bargain and sell unto TayJo, L.C., ("Grantee") an Idaho limited liability company with an address of 1250 E. 11 N., Declo, Idaho 83323, the following described premises in Minidoka County, Idaho, to-wit:

See Schedule A attached hereto

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging or 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.

As part of this conveyance, Grantor specifically conveys all of its right, title and interest in and to Water Right No. 36-7699.

TO HAVE AND TO HOLD all in singular the above-mentioned and described premises together with the appurtenances unto the Grantee, and to its heirs, representatives and assigns forever. Grantor does hereby covenant to and with Grantee that Grantor is the owner in fee simple of said premises and water right; that said premises and water right are free from all encumbrances and that Grantor will warrant and defend the same from all lawful claims whatsoever.

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

WARRANTY DEED

Dated this 26th of MAY February, 2016.

Twin Stock:

Twin Stock, LLC, a Delaware limited liability company

By:

Name: Karl Studer, also known as Karl Walter
Its: Authorized Member Studer

STATE OF IDAHO)
) ss.
County of Minidoka)

On this 26th day of ~~February~~ ^{MAY}, 2016, before me, the undersigned, a Notary Public in and for said State, personally appeared KARL STUDER, authorized member of Twin Stock, LLC, known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same and that he had authority to do so on behalf of said company.

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

Terri McBride
(SEAL) Notary Public
State of Idaho

Notary Public for Idaho
Residing at: Boise
My Commission expires: 2-5-20

EXHIBIT "A"

**TOWNSHIP 8 SOUTH, RANGE 25 EAST, BOISE MERIDIAN,
MINIDOKA COUNTY, IDAHO**

SECTION 31: SE $\frac{1}{4}$ SE $\frac{1}{4}$ and W $\frac{1}{4}$ SE $\frac{1}{4}$, SAVE AND EXCEPT the following described parcel:

A strip of land being on both sides of the survey center line of highway as shown on the official plat of Idaho State Highway No. 24 - Project No. S-2790 (2) Highway Survey, now on file in the office of the Department of Highways of the State of Idaho, and lying over and across the NW $\frac{1}{4}$ SE $\frac{1}{4}$ of said Section 31, described more particularly as follows:

**Beginning at the point of intersection of the West line of the NW $\frac{1}{4}$ SE $\frac{1}{4}$ of said Section 31, and the Northwesterly right of way line of the Union Pacific Railroad, said point being approximately 600.00 feet South from the Northwest corner of said NW $\frac{1}{4}$ SE $\frac{1}{4}$;
Thence Northeasterly along said right of way line for 790.00 feet, more or less, to a point in the North line of said NW $\frac{1}{4}$ SE $\frac{1}{4}$;
Thence West along said North line for 115.00 feet, more or less, to a point in a line parallel with and 40.00 feet Northwesterly from the survey center line of said Idaho State Highway No. 24 - Project No. S-2790 (2) Highway Survey;
Thence along said parallel line as follows: South 40°08' West for 260.00 feet, more or less, to a point opposite Station 211+53.27 of said Highway Survey, Southwesterly along an 11,419.16 foot radius curve right for 360.00 feet, more or less, to a point in the West line of said NW $\frac{1}{4}$ SE $\frac{1}{4}$;
Thence South along said West line for 127.00 feet, more or less, to the POINT OF BEGINNING.**



State of Idaho

DEPARTMENT OF WATER RESOURCES

Southern Region • 650 Addison Ave W, Suite 500 • Twin Falls, Idaho 83301-5858
Phone: (208) 736-3033 • Fax: (208) 736-3037 • Website: www.idwr.idaho.gov

C.L. "BUTCH" OTTER
Governor

GARY SPACKMAN
Director

June 23, 2016

TAY JO LC
1250 E 11 N
DECLO ID 83323

RE: Change of Ownership for Water Right Nos. 36-7699

Dear Water Right Holder(s):

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

Updating the ownership record for a water right does not reconfirm the validity of the right. When processing an ownership change notice, the department does not review the history of water use to determine if the right has been forfeited through five years or more of non-use. To read more about water right forfeiture, including how to protect a water right from forfeiture, please see 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,

A handwritten signature in cursive script, appearing to read 'Trish Fawcett'.

Trish Fawcett
Technical Records Specialist

Enclosure(s)

Cc: TitleOne (16266087)

RECEIVED

JUN 15 2016

DEPT OF WATER RESOURCES
SOUTHERN REGION



TitleOne
a title & escrow co.

June 13, 2016

Trish Fawcett
ID Dept. of Water Resources
650 Addison Avenue West, Suite 500
Twin Falls, ID 83301

RE: TitleOne File No. 16266087
Twin Stock, LLC/TayJo, L.C.

Dear Trish:

Enclosed with this letter please find the following documents:

1. The original executed Notice of Change in Water Right Ownership to TayJo, L.C.
2. A copy of the Warranty Deed recorded May 27, 2016 as Instrument No. 536285, records of Minidoka Co., ID.
3. Land Title and Escrow, Inc. dba TitleOne's check no. 6360 made payable to the Idaho Department of Water Resources in the amount of \$25.00 for the transfer fee.

Would you please make the necessary change in the records to indicate TayJo, L.C. the new owner and send a receipted copy to this office.

Should you have any questions, or if TitleOne may be of further assistance, please do not hesitate to contact this office.

Very truly yours,
TITLEONE

Nancy Garrett
Administrative Assistant

/nrg
Enc.