

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

RECEIVED
DEC 24 2014
Department of Water Resources
Eastern Region

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?
22-34B <i>OK</i>	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: Nelda Burnside, Don Furniss, Gary Furniss, James Furniss, Neil Furniss, Margie Hansen, and Marilyn Marshall

Name of current water right holder/claimant

3. New Owner(s)/Claimant(s): Sunrain Varieties LLC

New owner(s) as listed on the conveyance document

Name connector ☐ and ☐ or ☐ and/or

5466 West 49th South

Idaho Falls

ID

83402

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: July 1, 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: *[Signature]* Attorney Date 12/24/14
- Signature of new owner/claimant Title, if applicable

Signature: Title, if applicable Date

Signature of new owner/claimant

For IDWR Office Use Only:

Received by *JB* Date 12/24/2014 Receipt No. E040522 Receipt Amt. \$25. for this app

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 2/3/2015

492508-T

When recorded, please return to:

Sunrain Varieties LLC
Attention: Jeremy Ladle
1210 Pier View Drive
Idaho Falls, Idaho 83402

GENERAL WARRANTY DEED

FOR VALUE RECEIVED, the receipt and sufficiency of which is hereby acknowledged, MAURI VENTURES, LLC, an Idaho limited liability company, whose current address is: 2345 N Woodruff, Idaho Falls, ID 83406 (hereinafter referred to as the "Grantor"), hereby grants, bargains, sells, and conveys unto SUNRAIN VARIETIES LLC, a Delaware limited liability company, whose address is 5466 West 49th South, Idaho Falls, Idaho 83402 (hereinafter referred to as the "Grantee"), the following described real property, located in Teton County, Idaho, to wit (hereinafter referred to as the "Property"):

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

TOGETHER WITH all water and water rights, ditch or irrigation company shares, streets, alleys and rights of way adjacent thereto, all mineral rights appurtenant thereto, and 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 Property, as well in law as in equity.

TO HAVE AND TO HOLD the Property with its appurtenances, unto Grantee, its successors, heirs and assigns, forever.

SUBJECT TO: (a) general taxes for the current year not yet due and payable and will be prorated between Grantor and Grantee as of the date of execution of this deed; and (b) the easements, restrictions and conditions set forth on Exhibit B to this General Warranty Deed attached hereto and incorporated herein (the items listed in (a) and (b) are referred to herein collectively as "Permitted Exceptions").

AND Grantor does hereby covenant to and with Grantee, and its successors and assigns forever, that (i) Grantor lawfully owns fee simple title to the Property and has the right to immediate possession of the Property, (ii) Grantor has a good right to convey the Property; (iii) the Property is free from any and all liens, claims, encumbrances or other defects of title except the Permitted Exceptions; (iv) Grantor shall and will warrant and defend the quiet and peaceful possession of said Property by Grantee, its successors and assigns forever, against all other claims whatsoever except as excluded or excepted herein; and (v) Grantor and its heirs and assigns will, on demand of the Grantee or its heirs or assigns, execute any instrument necessary for the further assurance of the title to the Property that may be reasonably required.

Witness the hand of said Grantor this 1 day of July, 2014.

GRANTOR:

MAURI VENTURES, LLC, an Idaho limited liability company

By: [Signature]
 Name: K. Jayce Howell
 Its: Managing Member

State of Idaho)
) S.S.
 County of Bonneville

On this 1st day of July, in the year of 2014, before me, Sandra Lynn Boyle, an Idaho notary public, personally appeared K. Jayce Howell, known or identified to me to be the manager or a member of the limited liability company that executed the instrument or the person who executed the instrument on behalf of said limited liability company, and acknowledged to me that such limited liability company executed the same.

Sandra Lynn Boyle
 Notary Public for Idaho
 Residing at: 2410 S. 10th St.
 Commission Expires: 3-26-2016

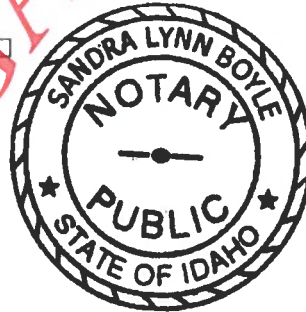


EXHIBIT A to General Warranty Deed**Description of the Property****TRACT 1 (BURNSIDE/FURNISS)****PARCEL 1**

Commencing at a point 57.2 rods South of the Northeast Corner of the NW1/4 of Section 1, Township 4 North, Range 44 East, Boise Meridian, Teton County, Idaho, and running:

Thence South 55.7 rods;

Thence West 61.28 rods, more or less;

Thence North 55.7 rods;

Thence East 61.28 rods, more or less, to the place of beginning.

Less: Beginning at a point 57.2 rods South, and 30.64 rods West from the NE Corner of the NW1/4 of Section 1, Township 4 North, Range 44 East, Boise Meridian, Teton County, Idaho, and running:

Thence South 55.7 rods;

Thence West 30.64 rods;

Thence North 55.7 rods;

Thence East 30.64 rods to the point of beginning.

Parcel 2

Beginning at the NE Corner of the NW1/4 of Section 1, Township 4 North, Range 44 East, Boise Meridian, Teton County, Idaho, and running:

Thence South 57.2 rods;

Thence West 30.64 rods;

Thence North 57.2 rods;

Thence East 30.64 rods to the point of beginning.

TRACT 2 (NEIL FURNISS)

Commencing at a point 57.2 rods South of the Northeast Corner of the NW1/4 of Section 1, Township 4 North, Range 44 East, Boise Meridian, Teton County, Idaho, and running thence South 55.7 rods, thence West 160 rods more or less, thence North 55.7 rods, thence East 160 rods more or less to the place of beginning.

Less: Commencing at a point 57.2 rods South of the Northeast Corner of the NW1/4 of Section 1, Township 4 North, Range 44 East, Boise Meridian, Teton county, Idaho, and running thence South 55.7 rods, thence West 61.28 rods more or less, thence North 55.7 rods, thence East 61.28 rods more or less to the place of beginning.

TRACT 3 (FURNISS)

Beginning at the NE Corner of the NW1/4 of Section 1, Township 4 North, Range 44 East, Boise Meridian, Teton County, Idaho, and running thence South 57 and 2/10 (57.2) rods, thence West 160 rods, more or less, thence North 57.2 rods, thence East 160 rods, more or less to the place of beginning; less the road right of way.

Also: Beginning at a point 57.2 rods South and 30.64 rods West from the NE Corner of the NW

Quarter of Section 1, Township 4 North, Range 44 East, Boise Meridian, Teton County, Idaho, and running thence South 55.7 rods, thence West 30.64 rods, thence North 55.7 rods, thence East 30.64 rods to the point of beginning.

Less: Beginning at the NE Corner of the NW1/4 of Section 1, Township 4 North, Range 44 East, Boise Meridian, Teton County, Idaho, and running thence South 57.2 rods, thence West 30.64 rods, thence North 57.2 rods, thence East 30.64 rods to the point of beginning.

Less: beginning at the NW Corner of the NW1/4 of Section 1, Township 4 North, Range 44 East, Boise Meridian, Teton county, Idaho, and running thence South 57.2 rods, thence East 67.13 rods, thence North 57.2 rods, thence West 67.13 rods to the place of beginning.

TRACT 4 (BURNSIDE 2)

Beginning at the NW corner of the NW1/4 of Section 1, Township 4 North, Range 44 East, Boise Meridian, Teton County, Idaho, and running:

Thence South 57.2 rods;
Thence East 67.13 rods;
Thence North 57.2 rods; and
Thence West 67.13 rods to the place of beginning.
Less the road right of way.

TRACT 5 (STILLWATER HOLDINGS)

The SW1/4 SW1/4 SE1/4, The E1/2 SW1/4 SE1/4, The SE1/4 SE1/4 of Section 1, the NW1/4 NE1/4, and part of the NE1/4 NE1/4 of Section 12, all within Twp. 4N., RNG, 44E., B.M., Teton County, Idaho, being further described as:

Commencing at the Southeast corner of said Section 1,
Thence S 00°13'27"W, 1029.51 feet to a point;
Thence N 89°58'25"W, 295.35 feet to a point;
Thence S 00°13'27"W, 295.35 feet to a point;
Thence N 89°58'25"W, 2348.04 feet to a point;
Thence N 00°19'42"E, 1324.90 feet to a point;
Thence N 00°13'04"E, 661.80 feet to a point;
Thence S 89°56'44"E, 660.15 feet to a point;
Thence N 00°12'32"E, 661.49 feet to a point;
Thence S 89°55'05"E, 1980.13 feet to a point;
Thence S 00°10'58"W, 1321.07 feet to the point of beginning.

Less Deed # 150619 described as follows: Part of the NE1/4 NE1/4 of Section 12, Twp. 4N., RNG, 44E., B.M., Teton County, Idaho, being further described as:
From the Northeast corner of Section 12, S 20°00'41"W, 105.84 feet to the point of beginning;
Thence S 00°00'31"W, 289.88 feet (South, 290.00 feet);
Thence N 89°56'50"W, 600.94 feet (West, 600.80 feet);
Thence N 00°03'16"E, 289.71 feet (North, 290.00 feet);
Thence S 89°57'48"E, 600.71 feet (East, 600.80 feet) to the point of beginning.

TRACT 6 (BUXTON)

The SE1/4SE1/4, Part of the N1/2SE1/4, and part of the SE1/4NE1/4 of Section 12, all within Township 4 North, Range 44 East, Boise Meridian, Teton County, Idaho, being further described as:

Commencing at the Southeast corner of said Section 12;

thence S89°59'03"W 1,324.40 feet to a point;
 thence N00°17'44"E 1,323.63 feet to a point;
 thence N89°59'42"W 1,323.65 feet to a point;
 thence N00°19'51"E 1,323.99 feet to a point;
 thence S89°58'47"E 1,322.83 feet to a point;
 thence N00°16'33"E 1,324.87 feet to a point;
 thence S89°58'25"E 1,123.01 feet to a point;
 thence S00°01'35"W 198.00 feet to a point;
 thence S89°58'25"E 198.00 feet to a point;
 thence S00° 13'26"W 1,126.86 feet to the East 1/4 corner of said Section 12;
 thence N89°58'27"W 437.15 feet to a point;
 thence S00°15'48"W 506.00 feet to a point;
 thence S89°58'27"E 437.15 feet to a point;
 thence S00°15'48"W 2,140.30 feet to the point of beginning.

Subject to a 30.0 foot county road and utility easement along the Northern, Eastern, and Southern property boundaries.

TRACT 7 (MAHOGANY CREEK)

A part of the N1/2 of Section 13, Township 4 North, Range 44 East, Boise Meridian, Teton County, Idaho, being further described as:

Commencing at the East Quarter corner of said Section 13,
 thence S89°53'37"W 2,636.07 feet along the South line of the NE1/4 to the center quarter corner of said section; thence S89°53'37"W 76.78 feet to a point; thence N16°18'54"W 136.99 feet to a point; thence N84°52'00"E 561.95 feet to a point; thence N01°18'00"W 664.00 feet to a point; thence N73°47'00"E 160.00 feet to a point; thence N18°00'00"E 66.00 feet to a point; thence N03°30'00"W 73.00 feet to a point; thence N04°47'00"E 60.00 feet to a point; thence S62°27'35"W 20.00 feet to a point; thence N01° 12'09"E 131.57 feet to a point; thence N12°35'51"E 30.55 feet to a point; thence N89°59'04"E 278.34 feet to a point; thence N00°01'28"W 742.50 feet to a point; thence N89°39'04"E 1,771.15 feet to the Section line; thence S00°15'04"W 1,986.15 feet to the point of beginning.

Also; The North Half of the Southeast Quarter (N1/2SE1/4), the Northeast Quarter Southwest Quarter (NE1/4SW1/4), the North Half Southeast Quarter Southeast Quarter (N1/2SE1/4SE1/4) all in Section 13, Township 4 North, Range 44 East, Boise Meridian, Teton County, Idaho.

Subject to an Existing County Road and Utility Easement along the Eastern Property Boundary.

TRACT 8 (FOSTER)

Section 13, Township 4 North, Range 44 East, Boise Meridian, Teton County, Idaho:

SE1/4SW1/4; SW1/4SE1/4; S1/2SE1/4SE1/4; also

Beginning at the Southeast corner of Section 13, Township 4 North, Range 44 East, Boise Meridian, and running thence South 5 rods (82.5 feet); thence West 80 rods (1,320.00 feet); thence North 5 rods; thence East 80 rods to the place of beginning, being a portion of the NE1/4NE1/4 of Section 24, Township 4 North, Range 44 East of the Boise Meridian, Teton County Idaho.

TRACT 9 (ZOHNER)

The Northeast Quarter of the Northeast Quarter of Section 24, Township 4 North, Range 44 East of the Boise Meridian, Teton County, Idaho, and Government Lots 1, 2, and the North Half of the North Half of Government Lot 3, Section 19, Township 4 North, Range 45 East of the Boise Meridian, Teton County, Idaho, being further described as:

Commencing at the Northwest corner of Section 19,
 Thence South 89°58'27" East 1,324.41 feet along the North line of said Section 19 to a point;
 Thence South 00°08'34" West 2,649.04 feet to a point;
 Thence South 00°16'32" West 331.85 feet to a point;
 Thence North 89°53'19" West 1,330.26 feet to a point;
 Thence North 00°30'21" East 332.03 feet to the West quarter corner of said Section 19;
 Thence North 00°14'26" East 1,323.45 feet to a point;
 Thence North 89°38'14" West 1,312.26 feet to a point;
 Thence North 00°15'49" East 1,238.50 feet to a point;
 Thence South 89°44'05" East 1,311.76 feet to a point;
 Thence North 00°14'26" East 82.72 feet to the Point of Beginning.

Subject to a 30.0 foot county road and utility easement along the Northern boundary of said property.

TRACT 10 (BUXTON/HIBBERT)**PARCEL 1**

The Northwest Quarter of the Northeast Quarter (NW1/4NE1/4) and the Northeast Quarter of the Northwest Quarter (NE1/4NW1/4) of Section Seven (7), Township Four (4) North, Range Forty Five (45) East, Boise Meridian, Teton County, Idaho.

PARCEL 2

Lots One and Two: (The West half of the Northwest Quarter) of Section 7, Township 4 North, Range 45 East, Boise Meridian, Teton County, Idaho.

EXCEPTING therefrom the following parcel, which was the former Bates school and described as follows: Beginning at a point 50 rods North of the Northwest corner of the Northwest quarter of the Southwest quarter of said Section 7, Township 4 North, Range 45 East, Boise Meridian, Teton County, Idaho, and running thence East 17 rods, thence North 14 rods, thence West 17 rods, thence South 14 rods to the place of beginning.

EXHIBIT A TO GENERAL WARRANTY DEED

LESS AND EXCEPTING therefrom the following parcel:

The N1/2 of Lot 1 (NW1/4 NW1/4) of Section 7, Township 4 North, Range 45 East, Boise Meridian, Teton County, Idaho.

PARCEL 3

The Southwest Quarter of the Northeast Quarter and the Southeast Quarter of the Northwest Quarter and the Northeast Quarter of the Southwest Quarter and the Northwest Quarter of the Southeast Quarter of Section 7, Township 4 North, Range 45 East, Boise Meridian, Teton County, Idaho.

ALSO: Beginning at the NE corner of Lot 3, Section 7, Township 4 North, Range 45 East, Boise Meridian, Teton County, Idaho, and running South 2 rods, West 80 rods, North 2 rods, East 80 rods to the point of beginning.

PARCEL 4

Southeast Quarter of the Southwest Quarter (SE1/4SW1/4) of Section 7, Township 4 North, Range 45 East, Boise Meridian, Teton County, Idaho.

LESS the following: Beginning at the Southwest corner of the SE1/4SW1/4 Section, Township, and Range, aforesaid and running thence North 209 feet, thence East 209 feet; thence South 209 feet; and thence West 209 feet to the point of beginning.

PARCEL 5

Township 4 North, Range 45 East, Boise Meridian, Teton County, Idaho.
Section 7: Southwest Quarter Southeast Quarter.

PARCEL 6

Township 4 North, Range 45 East, Boise Meridian, Teton County, Idaho. Section 18: Northwest Quarter Northwest Quarter.

LESS: Commencing at a point 1 rod South and 2 rods East of the Northwest corner of the Northwest Quarter of said Section 18; thence East 16 rods; thence South 16 rods; thence West 16 rods; thence North 16 rods to the point of beginning.

ALSO LESS: A part of the Southwest Quarter Northwest Quarter Northwest Quarter of Section 18, Township 4 North, Range 45 East, Boise Meridian, Teton County, Idaho, being further described as: Commencing at the Southwest corner of the Northwest Quarter Northwest Quarter of said Section 18 and running South 89°48'33" East, 260.00 feet along the South line of the Northwest Quarter Northwest Quarter to a point; thence North 00°15'06" West, 360.00 feet to a point; thence North 89°48'33" West, 260.00 feet to a point on the Section line; thence South 00°15'06" West, 360.00 feet along the West section line to the point of beginning.

PARCEL 7

Township 4 North, Range 45 East, Boise Meridian, Teton County, Idaho, Section 18: East Half Northwest Quarter.

PARCEL 8

EXHIBIT A TO GENERAL WARRANTY DEED

Township 4 North, Range 45 East, Boise Meridian, Teton County, Idaho, Section 18: Northeast Quarter;

LESS: A part of the Northeast Quarter Northeast Quarter of Section 18, Township 4 North, Range 45 East, Boise Meridian, Teton County, Idaho, being further described as: Commencing at the Northeast corner of said Section 18, the true point of beginning; thence South 00°25'08" West, 330.00 feet along the section line to a point; thence North 89°50'25" West, 330.00 feet to a point; thence North 00°25'08" East, 330.00 feet to a point on the North section line of said Section 18; thence South 89°50'25" East, 330.00 feet along the Section line to the true point of beginning.

NOT A LEGAL COPY

EXHIBIT B to General Warranty Deed

Permitted Exceptions to the Fourth Commitment for Title Insurance dated June 26, 2014
("Title Commitment") issued by First American Title Company File No. 492508-T

1. Standard printed exceptions appearing in the Title Commitment as Exception Nos. 1 through 6. (Affecting all Tracts).
2. Existing County Roads (Exception No. 7 affecting all Tracts).
3. Existing rights of way for ditches, tunnels, telephone and distribution lines constructed by authority of the United States, as granted to the United States under the provisions Idaho Code § 58-604. (Exception No. 8 affecting all Tracts).
4. Reservation in United States Patent, recorded December 27, 1921 in Book 45, Page 352. (Exception Nos. 10, 14, 17 and 20; affecting Tract 1, Parcels 1 and 2, Tracts 2, 3 and 4).
5. Existing County Road Right of Way (Exception Nos. 11, 15, 18 and 21; affecting Tract 1, Parcels 1 and 2, Tracts 2, 3 and 4).
6. Reservations in United States Patent, recorded December 5, 1912 in Book 7, Page 16 and 17. (Exception No. 24 affecting Tract 5).
7. Reservation of oil and mineral rights retained in the warranty deed recorded February 27, 1979 as Instrument No. 82870. (Exception No. 25 affecting Tract 5).
8. Terms of the agreement for electrical services, recorded August 1, 1980 as Instrument No. 85900, but limited to the rights assigned, services provided and obligations beginning to accrue as of the Closing Date. (Exception No. 26 affecting Tract 5).
9. Restriction prohibiting any future "one time lot split" pursuant to Article VII, Section 1-7-16 of the Teton County, Idaho Subdivision Ordinances set forth in the warranty deed recorded August 27, 2009 as Instrument No. 206702. (Exception No. 28 affecting Tract 5).
10. All covenants, conditions, restrictions, easements, rights, interests or claims disclosed by Record of Survey recorded August 27, 2009 as Instrument No. 206703. (Exception No. 29 affecting Tract 5).
11. Terms of the agreement for electrical services, recorded October 30, 2013 as Instrument No. 230259, but limited to the rights assigned, services provided and obligations beginning to accrue as of the Closing Date. (Exception Nos. 32 and 40; affecting Tracts 5 and 6).
12. Terms of the agreement for electrical services, recorded October 30, 2013 as Instrument No. 230282, but limited to the rights assigned, services provided and obligations beginning to accrue as of the Closing Date. (Exception Nos. 33 and 41; affecting Tracts 5 and 6).

13. Terms of the Grant of Easement and Joint Use Agreement recorded June 19, 1984 as Instrument No. 94987. (Exception Nos. 35 and 62; affecting Tract 6 and Tract 10, Parcels 1, 2 and 3).
14. All covenants, conditions, restrictions, easements, rights, interests or claims disclosed by Record of Survey recorded February 21, 2008 as Instrument No. 195574. (Exception No. 36 affecting Tract 6).
15. Restriction prohibiting any future "one time lot split" pursuant to Article VII, Section 1-7-16 of the Teton County, Idaho Subdivision Ordinances set forth in the warranty deed recorded February 21, 2008 as Instrument No. 195575. (Exception No. 37 affecting Tract 6).
16. Reservations in United States Patent, recorded May 10, 1911 in Book 7, Page 2 and June 28, 1911 in Book 7 Page 4. (Exception No. 43 affecting Tract 7).
17. All covenants, conditions, restrictions, easements, rights, interests or claims disclosed by Record of Survey recorded July 19, 2007 as Instrument No. 189547. (Exception No. 45 affecting Tract 7).
18. Restriction prohibiting any future "one time lot split" pursuant to Article VII, Section 1-7-16 of the Teton County, Idaho Subdivision Ordinances set forth in the warranty deed recorded July 19, 2007 as Instrument No. 189550. (Exception No. 46 affecting Tract 7).
19. Electric line right-of-way easement recorded July 2, 1997 as Instrument No. 127577. (Exception No. 49 affecting Tract 8).
20. Terms of the agreement for electrical services, recorded July 2, 1997 as Instrument No. 127593, but limited to the rights assigned, services provided and obligations beginning to accrue as of the Closing Date. (Exception No. 50 affecting Tract 8).
21. The Easement for Road recorded September 11, 1995 as Instrument No. 121261. (Exception No. 53 affecting Tract 9).
22. All covenants, conditions, restrictions, easements, rights, interests or claims disclosed by Record of Survey recorded March 8, 2007 as Instrument No. 185731 and October 9, 2007 as Instrument No. 192214. (Exception No. 54 affecting Tract 9).
23. Restriction prohibiting any future "one time lot split" pursuant to Article VII, Section 1-7-16 of the Teton County, Idaho Subdivision Ordinances set forth in the warranty deed recorded October 9, 2007 as Instrument No. 192212. (Exception No. 55 affecting Tract 9).
24. Reservations in United States Patent, recorded February 5, 1914 in Book 6, Page 457. (Exception No. 58 affecting Tract 10, Parcel 3).
25. Reservations in United States Patent, recorded January 26, 1916 in Book 7, Page 313. (Exception No. 59 affecting Tract 10, Parcels 4, 5 and 7).

26. Reservations in United States Patent, recorded March 16, 1914 in Book 7, Page 460. (Exception No. 60 affecting Tract 10, Parcel 8).
27. Reservation of mineral rights 73369 pursuant to Idaho Code §§ 47-701 and 47-710A contained in the deed from the State of Idaho recorded October 12, 1973 as Instrument No. 73369. (Exception No. 61 affecting Tract 10 Parcel 8).
28. All covenants, conditions, restrictions, easements, rights, interests or claims disclosed by Record of Survey recorded October 24, 2000 as Instrument No. 139920. (Exception No. 63 affecting Tract 10, Parcel 6).
29. Restriction prohibiting any future "one time lot split" pursuant to Article VII, Section 1-7-16 of the Teton County, Idaho Subdivision Ordinances set forth in the warranty deed recorded October 24, 2000 as Instrument No. 139922. (Exception No. 64 affecting Tract 10, Parcel 6).
30. All covenants, conditions, restrictions, easements, rights, interests or claims disclosed by Record of Survey recorded May 21, 2003 as Instrument No. 154934. (Exception No. 65 affecting Tract 10, Parcel 8).
31. All covenants, conditions, restrictions, easements, rights, interests or claims disclosed by Record of Survey recorded February 28, 2007 as Instrument No. 185393. (Exception No. 66 affecting Tract 10, Parcel 2).
32. Restriction prohibiting any future "one time lot split" pursuant to Article VII, Section 1-7-16 of the Teton County, Idaho Subdivision Ordinances set forth in the Decree of Quiet Title recorded May 18, 2012 as Instrument No. 222178. (Exception No. 67 affecting Tract 10, Parcel 2).
33. Terms of the agreement for electrical services, recorded July 2, 2013 as Instrument No. 228471, but limited to the rights assigned, services provided and obligations beginning to accrue as of the Closing Date. (Exception No. 68).

All above-identified instruments were recorded in Teton County, Idaho.

Instrument # 221251

TETON COUNTY, IDAHO

3-8-2012 09:50:00 No. of Pages: 4

Recorded for : SEAMONS, JUSTIN

MARY LOU HANSEN

Fee: 19.00

Ex-Officio Recorder Deputy

Index to: DEED IN LIEU OF FORECLOSURE

RECORDATION REQUESTED BY:

Mauri Ventures, LLC
2345 North Woodruff Avenue
Idaho Falls, ID 83401

WHEN RECORDED MAIL TO:

Mauri Ventures, LLC
2345 North Woodruff Avenue
Idaho Falls, ID 83401

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE ONLY

**NON-MERGER WARRANTY DEED
IN LIEU OF FORECLOSURE**

Grantor	Grantee
Mahogany Ridge Holdings LLC P.O. Box 2085 Eagle, ID 83616	Mauri Ventures, LLC 2345 North Woodruff Avenue Idaho Falls, ID 83401

FOR GOOD AND VALUABLE CONSIDERATION, the receipt of which the Grantor hereby acknowledges, the Grantor hereby grants, conveys, and forever transfers the following Real Property, including the Grantor's right, title, and interest therein, to the Grantee:

(see **EXHIBIT A**, attached hereto)

TOGETHER WITH AND INCLUDING any and all improvements and fixtures that relate or otherwise pertain thereto, any and all appurtenances, tenements, and hereditaments that relate or otherwise pertain thereto, any and all rents, issues, and profits that relate or otherwise pertain thereto, and any and all water, water rights, ditch rights, and irrigation equipment that relate or otherwise pertain thereto;

TO HAVE AND TO HOLD the Real Property unto the Grantee and its successors and assigns forever.

The Grantor hereby represents and covenants that it is the owner in fee simple of the Real Property; that its title thereto is good and marketable; that its transfer thereof to the Grantee is rightful; that the Real Property is free and clear of any and all mortgages, deeds of trust, liens, taxes, levies, assessments, and other encumbrances of whatever kind or nature, except for a DEED OF TRUST, recorded on October 15, 2007, as Instrument No. 192423, Teton County, Idaho; and that the Grantor will warrant and defend the same from any and all lawful claims whatsoever.

**NON-MERGER WARRANTY DEED
IN LIEU OF FORECLOSURE**

Page 2

The Grantor hereby acknowledges and agrees that it has executed, tendered, and delivered this NON-MERGER WARRANTY DEED IN LIEU OF FORECLOSURE to the Grantee in lieu of the foreclosure of the DEED OF TRUST; provided, however, the Grantor acknowledges and agrees that the Grantee has not released, waived, terminated, or otherwise discharged the DEED OF TRUST. In this regard, the Grantor agrees that the DEED OF TRUST does not merge with or into this NON-MERGER WARRANTY DEED IN LIEU OF FORECLOSURE; instead, the Grantor agrees that the DEED OF TRUST survives this NON-MERGER WARRANTY DEED IN LIEU OF FORECLOSURE. Thus, the Grantor hereby acknowledges and agrees that the DEED OF TRUST is valid and enforceable against the Real Property, that the SECURED PROMISSORY NOTE in support thereof is in full force and effect, and that the Grantee has the right to foreclose the DEED OF TRUST against the Real Property; provided, however, the Grantor and Travis G. Thompson are not liable or otherwise responsible therefor. If the Grantee forecloses the DEED OF TRUST against the Real Property, the Grantor hereby releases, waives, terminates, and forever discharges any and all rights of redemption to the Real Property—that is, any and all rights to redeem the Real Property—including, without limitation, statutory rights of redemption, equitable rights of redemption, and any and all other rights of redemption of whatever kind or nature, including Chapter 4, Title 11, of the Idaho Code.

This NON-MERGER WARRANTY DEED IN LIEU OF FORECLOSURE is absolute and unconditional. This NON-MERGER WARRANTY DEED IN LIEU OF FORECLOSURE is not a DEED OF TRUST, security interest, or other form of security against the Real Property of whatever kind or nature.

(END)

NON-MERGER WARRANTY DEED
IN LIEU OF FORECLOSURE

Page 3

Dated the 10 day of February, 2012.

Mahogany Ridge Holdings LLC

By:

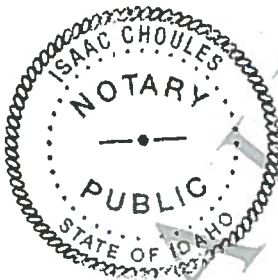
Travis G. Thompson, Manager
Travis G. Thompson, Manager

State of Idaho

County of Ada

} ss.

On the 10th day of February, 2012, before me, a Notary Public, personally appeared Travis G. Thompson, known or identified to me to be the person who executed the foregoing NON-MERGER WARRANTY DEED IN LIEU OF FORECLOSURE, and duly acknowledged to me that he executed the same for and on behalf of Mahogany Ridge Holdings LLC as the Manager thereof.



Notary Public

Commission expires: May 18, 2015

Residing at: Meridian, ID

**NON-MERGER WARRANTY DEED
IN LIEU OF FORECLOSURE**

Page 4

EXHIBIT A

Beginning at the NE corner of the NW1/4 of Section 1, Township 4 North, Range 44 East, Boise Meridian, Teton County, Idaho, and running thence South 57 and 2/10 (57.2) rods, thence West 160 rods, more or less, thence North 57.2 rods, thence East 160 rods, more or less, to the place of beginning; less the road right of way.

Also: Beginning at a point 57.2 rods South and 30.64 rods West from the NE corner of the NW section corner of Section 1, Township 4 North, Range 44 East, Boise Meridian, Teton County, Idaho, and running thence South 55.7 rods, thence West 30.64 rods, thence North 55.7 rods, thence east 30.64 rods to the point of beginning.

Less: Beginning at the NE corner of the NW1/4 of Section 1, Township 4 North, Range 44 East, Boise Meridian, Teton County, Idaho, and running thence South 57.2 rods, thence West 30.64 rods, thence North 57.2 rods, thence East 30.64 rods to the point of beginning.

Less: Beginning at the NW corner of the NW1/4 of Section 1, Township 4 North, Range 44 East, Boise Meridian, Teton County, Idaho, and running thence 57.2 rods, thence East 67.13 rods, thence North 57.2 rods, thence West 67.13 rods to the place of beginning.

File Number: 51312

192422 OCT 15 '07 PM 4:48

RECORDING REQUESTED BY:

Teton County Title

Instrument # 192422

TETON COUNTY, IDAHO

2007-10-15 04:48:00 No. of Pages: 2

Recorded for : TETON COUNTY TITLE

MARY LOU HANSEN

Ex-Officio Recorder Deputy

Index to: DEED, WARRANTY

Fee: 6.00

AND WHEN RECORDED MAIL TO:

Teton County Title

65 S. Main Street

Driggs, Id 83422

WARRANTY DEED

FOR VALUE RECEIVED

Don E. Furniss also known as Don Furniss, Margie Mae Hansen also known as Margie Hansen, James E. Furniss also known as Jim Furniss, Neil J. Furniss, Marilyn June Furniss also known as Marilyn Marshall, Gary Dean Furniss also known as Gary Furniss and Nelda Kay Burnside also known as Nelda Burnside

GRANTOR(S), hereby grants, bargains, sells, conveys and warrants unto

Mahogany Ridge Holdings, LLC, an Idaho limited liability company
GRANTEE(S), whose mailing address is: PO Box 408, Victor, ID 83455
the following described premises, to wit:

Beginning at the NE corner of the NW1/4 of Section 1, Township 4 North, Range 44 East, Boise Meridian, Teton County, Idaho, and running thence South 57 and 2/10 (57.2) rods, thence West 160 rods more or less, thence North 57.2 rods, thence East 160 rods more or less to the place of beginning.

Less the road right of way.

ALSO: Beginning at a point 57.2 rods South and 30.64 rods West from the NE corner of the NW section corner of Section 1, Township 4 North, Range 44 East, Boise Meridian, Teton County, Idaho, and running thence South 55.7 rods, thence West 30.64 rods, thence North 55.7 rods, thence 30.64 rods to the point of beginning.

LESS: Beginning at the NE corner of the NW1/4 of Section 1, Township 4 North, Range 44 East, Boise Meridian, Teton County, Idaho, and running thence South 57.2 rods, thence West 30.64 rods, thence North 57.2 rods, thence East 30.64 rods to the point of beginning.

LESS: Beginning at the NW corner of the NW1/4 of Section 1, Township 4 North, Range 44 East, Boise Meridian, Teton County, Idaho, and running thence South 57.2 rods, thence East 67.13 rods, thence North 57.2 rods, thence West 67.13 rods to the place of beginning.

Subject to: all easements, right of ways, covenants, restrictions, reservations, applicable building and zoning ordinances and use regulations of record, and payment of accruing taxes and assessments as agreed to by parties above.

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee, their heirs and assigns forever. And the said Grantor does hereby covenant to and with the said Grantee, that it is the owner in fee simple of said premises, that said premises are free from all encumbrances and that he will warrant and defend the same from all lawful claims whatsoever.

Dated this day of October, 2007.

Don E. Furniss by Neil Furniss Margie Mae Hansen by Neil
his attny in fact Furniss her attny in fact

Don E. Furniss by Neil Furniss, his attny in fact

Margie Mae Hansen, by Neil Furniss, her attny in fact

James E. Furniss by Neil Furniss
his attny in fact

James E. Furniss, by Neil Furniss, his attny in fact

Neil J. Furniss
Neil J. Furniss

Neil J. Furniss

Marilyn June Furniss by Neil Furniss
her attny in fact

Marilyn June Furniss, by Neil Furniss her attny in fact

Gary Dean Furniss by Neil
Furniss his attny in fact

Gary Dean Furniss, by Neil Furniss, his attny in fact

Nelda Kay Burnside by Neil Furniss
her attny in fact

Nelda Kay Burnside, by Neil Furniss her attny in fact

STATE OF Idaho

COUNTY OF Teton

On this 15th day of October, 2007, before me, a Notary Public in and for said county and state, personally appeared Neil Furniss known or identified to me to be the person whose name is subscribed to the within instrument as Attorney in Fact for Don E. Furniss also known as Don Furniss, Margie Mae Hansen also known as Margie Hansen, James E. Furniss also known as Jim Furniss, Neil J. Furniss, Marilyn June Furniss also known as Marilyn Marshall, Gary Dean Furniss also known as Gary Furniss and Nelda Kay Burnside also known as Nelda Burnside and acknowledged to me that such he executed the same as Attorney in Fact.

WITNESS MY HAND AND OFFICIAL SEAL.



Notary Public

Residing at: Victor ID

My commission expires: 6-28-09

STACY A. STEWART
Notary Public
State of Idaho

STATE OF IDAHO
COUNTY OF TETON

On this 15th day of October, before me, a notary public, in and for said statem personally appeared Neil J. Furniss, known or identified to me to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same.

First American Title Company

492508-T

When recorded, please return to:

Sunrain Varieties LLC
Attention: Jeremy Ladle
1210 Pier View Drive
Idaho Falls, Idaho 83402

Instrument # 232906

TETON COUNTY, IDAHO
07-01-2014 16:56:20 No. of Pages: 11
Recorded for: FIRST AMERICAN TITLE - DRIGGS
MARY LOU HANSEN Fee: \$40.00
Ex-Officio Recorder Deputy, Mary Lou Hansen
Index to: DEED, WARRANTY

GENERAL WARRANTY DEED

FOR VALUE RECEIVED, the receipt and sufficiency of which is hereby acknowledged, MAURI VENTURES, LLC, an Idaho limited liability company, whose current address is: 2345 N Woodruff, Idaho Falls, ID 83406 (hereinafter referred to as the "Grantor"), hereby grants, bargains, sells, and conveys unto SUNRAIN VARIETIES LLC, a Delaware limited liability company, whose address is 5466 West 49th South, Idaho Falls, Idaho 83402 (hereinafter referred to as the "Grantee"), the following described real property, located in Teton County, Idaho, to wit (hereinafter referred to as the "Property"):

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

TOGETHER WITH all water and water rights, ditch or irrigation company shares, streets, alleys and rights of way adjacent thereto, all mineral rights appurtenant thereto, and 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 Property, as well in law as in equity.

TO HAVE AND TO HOLD the Property with its appurtenances, unto Grantee, its successors, heirs and assigns, forever.

SUBJECT TO: (a) general taxes for the current year not yet due and payable and will be prorated between Grantor and Grantee as of the date of execution of this deed; and (b) the easements, restrictions and conditions set forth on Exhibit B to this General Warranty Deed attached hereto and incorporated herein (the items listed in (a) and (b) are referred to herein collectively as "Permitted Exceptions").

AND Grantor does hereby covenant to and with Grantee, and its successors and assigns forever, that (i) Grantor lawfully owns fee simple title to the Property and has the right to immediate possession of the Property, (ii) Grantor has a good right to convey the Property; (iii) the Property is free from any and all liens, claims, encumbrances or other defects of title except the Permitted Exceptions; (iv) Grantor shall and will warrant and defend the quiet and peaceful possession of said Property by Grantee, its successors and assigns forever, against all other claims whatsoever except as excluded or excepted herein; and (v) Grantor and its heirs and assigns will, on demand of the Grantee or its heirs or assigns, execute any instrument necessary for the further assurance of the title to the Property that may be reasonably required.

GENERAL WARRANTY DEED

Witness the hand of said Grantor this 1 day of July, 2014.

GRANTOR:

MAURI VENTURES, LLC, an Idaho limited liability company

By: [Signature]
 Name: K. Jayce Howell
 Its: Managing Member

State of Idaho)
) S.S.
 County of Bonneville

On this 1st day of July, in the year of 2014, before me, Sandra Lynn Boyle, an Idaho notary public, personally appeared K. Jayce Howell, known or identified to me to be the manager or a member of the limited liability company that executed the instrument or the person who executed the instrument on behalf of said limited liability company, and acknowledged to me that such limited liability company executed the same.

Sandra Lynn Boyle
 Notary Public for Idaho
 Residing at: Idaho Falls
 Commission Expires: 3-26-2016

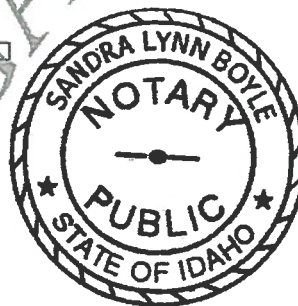


EXHIBIT A to General Warranty Deed**Description of the Property****TRACT 1 (BURNSIDE/FURNISS)****PARCEL 1**

Commencing at a point 57.2 rods South of the Northeast Corner of the NW1/4 of Section 1, Township 4 North, Range 44 East, Boise Meridian, Teton County, Idaho, and running:

Thence South 55.7 rods;

Thence West 61.28 rods, more or less;

Thence North 55.7 rods;

Thence East 61.28 rods, more or less, to the place of beginning.

Less: Beginning at a point 57.2 rods South, and 30.64 rods West from the NE Corner of the NW1/4 of Section 1, Township 4 North, Range 44 East, Boise Meridian, Teton County, Idaho, and running:

Thence South 55.7 rods;

Thence West 30.64 rods;

Thence North 55.7 rods;

Thence East 30.64 rods to the point of beginning.

Parcel 2

Beginning at the NE Corner of the NW1/4 of Section 1, Township 4 North, Range 44 East, Boise Meridian, Teton County, Idaho, and running:

Thence South 57.2 rods;

Thence West 30.64 rods;

Thence North 57.2 rods;

Thence East 30.64 rods to the point of beginning.

TRACT 2 (NEIL FURNISS)

Commencing at a point 57.2 rods South of the Northeast Corner of the NW1/4 of Section 1, Township 4 North, Range 44 East, Boise Meridian, Teton County, Idaho, and running thence South 55.7 rods, thence West 160 rods more or less, thence North 55.7 rods, thence East 160 rods more or less to the place of beginning.

Less: Commencing at a point 57.2 rods South of the Northeast Corner of the NW1/4 of Section 1, Township 4 North, Range 44 East, Boise Meridian, Teton county, Idaho, and running thence South 55.7 rods, thence West 61.28 rods more or less, thence North 55.7 rods, thence East 61.28 rods more or less to the place of beginning.

TRACT 3 (FURNISS)

Beginning at the NE Corner of the NW1/4 of Section 1, Township 4 North, Range 44 East, Boise Meridian, Teton County, Idaho, and running thence South 57 and 2/10 (57.2) rods, thence West 160 rods, more or less, thence North 57.2 rods, thence East 160 rods, more or less to the place of beginning; less the road right of way.

Also: Beginning at a point 57.2 rods South and 30.64 rods West from the NE Corner of the NW

Quarter of Section 1, Township 4 North, Range 44 East, Boise Meridian, Teton County, Idaho, and running thence South 55.7 rods, thence West 30.64 rods, thence North 55.7 rods, thence East 30.64 rods to the point of beginning.

Less: Beginning at the NE Corner of the NW1/4 of Section 1, Township 4 North, Range 44 East, Boise Meridian, Teton County, Idaho, and running thence South 57.2 rods, thence West 30.64 rods, thence North 57.2 rods, thence East 30.64 rods to the point of beginning.

Less: beginning at the NW Corner of the NW1/4 of Section 1, Township 4 North, Range 44 East, Boise Meridian, Teton county, Idaho, and running thence South 57.2 rods, thence East 67.13 rods, thence North 57.2 rods, thence West 67.13 rods to the place of beginning.

TRACT 4 (BURNSIDE 2)

Beginning at the NW corner of the NW1/4 of Section 1, Township 4 North, Range 44 East, Boise Meridian, Teton County, Idaho, and running:

Thence South 57.2 rods;
Thence East 67.13 rods;
Thence North 57.2 rods; and
Thence West 67.13 rods to the place of beginning.
Less the road right of way.

TRACT 5 (STILLWATER HOLDINGS)

The SW1/4 SW1/4 SE1/4, The E1/2 SW1/4 SE1/4, The SE1/4 SE1/4 of Section 1, the NW1/4 NE1/4, and part of the NE1/4 NE1/4 of Section 12, all within Twp. 4N., RNG. 44E., B.M., Teton County, Idaho, being further described as:

Commencing at the Southeast corner of said Section 1,
Thence S 00°13'27"W, 1029.51 feet to a point;
Thence N 89°58'25"W, 295.35 feet to a point;
Thence S 00°13'27"W, 295.35 feet to a point;
Thence N 89°58'25"W, 2348.04 feet to a point;
Thence N 00°19'42"E, 1324.90 feet to a point;
Thence N 00°13'04"E, 661.80 feet to a point;
Thence S 89°56'44"E, 660.15 feet to a point;
Thence N 00°12'32"E, 661.49 feet to a point;
Thence S 89°55'05"E, 1980.13 feet to a point;
Thence S 00°10'58"W, 1321.07 feet to the point of beginning.

Less Deed # 150619 described as follows: Part of the NE1/4 NE1/4 of Section 12, Twp. 4N., RNG. 44E., B.M., Teton County, Idaho, being further described as:
From the Northeast corner of Section 12, S 20°00'41"W, 105.84 feet to the point of beginning;
Thence S 00°00'31"W, 289.88 feet (South, 290.00 feet);
Thence N 89°56'50"W, 600.94 feet (West, 600.80 feet);
Thence N 00°03'16"E, 289.71 feet (North, 290.00 feet);
Thence S 89°57'48"E, 600.71 feet (East, 600.80 feet) to the point of beginning.

TRACT 6 (BUXTON)

The SE1/4SE1/4, Part of the N1/2SE1/4, and part of the SE1/4NE1/4 of Section 12, all within Township 4 North, Range 44 East, Boise Meridian, Teton County, Idaho, being further described as:

Commencing at the Southeast corner of said Section 12;

thence S89°59'03"W 1,324.40 feet to a point;
 thence N00°17'44"E 1,323.63 feet to a point;
 thence N89°59'42"W 1,323.65 feet to a point;
 thence N00°19'51"E 1,323.99 feet to a point;
 thence S89°58'47"E 1,322.83 feet to a point;
 thence N00°16'33"E 1,324.87 feet to a point;
 thence S89°58'25"E 1,123.01 feet to a point;
 thence S00°01'35"W 198.00 feet to a point;
 thence S89°58'25"E 198.00 feet to a point;
 thence S00°13'26"W 1,126.86 feet to the East 1/4 corner of said Section 12;
 thence N89°58'27"W 437.15 feet to a point;
 thence S00°15'48"W 506.00 feet to a point;
 thence S89°58'27"E 437.15 feet to a point;
 thence S00°15'48"W 2,140.30 feet to the point of beginning.

Subject to a 30.0 foot county road and utility easement along the Northern, Eastern, and Southern property boundaries.

TRACT 7 (MAHOGANY CREEK)

A part of the N1/2 of Section 13, Township 4 North, Range 44 East, Boise Meridian, Teton County, Idaho, being further described as;

Commencing at the East Quarter corner of said Section 13,
 thence S89°53'37"W 2,636.07 feet along the South line of the NE1/4 to the center quarter corner of said section; thence S89°53'37"W 76.78 feet to a point; thence N16°18'54"W 136.99 feet to a point; thence N84°52'00"E 561.95 feet to a point; thence N01°18'00"W 664.00 feet to a point; thence N73°47'00"E 160.00 feet to a point; thence N18°00'00"E 66.00 feet to a point; thence N03°30'00"W 73.00 feet to a point; thence N04°47'00"E 60.00 feet to a point; thence S62°27'35"W 20.00 feet to a point; thence N01°12'09"E 131.57 feet to a point; thence N12°35'51"E 30.55 feet to a point; thence N89°59'04"E 278.34 feet to a point; thence N00°01'28"W 742.50 feet to a point; thence N89°39'04"E 1,771.15 feet to the Section line; thence S00°15'04"W 1,986.15 feet to the point of beginning.

Also; The North Half of the Southeast Quarter (N1/2SE1/4), the Northeast Quarter Southwest Quarter (NE1/4SW1/4), the North Half Southeast Quarter Southeast Quarter (N1/2SE1/4SE1/4) all in Section 13, Township 4 North, Range 44 East, Boise Meridian, Teton County, Idaho.

Subject to an Existing County Road and Utility Easement along the Eastern Property Boundary.

TRACT 8 (FOSTER)

Section 13, Township 4 North, Range 44 East, Boise Meridian, Teton County, Idaho:

SE1/4SW1/4; SW1/4SE1/4; S1/2SE1/4SE1/4; also

Beginning at the Southeast corner of Section 13, Township 4 North, Range 44 East, Boise Meridian, and running thence South 5 rods (82.5 feet); thence West 80 rods (1,320.00 feet); thence North 5 rods; thence East 80 rods to the place of beginning, being a portion of the NE1/4NE1/4 of Section 24, Township 4 North, Range 44 East of the Boise Meridian, Teton County Idaho.

TRACT 9 (ZOHNER)

The Northeast Quarter of the Northeast Quarter of Section 24, Township 4 North, Range 44 East of the Boise Meridian, Teton County, Idaho, and Government Lots 1, 2, and the North Half of the North Half of Government Lot 3, Section 19, Township 4 North, Range 45 East of the Boise Meridian, Teton County, Idaho, being further described as:

Commencing at the Northwest corner of Section 19,
 Thence South 89°58'27" East 1,324.41 feet along the North line of said Section 19 to a point;
 Thence South 00°08'34" West 2,649.04 feet to a point;
 Thence South 00°16'32" West 331.85 feet to a point;
 Thence North 89°53'19" West 1,330.26 feet to a point;
 Thence North 00°30'21" East 332.03 feet to the West quarter corner of said Section 19;
 Thence North 00°14'26" East 1,323.45 feet to a point;
 Thence North 89°38'14" West 1,312.26 feet to a point;
 Thence North 00°15'49" East 1,238.50 feet to a point;
 Thence South 89°44'05" East 1,311.76 feet to a point;
 Thence North 00°14'26" East 82.72 feet to the Point of Beginning.

Subject to a 30.0 foot county road and utility easement along the Northern boundary of said property.

TRACT 10 (BUXTON/HIBBERT)**PARCEL 1**

The Northwest Quarter of the Northeast Quarter (NW1/4NE1/4) and the Northeast Quarter of the Northwest Quarter (NE1/4NW1/4) of Section Seven (7), Township Four (4) North, Range Forty Five (45) East, Boise Meridian, Teton County, Idaho.

PARCEL 2

Lots One and Two: (The West half of the Northwest Quarter) of Section 7, Township 4 North, Range 45 East, Boise Meridian, Teton County, Idaho.

EXCEPTING therefrom the following parcel, which was the former Bates school and described as follows: Beginning at a point 50 rods North of the Northwest corner of the Northwest quarter of the Southwest quarter of said Section 7, Township 4 North, Range 45 East, Boise Meridian, Teton County, Idaho, and running thence East 17 rods, thence North 14 rods, thence West 17 rods, thence South 14 rods to the place of beginning.

EXHIBIT A TO GENERAL WARRANTY DEED

LESS AND EXCEPTING therefrom the following parcel:

The N1/2 of Lot 1 (NW1/4 NW1/4) of Section 7, Township 4 North, Range 45 East, Boise Meridian, Teton County, Idaho.

PARCEL 3

The Southwest Quarter of the Northeast Quarter and the Southeast Quarter of the Northwest Quarter and the Northeast Quarter of the Southwest Quarter and the Northwest Quarter of the Southeast Quarter of Section 7, Township 4 North, Range 45 East, Boise Meridian, Teton County, Idaho.

ALSO: Beginning at the NE corner of Lot 3, Section 7, Township 4 North, Range 45 East, Boise Meridian, Teton County, Idaho, and running South 2 rods, West 80 rods, North 2 rods, East 80 rods to the point of beginning.

PARCEL 4

Southeast Quarter of the Southwest Quarter (SE1/4SW1/4) of Section 7, Township 4 North, Range 45 East, Boise Meridian, Teton County, Idaho.

LESS the following: Beginning at the Southwest corner of the SE1/4SW1/4 Section, Township, and Range, aforesaid and running thence North 209 feet, thence East 209 feet; thence South 209 feet; and thence West 209 feet to the point of beginning.

PARCEL 5

Township 4 North, Range 45 East, Boise Meridian, Teton County, Idaho.
Section 7: Southwest Quarter Southeast Quarter.

PARCEL 6

Township 4 North, Range 45 East, Boise Meridian, Teton County, Idaho. Section 18: Northwest Quarter Northwest Quarter.

LESS: Commencing at a point 1 rod South and 2 rods East of the Northwest corner of the Northwest Quarter of said Section 18; thence East 16 rods; thence South 16 rods; thence West 16 rods; thence North 16 rods to the point of beginning.

ALSO LESS: A part of the Southwest Quarter Northwest Quarter Northwest Quarter of Section 18, Township 4 North, Range 45 East, Boise Meridian, Teton County, Idaho, being further described as: Commencing at the Southwest corner of the Northwest Quarter Northwest Quarter of said Section 18 and running South 89°48'33" East, 260.00 feet along the South line of the Northwest Quarter Northwest Quarter to a point; thence North 00°15'06" West, 360.00 feet to a point; thence North 89°48'33" West, 260.00 feet to a point on the Section line; thence South 00°15'06" West, 360.00 feet along the West section line to the point of beginning.

PARCEL 7

Township 4 North, Range 45 East, Boise Meridian, Teton County, Idaho, Section 18: East Half Northwest Quarter.

PARCEL 8

EXHIBIT A TO GENERAL WARRANTY DEED

Township 4 North, Range 45 East, Boise Meridian, Teton County, Idaho, Section 18: Northeast Quarter;

LESS: A part of the Northeast Quarter Northeast Quarter of Section 18, Township 4 North, Range 45 East, Boise Meridian, Teton County, Idaho, being further described as: Commencing at the Northeast corner of said Section 18, the true point of beginning; thence South 00°25'08" West, 330.00 feet along the section line to a point; thence North 89°50'25" West, 330.00 feet to a point; thence North 00°25'08" East, 330.00 feet to a point on the North section line of said Section 18; thence South 89°50'25" East, 330.00 feet along the Section line to the true point of beginning.

EXHIBIT B to General Warranty Deed

Permitted Exceptions to the Fourth Commitment for Title Insurance dated June 26, 2014
("Title Commitment") issued by First American Title Company File No. 492508-T

1. Standard printed exceptions appearing in the Title Commitment as Exception Nos. 1 through 6. (Affecting all Tracts).
2. Existing County Roads (Exception No. 7 affecting all Tracts).
3. Existing rights of way for ditches, tunnels, telephone and distribution lines constructed by authority of the United States, as granted to the United States under the provisions Idaho Code § 58-604. (Exception No. 8 affecting all Tracts).
4. Reservation in United States Patent, recorded December 27, 1921 in Book 45, Page 352. (Exception Nos. 10, 14, 17 and 20; affecting Tract 1, Parcels 1 and 2, Tracts 2, 3 and 4).
5. Existing County Road Right of Way (Exception Nos. 11, 15, 18 and 21; affecting Tract 1, Parcels 1 and 2, Tracts 2, 3 and 4).
6. Reservations in United States Patent, recorded December 5, 1912 in Book 7, Page 16 and 17. (Exception No. 24 affecting Tract 5).
7. Reservation of oil and mineral rights retained in the warranty deed recorded February 27, 1979 as Instrument No. 82870. (Exception No. 25 affecting Tract 5).
8. Terms of the agreement for electrical services, recorded August 1, 1980 as Instrument No. 85900, but limited to the rights assigned, services provided and obligations beginning to accrue as of the Closing Date. (Exception No. 26 affecting Tract 5).
9. Restriction prohibiting any future "one time lot split" pursuant to Article VII, Section 1-7-16 of the Teton County, Idaho Subdivision Ordinances set forth in the warranty deed recorded August 27, 2009 as Instrument No. 206702. (Exception No. 28 affecting Tract 5).
10. All covenants, conditions, restrictions, easements, rights, interests or claims disclosed by Record of Survey recorded August 27, 2009 as Instrument No. 206703. (Exception No. 29 affecting Tract 5).
11. Terms of the agreement for electrical services, recorded October 30, 2013 as Instrument No. 230259, but limited to the rights assigned, services provided and obligations beginning to accrue as of the Closing Date. (Exception Nos. 32 and 40; affecting Tracts 5 and 6).
12. Terms of the agreement for electrical services, recorded October 30, 2013 as Instrument No. 230282, but limited to the rights assigned, services provided and obligations beginning to accrue as of the Closing Date. (Exception Nos. 33 and 41; affecting Tracts 5 and 6).

13. Terms of the Grant of Easement and Joint Use Agreement recorded June 19, 1984 as Instrument No. 94987. (Exception Nos. 35 and 62; affecting Tract 6 and Tract 10, Parcels 1, 2 and 3).
14. All covenants, conditions, restrictions, easements, rights, interests or claims disclosed by Record of Survey recorded February 21, 2008 as Instrument No. 195574. (Exception No. 36 affecting Tract 6).
15. Restriction prohibiting any future "one time lot split" pursuant to Article VII, Section 1-7-16 of the Teton County, Idaho Subdivision Ordinances set forth in the warranty deed recorded February 21, 2008 as Instrument No. 195575. (Exception No. 37 affecting Tract 6).
16. Reservations in United States Patent, recorded May 10, 1911 in Book 7, Page 2 and June 28, 1911 in Book 7 Page 4. (Exception No. 43 affecting Tract 7).
17. All covenants, conditions, restrictions, easements, rights, interests or claims disclosed by Record of Survey recorded July 19, 2007 as Instrument No. 189547. (Exception No. 45 affecting Tract 7).
18. Restriction prohibiting any future "one time lot split" pursuant to Article VII, Section 1-7-16 of the Teton County, Idaho Subdivision Ordinances set forth in the warranty deed recorded July 19, 2007 as Instrument No. 189550. (Exception No. 46 affecting Tract 7).
19. Electric line right-of-way easement recorded July 2, 1997 as Instrument No. 127577. (Exception No. 49 affecting Tract 8).
20. Terms of the agreement for electrical services, recorded July 2, 1997 as Instrument No. 127593, but limited to the rights assigned, services provided and obligations beginning to accrue as of the Closing Date. (Exception No. 50 affecting Tract 8).
21. The Easement for Road recorded September 11, 1995 as Instrument No. 121261. (Exception No. 53 affecting Tract 9).
22. All covenants, conditions, restrictions, easements, rights, interests or claims disclosed by Record of Survey recorded March 8, 2007 as Instrument No. 185731 and October 9, 2007 as Instrument No. 192214. (Exception No. 54 affecting Tract 9).
23. Restriction prohibiting any future "one time lot split" pursuant to Article VII, Section 1-7-16 of the Teton County, Idaho Subdivision Ordinances set forth in the warranty deed recorded October 9, 2007 as Instrument No. 192212. (Exception No. 55 affecting Tract 9).
24. Reservations in United States Patent, recorded February 5, 1914 in Book 6, Page 457. (Exception No. 58 affecting Tract 10, Parcel 3).
25. Reservations in United States Patent, recorded January 26, 1916 in Book 7, Page 313. (Exception No. 59 affecting Tract 10, Parcels 4, 5 and 7).

26. Reservations in United States Patent, recorded March 16, 1914 in Book 7, Page 460. (Exception No. 60 affecting Tract 10, Parcel 8).
27. Reservation of mineral rights 73369 pursuant to Idaho Code §§ 47-701 and 47-710A contained in the deed from the State of Idaho recorded October 12, 1973 as Instrument No. 73369. (Exception No. 61 affecting Tract 10 Parcel 8).
28. All covenants, conditions, restrictions, easements, rights, interests or claims disclosed by Record of Survey recorded October 24, 2000 as Instrument No. 139920. (Exception No. 63 affecting Tract 10, Parcel 6).
29. Restriction prohibiting any future "one time lot split" pursuant to Article VII, Section 1-7-16 of the Teton County, Idaho Subdivision Ordinances set forth in the warranty deed recorded October 24, 2000 as Instrument No. 139922. (Exception No. 64 affecting Tract 10, Parcel 6).
30. All covenants, conditions, restrictions, easements, rights, interests or claims disclosed by Record of Survey recorded May 21, 2003 as Instrument No. 154934. (Exception No. 65 affecting Tract 10, Parcel 8).
31. All covenants, conditions, restrictions, easements, rights, interests or claims disclosed by Record of Survey recorded February 28, 2007 as Instrument No. 185393. (Exception No. 66 affecting Tract 10, Parcel 2).
32. Restriction prohibiting any future "one time lot split" pursuant to Article VII, Section 1-7-16 of the Teton County, Idaho Subdivision Ordinances set forth in the Decree of Quiet Title recorded May 18, 2012 as Instrument No. 222178. (Exception No. 67 affecting Tract 10, Parcel 2).
33. Terms of the agreement for electrical services, recorded July 2, 2013 as Instrument No. 228471, but limited to the rights assigned, services provided and obligations beginning to accrue as of the Closing Date. (Exception No. 68).

All above-identified instruments were recorded in Teton County, Idaho.

Instrument # 220612

TETON COUNTY, IDAHO

1-26-2012 02:58:00 No. of Pages: 4

Recorded for : SEAMONS, JUSTIN

MARY LOU HANSEN Fee: 19.00

Ex-Officio Recorder Deputy

Index to: DEED IN LIEU OF FORECLOSURE

RECORDATION REQUESTED BY:

Mauri Ventures, LLC
2345 North Woodruff Avenue
Idaho Falls, ID 83401

WHEN RECORDED MAIL TO:

Mauri Ventures, LLC
2345 North Woodruff Avenue
Idaho Falls, ID 83401

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE ONLY

**NON-MERGER WARRANTY DEED
IN LIEU OF FORECLOSURE**

Grantor	Grantee
Mahogany Ridge Holdings LLC P.O. Box 2085 Eagle, ID 83616	Mauri Ventures, LLC 2345 North Woodruff Avenue Idaho Falls, ID 83401

FOR GOOD AND VALUABLE CONSIDERATION, the receipt of which the Grantor hereby acknowledges, the Grantor hereby grants, conveys, and forever transfers the following Real Property, including the Grantor's right, title, and interest therein, to the Grantee:

(see EXHIBIT A, attached hereto)

TOGETHER WITH AND INCLUDING any and all improvements and fixtures that relate or otherwise pertain thereto, any and all appurtenances, tenements, and hereditaments that relate or otherwise pertain thereto, any and all rents, issues, and profits that relate or otherwise pertain thereto, and any and all water, water rights, ditch rights, and irrigation equipment that relate or otherwise pertain thereto;

TO HAVE AND TO HOLD the Real Property unto the Grantee and its successors and assigns forever.

The Grantor hereby represents and covenants that it is the owner in fee simple of the Real Property; that its title thereto is good and marketable; that its transfer thereof to the Grantee is rightful; that the Real Property is free and clear of any and all mortgages, deeds of trust, liens, taxes, levies, assessments, and other encumbrances of whatever kind or nature, except for a DEED OF TRUST, recorded on October 15, 2007, as Instrument No. 192420, Teton County, Idaho; and that the Grantor will warrant and defend the same from any and all lawful claims whatsoever.

**NON-MERGER WARRANTY DEED
IN LIEU OF FORECLOSURE**

Page 2

The Grantor hereby acknowledges and agrees that it has executed, tendered, and delivered this NON-MERGER WARRANTY DEED IN LIEU OF FORECLOSURE to the Grantee in lieu of the foreclosure of the DEED OF TRUST; provided, however, the Grantor acknowledges and agrees that the Grantee has not released, waived, terminated, or otherwise discharged the DEED OF TRUST. In this regard, the Grantor agrees that the DEED OF TRUST does not merge with or into this NON-MERGER WARRANTY DEED IN LIEU OF FORECLOSURE; instead, the Grantor agrees that the DEED OF TRUST survives this NON-MERGER WARRANTY DEED IN LIEU OF FORECLOSURE. Thus, the Grantor hereby acknowledges and agrees that the DEED OF TRUST is valid and enforceable against the Real Property, that the SECURED PROMISSORY NOTE in support thereof is in full force and effect, and that the Grantee has the right to foreclose the DEED OF TRUST against the Real Property; provided, however, the Grantor and Travis G. Thompson are not liable or otherwise responsible therefor. If the Grantee forecloses the DEED OF TRUST against the Real Property, the Grantor hereby releases, waives, terminates, and forever discharges any and all rights of redemption to the Real Property—that is, any and all rights to redeem the Real Property—including, without limitation, statutory rights of redemption, equitable rights of redemption, and any and all other rights of redemption of whatever kind or nature, including Chapter 4, Title 11, of the Idaho Code.

This NON-MERGER WARRANTY DEED IN LIEU OF FORECLOSURE is absolute and unconditional. This NON-MERGER WARRANTY DEED IN LIEU OF FORECLOSURE is not a DEED OF TRUST, security interest, or other form of security against the Real Property of whatever kind or nature.

(END)

NON-MERGER WARRANTY DEED
IN LIEU OF FORECLOSURE

Page 3

Dated the 23 day of January, 2012.

Mahogany Ridge Holdings LLC

By:

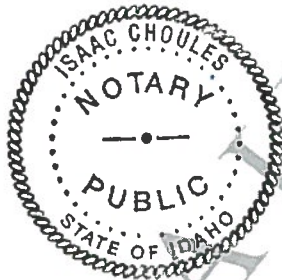
Travis G. Thompson, Manager
Travis G. Thompson, Manager

State of Idaho

} ss.

County of Ada

On the 23rd day of January, 2012, before me, a Notary Public, personally appeared Travis G. Thompson, known or identified to me to be the person who executed the foregoing NON-MERGER WARRANTY DEED IN LIEU OF FORECLOSURE, and duly acknowledged to me that he executed the same for and on behalf of Mahogany Ridge Holdings LLC as the Manager thereof.



[Signature]
Notary Public

Commission expires:

May 18, 2015

Residing at:

Meridian, ID

**NON-MERGER WARRANTY DEED
IN LIEU OF FORECLOSURE**

Page 4

EXHIBIT A

Parcel

Commencing at a point 57.2 rods South of the Northeast Corner of the NW1/4 of Section 1, Township 4 North, Range 44 East, Boise Meridian, Teton County, Idaho, and running:

Thence South 55.7 rods;
Thence West 61.28 rods, more or less;
Thence North 55.7 rods;
Thence East 61.28 rods, more or less, to the place of beginning.

Less: Beginning at a point 57.2 rods South, and 30.64 rods West from the NE Corner of the NW1/4 of Section 1, Township 4 North, Range 44 East, Boise Meridian, Teton County, Idaho, and running:

Thence South 55.7 rods;
Thence West 30.64 rods;
Thence North 55.7 rods;
Thence East 30.64 rods to the point of beginning.

and

Parcel

Beginning at the NE Corner of the NW1/4 of Section 1, Township 4 North, Range 44 East, Boise Meridian, Teton County, Idaho, and running:

Thence South 57.2 rods;
Thence West 30.64 rods;
Thence North 57.2 rods;
Thence East 30.64 rods to the point of beginning.

Instrument # 192418

TETON COUNTY, IDAHO

2007-10-15

04:47:00 No. of Pages: 2

Recorded for : TETON COUNTY TITLE

MARY LOU HANSEN

Ex-Officio Recorder Deputy M. Webster Fee: 6.00

Index to: DEED QUIT-CLAIM

192418 OCT 15 07 PM 4:47

Teton County Title

TCT: 51292

QUITCLAIM DEED

THIS INDENTURE, made this 12th day of October, 2007, between
JT Inc., an Idaho Corporation, as GRANTOR

Mahogany Ridge Holdings, LLC an Idaho limited liability company, as GRANTEE(S)

Whose address is: PO Box 408 Victor, Idaho 83455

WITNESS, that said Grantor(s), for an in consideration in lawful money of the United States of America, in hand paid by the Grantee, the receipt whereof is hereby acknowledged, does by these premises remise, release and forever QUITCLAIM, unto the said Grantee(s) and to its heirs and assigns all that certain lot, piece or parcel of land, bounded and particularly described as follows, to wit:

See attached "exhibit A"

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.

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

IN WITNESS WHEREOF, the grantor(s) has executed this deed on the date set forth above

Dated this 12th day of October, 2007.

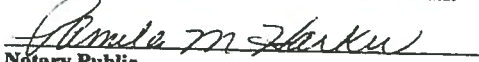


Travis Thompson, President

STATE OF Idaho)
) ss.
COUNTY OF Teton)

On this 12th day of October, 2007, before me, a Notary Public in and for said county and state, personally appeared Travis Thompson, known or identified to me to be the President of the corporation that executed the instrument or the person who executed the instrument on behalf of said corporation, and acknowledged to me that such corporation executed the same.

WITNESS MY HAND AND OFFICIAL SEAL.


Notary Public
Notary Resides: Teton, ID
My commission expires: 03/31/2013

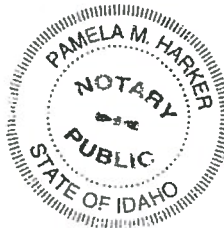


Exhibit A

PARCEL 1

Beginning at the NW corner of the NW $\frac{1}{4}$ of Section 1, Township 4 North, Range 44 East, Boise Meridian, Teton County, Idaho and running
thence South 57.2 rods,
thence East 67.13 rods,
thence North 57.2 rods,
thence West 67.13 rods to the place of beginning.
LESS the road right of way.

PARCEL 2

Commencing at a point 57.2 rods South of the Northeast Corner of the NW $\frac{1}{4}$ of Section 1, Township 4 North, Range 44 East, Boise Meridian, Teton County Idaho and running:
thence South 55.7 rods;
thence West 61.28 rods; more or less
thence North 55.7 rods;
thence East 61.28 rods more or less to the place of beginning

LESS: Beginning at a point 57.2 rods South, and 30.64 rods West from the NE Corner of the NW $\frac{1}{4}$ of Section 1, Township 4 North, Range 44 East, Boise Meridian, Teton County, Idaho and running:
thence South 55.7 rods;
thence West 30.64 rods;
thence North 55.7 rods;
Thence East 30.64 rods; to the point of beginning.

PARCEL 3

Beginning at the NE Corner of the NW $\frac{1}{4}$ of Section 1, Township 4 North, Range 44 East, Boise Meridian, Teton County, Idaho and running: thence South 57.2 rods;
thence West 30.64 rods;
thence North 57.2 rods;
thence East 30.64 rods to the point of beginning.

TCT
Teton County Title

RECEIVED

DEC 23 2005

TETON CO., ID
CLERK RECORDER

173631

Instrument # 173631

DRIGGS, TETON, IDAHO

2005-12-23

03:29:40 No. of Pages: 4

Recorded for: TETON COUNTY TITLE

NOLAN G. BOYLE

Ex-Officio Recorder Deputy

Fee: 12.00

Index to: DEED, CORPORATION WARRANTY

CORPORATE WARRANTY DEED

Cameron Community & Educational Foundation, Inc., an Idaho Corporation, a Corporation duly organized and existing under and by virtue of the laws of the State of Idaho, with its principal office at 329 S. Woodruff Ave, Idaho Falls, ID 83401 grantor, hereby CONVEYS or GRANTS and WARRANTS to

JT, Inc, an Idaho Corporation,
grantee, whose current address is P.O. Box 408, Victor, ID 83455

the following described premises, to wit:

See "Exhibit A" attached hereto

Subject to: all easements, right of ways, covenants, restrictions, reservations, applicable building and zoning ordinances and use regulations of record, and payment of accruing taxes and assessments as agreed to by parties above.

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee, their heirs and assigns forever. And the said Grantor does hereby covenant to and with the said Grantee, that it is the owner in fee simple of said premises, that said premises are free from all encumbrances and that he will warrant and defend the same from all lawful claims whatsoever.

The officers who sign this deed hereby certify that this deed and the transfer represented thereby was duly authorized under a resolution duly adopted by the board of directors of the Grantor at a lawful meeting duly held and attended by a quorum.

IN WITNESS WHEREOF, the grantor has caused its corporate name to be hereunto subscribed by its authorized officers, this 22nd day of December, 2005.

Cameron Community & Educational Foundation, Inc.
An Idaho Corporation

By Steve Crandall, President
Steve Crandall, President

STATE OF Idaho)

) ss.

COUNTY OF Teton)

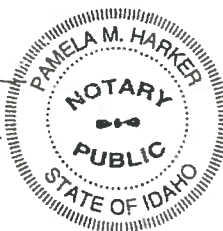
On this 22nd day of December, 2005, before me, the undersigned, a Notary Public, in and for said State, personally appeared Steve Crandall, known to me, and/or identified to me on the basis of satisfactory evidence, to be the President, of the corporation that executed the instrument and that the foregoing instrument was signed on behalf of said corporation by authority of a resolution of it's board of directors and acknowledged to me that such corporation executed the same.

WITNESS MY HAND AND OFFICIAL SEAL.

Pamela M. Harker
Notary Public

Residing at: Teton, ID

My Commission Expires: 01-23-2007



173631

EXHIBIT "A"

PARCEL 1

Beginning at the NW corner of the NW $\frac{1}{4}$ of Section 1, Township 4 North, Range 44 EBM., and running
thence South 57.2 rods,
thence East 67.13 rods,
thence North 57.2 rods,
thence West 67.13 rods to the place of beginning.
LESS the road right of way.

PARCEL 2

Commencing at a point 57.2 rods South of the Northeast Corner of the NW $\frac{1}{4}$ of Section 1, Township 4 North, Range 44 East, Boise Meridian, Teton County Idaho and running:
thence South 55.7 rods;
thence West 61.28 rods; more or less
thence North 55.7 rods;
thence East 61.28 rods more or less to the place of beginning
LESS: BEGINNING at a point 57.2 rods South, and 30.64 rods West from the NE Corner of the NW $\frac{1}{4}$ of Section 1, Township 4 North, Range 44 East, Boise Meridian, and running:
thence South 55.7 rods;
thence West 30.64 rods;
thence North 55.7 rods;
Thence East 30.64 rods; to the point of beginning.

PARCEL 3

BEGINNING at the NE Corner of the NW $\frac{1}{4}$ of Section 1, Township 4 North, Range 44 East, Boise Meridian, and running: thence South 57.2 rods;
thence West 30.64 rods;
thence North 57.2 rods;
thence East 30.64 rods to the point of beginning.

PARCEL 4

Lot 25, Block 1, Cobblecrest Subdivision, as per the recorded plat thereof, Teton County, Idaho.

PARCEL 5

A 5 acre parcel in the E $\frac{1}{2}$ W $\frac{1}{2}$, Section 23, TWP 5 N, RNG 45E, B.M., Teton County, Idaho, being further described as:
Commencing at the N $\frac{1}{4}$ corner of said Section 23, Thence S $0^{\circ} 08' 41''$ E. 2325.11 feet along the East line of the W $\frac{1}{2}$ of said Section 23, and Thence S $89^{\circ} 39' 42''$ W. 58.45 feet to a point on the western right-of-way line of State Highway 33, the POINT OF BEGINNING:
Thence S $0^{\circ} 20' 07''$ E. 460.00 feet along said right-of-way to a point;
Thence S $89^{\circ} 39' 42''$ W, 473.48 feet to a point;
Thence N $0^{\circ} 20' 07''$ W, 460.00 feet to a point;
Thence N $89^{\circ} 39' 42''$ E., 473.48 feet to the point of beginning.

PARCEL 6

Beginning 478.50 feet West of the North quarter corner of Section 35, Township 5 North, Range 45 East, Boise Meridian, Teton County, Idaho, and running thence West 75.00 feet, thence South 120.50 feet, thence East 75.00 feet, Thence North 120.50 feet to the point of beginning.

PARCEL 7

All of that certain tract of land described in Deed dated June 18, 1910, from Marion W. Butler, et al, to the Yellowstone Park Railroad Company (predecessors to the Union Pacific Railroad Company), recorded in the Fremont County Records on November 21, 1912, in Book 10 of Deeds on Page 489, said tract being more particularly described in said Deed as follows:

"A strip of land 100 feet wide, being 50 feet in width on each side of the centerline of main track of the Teton Basin Branch of the Yellowstone Park Railroad as located across the southeast quarter of the southwest quarter of Section 26 and the North 908.3 feet of the northeast quarter of the northwest quarter of Section 35, township 5 North, Range 45 East of the Boise Meridian.

The course of said centerline of main track being more particularly described as follows, to-wit: Beginning at a point in the north line of said southeast quarter of southwest quarter of said Section 26 and 691.3 feet westerly from the northeast corner of said southeast quarter of southwest quarter of Section 26; thence South 0 degrees and 7 minutes West 1318.8 feet to a point in the south line of said Section 26 and 694 feet westerly from the south 1/4 section corner thereof; continuing thence South 0 degrees and 7 minutes West 908.3 feet to a point, whence the north quarter-section corner of said Section 35 bears North 37 degrees and 28 minutes East 1144.1 feet distant.

Also, all of that certain strip of land described in Deed dated June 18, 1910, from James William Price, et ux, to the Yellowstone Park Railroad Company (predecessor to the Union Pacific Railroad Company), recorded in the Fremont County Records on December 3, 1912, in Book 10 of Deeds on Page 571, said strip being more particularly described in said deed as follows:

"A strip of land 100 feet wide, being 50 feet in width on each side of the centerline of main track of the Teton Basin Branch of the Yellowstone Park Railroad as located across the northeast quarter of the southwest quarter of Section 26, Township 5 North, Range 45 East of the Boise Meridian.

The course of said centerline of main track being more particularly described as follows, to-wit: Beginning at a point in the east and west centerline of said Section 26 and 688.6 feet westerly from the center thereof; thence South 0 degrees and 7 minutes West 1318.7 feet to a point in the south line of said northeast quarter of the southwest quarter of said Section 26 and 691.3 feet westerly from the southeast corner of said 40 acre tract.

Also, all of that certain strip of land described in Warranty Deed dated June 18, 1912, from James William Price, et ux, to the Oregon Short Line Railroad Company (predecessor to the Union Pacific Railroad Company), recorded in the Fremont County Records on July 31, 1912; in Book 11 of Deeds on Page 191, said strip being more particularly described in said deed as follows:

"Beginning at a point two thousand twenty-seven and seven tenths (2027.7) feet east of the northwest corner of the Southwest quarter of Section 26, Township 5 North, Range 45 East, B.M.; thence east one hundred (100) feet to point one; thence south naught degrees seven minutes west, thirteen hundred seventeen and five tenths (1317.5) feet to point two; thence west one hundred (100) feet to point three; thence north naught degrees seven minutes east, thirteen hundred seventeen and five tenths (1317.5) feet to the place of beginning.

Also, all of that certain strip of land described in Warranty Deed dated November 14, 1934, from Marian H. Price to the Oregon Short Line Railroad Company (predecessor to the Union Pacific Railroad Company), recorded in the Teton County Records on December 19, 1934, in Book 62 of Deeds on Page 445, said strip being more particularly described in said deed as follows:

"A strip of land thirty-three (33) feet wide, lying between the present Easterly boundary line of the Station Grounds right of way of the Oregon Short Line Railroad Company and the West boundary line of Main Street of the Townsite of Driggs, Idaho, in the Northeast quarter of the Southwest quarter (NE 1/4 SW 1/4) of Section Twenty-six (26), Township Five (5) North, Range Forty-five (45) East of the Boise Meridian, more particularly described as follows:

Beginning at the point of intersection of the said present Easterly boundary line of the Station Grounds right of way with the East and West centerline of said Section Twenty-six (26), said point being five hundred thirty-nine and one tenth (539.1) feet West of the center of said Section Twenty-six (26); thence East along said East and West centerline, for a distance of four hundred eighty-nine and six tenths (489.6) feet to a point in the West boundary line of Main Street of said Townsite of Driggs; thence South along said West boundary line of Main Street thirty-three (33) feet; thence West along a line which is thirty-three (33) feet South of and parallel to said East and West centerline of Section Twenty-six (26), for a distance of four hundred eighty-nine and six tenths (489.6) feet, to a point in the said Easterly boundary line of the Station Grounds right of way; thence North along said Easterly boundary line, thirty-three (33) feet, to the point of beginning,

Also, all of that certain first described strip of land conveyed by Deed dated, October 17, 1911, from Harold D. Winger, et ux, to the Oregon Short Line Railroad Company (predecessor to the

Union Pacific Railroad Company), recorded in the Fremont County Records on July 27, 1912, in Book 8 of Deeds on Page 236, said strip being more particularly described in said deed as follows:

"Beginning at a point five hundred forty four (544) feet west of the southeast corner of the southwest quarter of section twenty six (26) township five (5) north of range forty five (45) E.B.M. thence north no degrees seven minutes east thirteen hundred twenty (1320) feet to point one, thence west one hundred feet (100) to point two, thence south no degrees seven minutes west thirteen hundred twenty (1320) feet to point three, thence east one hundred (100) feet to point of beginning.

LESS AND EXCEPTING THEREFROM:

BEGINNING at a point 49.5 ft. West from the NE Corner of the SW 1/4 of Section 26, Township 5 North, Range 45 East, Boise Meridian:

Thence West 689.1 ft to the Westerly Railroad Right-of-Way Line;

Thence S 0° 07' W, 501.7 ft. along the Right-of-Way Line;

Thence East 200.0 ft. to the Easterly Railroad Right-of-Way Line;

Thence N 0° 07' E., 468.7 ft. along the right-of-Way Line;

Thence East 489.1 ft.;

Thence North 33 ft. to the POINT OF BEGINNING.

ALSO LESS AND EXCEPTING THEREFROM:

All of that certain strip of land described in Deed dated February 19, 1913, From Marion W. Butler, et al, to the Oregon Short Line Railroad Company (predecessor to the Union Pacific Railroad Company), recorded in the Fremont County Records on April 9, 1913, in Book 13 of Deeds on Page 74, said strip being more particularly described in said deed as follows:

"A strip of land one hundred (100) feet wide, lying fifty (50); feet on each side of the centerline of the main track of the Teton Basin. Branch of the Oregon Short Line Railroad as same is now located through the Southeast quarter of the Northwest quarter (SE1/4NW1/4) of Section Thirty-five (35), Township Five (5) North, Range Forty-five (45) East of the Boise Meridian, said centerline of track being more particularly described as follows:

Beginning at a point in the East and West centerline of said Section Thirty-five (35) and six: hundred twenty-three and three tenths (623.3) feet West of the center thereof, thence Northerly along a curve to the right having a radius of fifty-seven hundred twenty-nine and six tenths (5729.6) feet, for a distance of ten hundred thirty-eight and one tenth (1038.1) feet; thence North no degrees seven minutes East (N. 0 degrees 07 minutes East) for a distance of two hundred eighty-one (281) feet, more or less, to a point in the North line of said forty-acre tract and seven hundred five (705) feet, more or less, West of the Northeast corner thereof.

Also, a strip of land 100.0 feet wide situate in the NE1/4NW1/4 of Section 35, Township 5 North, Range 45 East of the Boise Meridian in Teton County, Idaho, said strip being 50.0 feet on each side, measured at right angles, from the hereinafter described centerline of abandoned main track of the Teton Valley Branch of the Union Pacific Railroad Company, as formerly constructed and operated, and southerly from a straight line drawn through a point in said centerline of abandoned main track that is 908.3 feet distant southerly, measured along said centerline of abandoned main track, from; the north line of said NE1/4NW1/4 to the south line of said NE1/4NW1/4.

Said centerline of abandoned main track, hereinabove referred to is described as follows:

Beginning at a point of intersection of the north line of said NE1/4NW1/4 with said centerline of abandoned main track, said point being 691.3 feet distant westerly, measured along said north line, from the northeast corner of said NE1/4NW1/4; Thence South 0 degrees 07' East along said centerline of abandoned main track, a distance of 1400 feet to a point beyond the southerly limits of the strip of land hereinabove described.

ALSO LESS AND EXCEPTING THEREFROM:

A portion of the NE1/4SW1/4 Section 26, Township 5 North, Range 45 East, Boise Meridian, Teton County, Idaho, being described as:

From the SE Corner of said NE1/4SW1/4 North 89 degrees 57' 00" West, 600.00 feet, and South 00 degrees 00'00" East, 3.50 feet to the true point of beginning; thence North 89 degrees 57' 00" West, 139.00 feet to a point; thence North 00 degrees 07' 26" East, 462.00 feet to a point; thence South 89 degrees 57' 00" East, 138.00 feet to a point; thence South 00 degrees 00' 00" East, 462.00 feet to the point of beginning.

TCT

Teton County Title

RECEIVED

DEC 23 2005

TETON CO., ID
CLERK RECORDER

173630

Instrument # 173630

DRIGGS, TETON, IDAHO

2005-12-23

Recorded for: TETON COUNTY TITLE

NOLAN G. BOYLE

Ex-Officio Recorder Deputy

Index to: DEED, WARRANTY

03:25:56 No. of Pages: 6

Fee: 18.00

WARRANTY DEED

(This deed is a correction deed to correct the typos in the legal descriptions and Grantee(s) name on instrument #'s 169236, 169237, 169238, 169239, 169233, 169234 and 169235)

FOR VALUE RECEIVED

Randy A. Burnside and Nelda K. Burnside, Husband and Wife

GRANTOR(S), hereby grants, bargains, sells, conveys and warrants unto

Cameron Community & Educational Foundation, Inc., an Idaho CorporationGRANTEE(S), whose current address is: **329 S. Woodruff, Idaho Falls, Idaho 83401**

the following described premises, to wit:

See Attached Exhibit "A"

Subject to: all easements, right of ways, covenants, restrictions, reservations, applicable building and zoning ordinances and use regulations of record, and payment of accruing taxes and assessments as agreed to by parties above.

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee, their heirs and assigns forever. And the said Grantor does hereby covenant to and with the said Grantee, that it is the owner in fee simple of said premises, that said premises are free from all encumbrances and that he will warrant and defend the same from all lawful claims whatsoever.

Dated this 23rd day of December, 2005.

 Randy A. Burnside


 Nelda K. Burnside

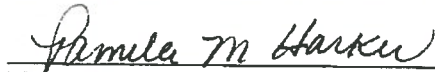
STATE OF Idaho_)

) ss.

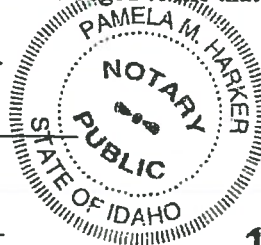
COUNTY OF Teton)

On this 23rd day of December, 2005, before me, the undersigned, a Notary Public, in and for said State, personally appeared **Randy A. Burnside and Nelda K. Burnside**, known to me, and/or identified 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.

WITNESS MY HAND AND OFFICIAL SEAL.



Notary Public

Residing at: Tetona, idMy commission expires: 01-23-2007

173630

SCHEDULE A

Order Number: 50127

LEGAL DESCRIPTION

PARCEL 1

Beginning at the NW corner of the NW $\frac{1}{4}$ of Section 1, Township 4 North, Range 44 EBM., and running
thence South 57.2 rods,
thence East 67.13 rods,
thence North 57.2 rods,
thence West 67.13 rods to the place of beginning.
LESS the road right of way.

PARCEL 2

Commencing at a point 57.2 rods South of the Northeast Corner of the NW $\frac{1}{4}$ of Section 1, Township 4 North, Range 44 East, Boise Meridian, Teton County Idaho and running:
thence South 55.7 rods;
thence West 61.28 rods; more or less
thence North 55.7 rods;
thence East 61.28 rods more or less to the place of beginning
LESS: BEGINNING at a point 57.2 rods South, and 30.64 rods West from the NE Corner of the NW $\frac{1}{4}$ of Section 1, Township 4 North, Range 44 East, Boise Meridian, and running:
thence South 55.7 rods;
thence West 30.64 rods;
thence North 55.7 rods;
Thence East 30.64 rods; to the point of beginning.

PARCEL 3

BEGINNING at the NE Corner of the NW $\frac{1}{4}$ of Section 1, Township 4 North, Range 44 East, Boise Meridian, and running: thence South 57.2 rods;
thence West 30.64 rods;
thence North 57.2 rods;
thence East 30.64 rods to the point of beginning.

PARCEL 4

Lot 25, Block 1, Cobblecrest Subdivision, as per the recorded plat thereof, Teton County, Idaho.

PARCEL 5

A 5 acre parcel in the E $\frac{1}{2}$ W $\frac{1}{2}$, Section 23, TWP 5 N, RNG 45E, B.M., Teton County, Idaho, being further described as:

Commencing at the N $\frac{1}{4}$ corner of said Section 23, Thence S $0^{\circ} 08' 41''$ E. 2325.11 feet along the East line of the W $\frac{1}{2}$ of said Section 23, and Thence S $89^{\circ} 39' 42''$ W. 58.45 feet to a point on the

western right-of-way line of State Highway 33, the POINT OF BEGINNING:

Thence S 0° 20' 07" E. 460.00 feet along said right-of-way to a point;

Thence S 89° 39' 42" W, 473.48 feet to a point;

Thence N 0° 20' 07" W, 460.00 feet to a point;

Thence N 89° 39' 42" E., 473.48 feet to the point of beginning.

PARCEL 6

Beginning 478.50 feet West of the North quarter corner of Section 35, Township 5 North, Range 45 East, Boise Meridian, Teton County, Idaho, and running thence West 75.00 feet, thence South 120.50 feet, thence East 75.00 feet, Thence North 120.50 feet to the point of beginning.

PARCEL 7

All of that certain tract of land described in Deed dated June 18, 1910, from Marion W. Butler, et al, to the Yellowstone Park Railroad Company (predecessors to the Union Pacific Railroad Company), recorded in the Fremont County Records on November 21, 1912, in Book 10 of Deeds on Page 489, said tract being more particularly described in said Deed as follows:

"A strip of land 100 feet wide, being 50 feet in width on each side of the centerline of main track of the Teton Basin Branch of the Yellowstone Park Railroad as located across the southeast quarter of the southwest quarter of Section 26 and the North 908.3 feet of the northeast quarter of the northwest quarter of Section 35, township 5 North, Range 45 East of the Boise Meridian.

The course of said centerline of main track being more particularly described as follows, to-wit: Beginning at a point in the north line of said southeast quarter of southwest quarter of said Section 26 and 691.3 feet westerly from the northeast corner of said southeast quarter of southwest quarter of Section 26; thence South 0 degrees and 7 minutes West 1318.8 feet to a point in the south line of said Section 26 and 694 feet westerly from the south 1/4 section corner thereof; continuing thence South 0 degrees and 7 minutes West 908.3 feet to a point, whence the north quarter-section corner of said Section 35 bears North 37 degrees and 28 minutes East 1144.1 feet distant.

Also, all of that certain strip of land described in Deed dated June 18, 1910, from James William Price, et ux, to the Yellowstone Park Railroad Company (predecessor to the Union Pacific Railroad Company), recorded in the Fremont County Records on December 3, 1912, in Book 10 of Deeds on Page 571, said strip being more particularly described in said deed as follows:

"A strip of land 100 feet wide, being 50 feet in width on each side of the centerline of main track of the Teton Basin Branch of the Yellowstone Park Railroad as located across the northeast quarter of the southwest quarter of Section 26, Township 5 North. Range 45 East of the Boise Meridian.

The course of said centerline of main track being more particularly described as follows, to-wit: Beginning at a point in the east and west centerline of said Section 26 and 688.6 feet westerly from the center thereof; thence South 0 degrees and 7 minutes West 1318.7 feet to a point in the

south line of said northeast quarter of the southwest quarter of said Section 26 and 691.3 feet westerly from the southeast corner of said 40 acre tract.

Also, all of that certain strip of land described in Warranty Deed dated June 18, 1912, from James William Price, et ux, to the Oregon Short Line Railroad Company (predecessor to the Union Pacific Railroad Company), recorded in the Fremont County Records on July 31, 1912; in Book 11 of Deeds on Page 191, said strip being more particularly described in said deed as follows:

"Beginning at a point two thousand twenty-seven and seven tenths (2027.7) feet east of the northwest corner of the Southwest quarter of Section 26, Township 5 North, Range 45 East, B.M.; thence east one hundred (100) feet to point one; thence south naught degrees seven minutes west, thirteen hundred seventeen and five tenths (1317.5) feet to point two; thence west one hundred (100) feet to point three; thence north naught degrees seven minutes east, thirteen hundred seventeen and five tenths (1317.5) feet to the place of beginning.

Also, all of that certain strip of land described in Warranty Deed dated November 14, 1934, from Marian H. Price to the Oregon Short Line Railroad Company (predecessor to the Union Pacific Railroad Company), recorded in the Teton County Records on December 19, 1934, in Book 62 of Deeds on Page 445, said strip being more particularly described in said deed as follows:

"A strip of land thirty-three (33) feet wide, lying between the present Easterly boundary line of the Station Grounds right of way of the Oregon Short Line Railroad Company and the West boundary line of Main Street of the Townsite of Driggs, Idaho, in the Northeast quarter of the Southwest quarter (NE 1/4 SW 1/4) of Section Twenty-six (26), Township Five (5) North, Range Forty-five (45) East of the Boise Meridian, more particularly described as follows:

Beginning at the point of intersection of the said present Easterly boundary line of the Station Grounds right of way with the East and West centerline of said Section Twenty-six (26), said point being five hundred thirty-nine and one tenth (539.1) feet West of the center of said Section Twenty-six (26); thence East along said East and West centerline, for a distance of four hundred eighty-nine and six tenths (489.6) feet to a point in the West boundary line of Main Street of said Townsite of Driggs; thence South along said West boundary line of Main Street thirty-three (33) feet; thence West along a line which is thirty-three (33) feet South of and parallel to said East and West centerline of Section Twenty-six (26), for a distance of four hundred eighty-nine and six tenths (489.6) feet, to a point in the said Easterly boundary line of the Station Grounds right of way; thence North along said Easterly boundary line, thirty-three (33) feet, to the point of beginning,

Also, all of that certain first described strip of land conveyed by Deed dated. October 17, 1911, from Harold D. Winger, et ux, to the Oregon Short Line Railroad Company (predecessor to the Union Pacific Railroad Company), recorded in the Fremont County Records on July 27, 1912, in Book 8 of Deeds on Page 236, said strip being more particularly described in said deed as follows:

"Beginning at a point five hundred forty four (544) feet west of the southeast corner of the southwest quarter of section twenty six (26) township five (5) north of range forty five (45) E.B.M. thence north no degrees seven minutes east thirteen hundred twenty (1320) feet to point one, thence west one hundred feet (100) to point two, thence south no degrees seven minutes west thirteen hundred twenty (1320) feet to point three, thence east one hundred (100) feet to point of beginning.

LESS AND EXCEPTING THEREFROM:

BEGINNING at a point 49.5 ft. West from the NE Corner of the SW 1/4 of Section 26, Township 5 North, Range 45 East, Boise Meridian;
Thence West 689.1 ft to the Westerly Railroad Right-of-Way Line;
Thence S 0° 07' W, 501.7 ft. along the Right-of-Way Line;
Thence East 200.0 ft. to the Easterly Railroad Right-of-Way Line;
Thence N 0° 07' E., 468.7 ft. along the right-of-Way Line;
Thence East 489.1 ft.;
Thence North 33 ft. to the POINT OF BEGINNING.

ALSO LESS AND EXCEPTING THEREFROM:

All of that certain strip of land described in Deed dated February 19, 1913, From Marion W. Butler, et al, to the Oregon Short Line Railroad Company (predecessor to the Union Pacific Railroad Company), recorded in the Fremont County Records on April 9, 1913, in Book 13 of Deeds on Page 74, said strip being more particularly described in said deed as follows:
"A strip of land one hundred (100) feet wide, lying fifty (50); feet on each side of the centerline of the main track of the Teton Basin. Branch of the Oregon Short Line Railroad as same is now located through the Southeast quarter of the Northwest quarter (SE1/4NW1/4) of Section Thirty-five (35), Township Five (5) North, Range Forty-five (45) East of the Boise Meridian, said centerline of track being more particularly described as follows:
Beginning at a point in the East and West centerline of said Section Thirty-five (35) and six: hundred twenty-three and three tenths (623.3) feet West of the center thereof, thence Northerly along a curve to the right having a radius of fifty-seven hundred twenty-nine and six tenths (5729.6) feet, for a distance of ten hundred thirty-eight and one tenth (1038.1) feet; thence North no degrees seven minutes East (N. 0 degrees 07 minutes East) for a distance of two hundred eighty-one (281) feet, more or less, to a point in the North line of said forty-acre tract and seven hundred five (705) feet, more or less, West of the Northeast corner thereof.

Also, a strip of land 100.0 feet wide situate in the NE1/4NW1/4 of Section 35, Township 5 North, Range 45 East of the Boise Meridian in Teton County, Idaho, said strip being 50.0 feet on each side, measured at right angles, from the hereinafter described centerline of abandoned main track of the Teton Valley Branch of the Union Pacific Railroad Company, as formerly constructed and operated, and southerly from a straight line drawn through a point in said centerline of abandoned main track that is 908.3 feet distant southerly, measured along said centerline of abandoned main track, from; the north line of said NE1/4NW1/4 to the south line of said NE1/4NW1/4.

Said centerline of abandoned main track, hereinabove referred to is described as follows:

Beginning at a point of intersection of the north line of said NE1/4NW1/4 with said centerline of abandoned main track, said point being 691.3 feet distant westerly, measured along said north line, from the northeast corner of said NE1/4NW1/4; Thence South 0 degrees 07' East along said centerline of abandoned main track, a distance of 1400 feet to a point beyond the southerly limits of the strip of land hereinabove described.

ALSO LESS AND EXCEPTING THEREFROM:

A portion of the NE1/4SW1/4 Section 26, Township 5 North, Range 45 East, Boise Meridian, Teton County, Idaho, being described as:

From the SE Corner of said NE1/4SW1/4 North 89 degrees 57' 00" West, 600.00 feet, and South 00 degrees 00' 00" East, 3.50 feet to the true point of beginning; thence North 89 degrees 57' 00" West, 139.00 feet to a point; thence North 00 degrees 07' 26" East, 462.00 feet to a point; thence South 89 degrees 57' 00" East, 138.00 feet to a point; thence South 00 degrees 00' 00" East, 462.00 feet to the point of beginning.

119961

MAY 05 1995

WARRANTY DEED

TETON Co. Id.
Clerk Recorder

For Value Received MELVIN G. HANSEN and MARGIE MAE HANSEN, husband and wife

Hereinafter called the Grantor, hereby grants, bargains, sells and conveys unto

RANDY A. BURNSIDE and NELDA K. BURNSIDE, husband and wife
whose address is: 116 SOUTH 100 EAST, DRIGGS, ID, 83422

Hereinafter called the Grantee, the following described premises situated in Teton County, Idaho, to-wit:

Commencing at a point 57.2 rods South of the Northeast Corner of the NW1/4 of Section 1, Township 4 North, Range 44 East, Boise Meridian, Teton County, Idaho and running thence South 55.7 rods; thence West 61.28 rods more or less; thence North 55.7 rods; thence East 61.28 rods more or less to the place of beginning.

Subject to reservations in United States and State Patents; existing and recorded Right-of-ways, Easements, Zoning, Building and Subdivision ordinances; Taxes and Assessments as prorated between the parties hereto.

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee and to the Grantee's heirs and assigns forever. And the said Grantor does hereby covenant to and with the said Grantee, that the Grantor is the owner in fee simple of said premises; that said premises are free from all encumbrances except current years taxes, levies, and assessments, and except U. S. Patent reservations, restrictions, easements of record, and easements visible upon the premises, and that Grantor will warrant and defend the same from all claims whatsoever.

Dated:

Melvin G. Hansen
MELVIN G. HANSENMargie Mae Hansen
MARGIE MAE HANSEN

STATE OF IDAHO)

COUNTY OF TETON)

On this day of November, in the year 1994, before me, a Notary Public in and for the State of Idaho, personally appeared MELVIN G. HANSEN and MARGIE MAE HANSEN, known or identified to me to be the persons whose names are subscribed to the within Instrument, and acknowledged to me that they executed the same.

Barbara A. Drake
Notary Public of Idaho
Residing at Downey
Commission Expires

119961

FILED

AT THE REQUEST OF

First American

AT 17 MINUTES PAST 11 a.m.

DATE May 5, 1995Ara J. Drake
CLERK OF RECORDERBY Nora Rigby
DEPUTY

12-22-99

Corrected legal description on Warranty Deed on July 30, 1980.
To be re-recorded - # 85884

WARRANTY DEED

For Value Received Neil Jay Furniss and Shelley Furniss,
husband and wife

the grantors, do hereby grant, bargain, sell and convey unto

Melvin G. Hansen and Margie Mae Hansen, husband and wife

whose current address is

Rt. #2, Box 17, Driggs, Idaho 83422

the grantee, the following described premises, in Teton County Idaho, to wit:

Commencing at a point 57.2 rods South of the Northeast Corner of the NW $\frac{1}{4}$ of Section 1, Township 4 North, Range 44 East Boise Meridian and running thence South 55.7 rods; thence West 61.28 rods more or less, thence North 55.7 rods; thence East 61.28 rods more or less to the place of beginning.

Together with all irrigation equipment of every kind and character and additions thereto and replacements now or hereafter owned by the grantees and used in irrigation of the above premises.

Together with all water and water rights, ditches and ditch rights used thereon or appurtenant thereto.

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 they are free from all incumbrances except matters of record.

and that they will warrant and defend the same from all lawful claims whatsoever.

Dated: April 16, 1982

Neil Jay Furniss
Neil Jay Furniss

Shelley Hope Furniss
Shelley Furniss

STATE OF IDAHO, COUNTY OF Bannock
On this 16th day of April, 1982,
before me, a notary public in and for said State, personally
appeared

Neil Jay Furniss and
Shelley Hope Furniss,
husband and wife

known to me to be the persons whose names are
subscribed to the within instrument, and acknowledged to
me that they have executed the same.

Notary Public
Residing at Pocatello, Idaho
Comm. Expires Life

STATE OF IDAHO COUNTY OF BANNOCK Filed for Record at the Request of of day of April 1982 and in Book of State of Idaho County of Bannock Recorded Deposited	FILED INDEXED PLATED 14
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11/15/2006

IDAHO DEPARTMENT OF WATER RESOURCES
PRELIMINARY RECOMMENDATION OF WATER RIGHTS ACQUIRED UNDER STATE LAW

RIGHT NUMBER: 22-34B

NAME AND ADDRESS:

NEIL FURNISS
PO BOX 1020
DRIGGS ID 83422
Telephone Number: (208)354-3565

DON E FURNISS
PO BOX 1020
DRIGGS ID 83422
Telephone Number: (208)354-3565

MARGIE MAE HANSEN
PO BOX 1020
DRIGGS ID 83422
Telephone Number: (208)354-3565

JAMES E FURNISS
PO BOX 1020
DRIGGS ID 83422
Telephone Number: (208)354-3565

MARILYN MARSHALL
PO BOX 1020
DRIGGS ID 83422
Telephone Number: (208)354-3565

GARY DEAN FURNISS
PO BOX 1020
DRIGGS ID 83422
Telephone Number: (208)354-3565

NELDA KAY BURNSIDE
PO BOX 1020
DRIGGS ID 83422
Telephone Number: (208)354-3565

SOURCE: MAHOGANY CREEK

TRIBUTARY: TETON RIVER

QUANTITY: 1.600 CFS

PRIORITY DATE: 01/22/1916

POINT OF DIVERSION:
T04N R44E S1 NESWSE Within TETON County

PURPOSE AND
PERIOD OF USE:

<u>PURPOSE OF USE</u>	<u>PERIOD OF USE</u>	<u>QUANTITY</u>
IRRIGATION	04/01 10/31	1.600 CFS

PLACE OF USE: IRRIGATION in TETON County

T04N R44E S01 Lot 3 NENW	13.00	T04N R44E S01	SENW	7.00
20 ACRES TOTAL				

OTHER PROVISIONS NECESSARY FOR DEFINITION OR ADMINISTRATION OF THIS WATER RIGHT:

This partial decree is subject to such general provisions necessary for the definition of the rights or for the efficient administration of the water rights as may be ultimately determined by the Court at a point in time no later than the entry of a final unified decree. Section 42-1412(6), Idaho Code.

EXPLANATORY MATERIAL: BASIS OF CLAIM - Decreed

Right includes accomplished change in point of diversion pursuant to Section 42-1425, Idaho Code.

IDAHO DEPARTMENT OF WATER RESOURCES

Adjudication Recommendation Report 22-34B V1

WATER RIGHT NUMBER: 22-34B V1

<u>Owner Type</u>	<u>Name and Address</u>
Current Owner	NEIL FURNISS PO BOX 1020 DRIGGS, ID 83422 (208)354-3565
Current Owner	DON E FURNISS PO BOX 1020 DRIGGS, ID 83422 (208)354-3565
Current Owner	MARGIE MAE HANSEN PO BOX 1020 DRIGGS, ID 83422 (208)354-3565
Current Owner	JAMES E FURNISS PO BOX 1020 DRIGGS, ID 83422 (208)354-3565
Current Owner	MARILYN MARSHALL PO BOX 1020 DRIGGS, ID 83422 (208)354-3565
Current Owner	GARY DEAN FURNISS PO BOX 1020 DRIGGS, ID 83422 (208)354-3565
Current Owner	NELDA KAY BURNSIDE PO BOX 1020 DRIGGS, ID 83422 (208)354-3565

Priority Date: 01/22/1916

Basis:

Status:

Source

MAHOGANY CREEK

Tributary

TETON RIVER

Beneficial Use

IRRIGATION

From To

4/15 to 10/15

Diversion Rate

1.500 CFS

Annual Volume

Total Diversion: 1.500 CFS

Location of Point(s) of Diversion

IDAHO DEPARTMENT OF WATER RESOURCES

Adjudication Recommendation Report 22-34B V1

MAHOGANY CREEK
TETON County

NE1/4SW1/4SE1/4

Sec. 1, Twp 04N, Rge 44E, B.M.

Place of Use

IRRIGATION

[illegible]

Total Acres: 20

Conditions of Approval:

1. P.O.D. INCORRECT IN DECREE. J. ERWIN INHERITED THIS PORTION OF RIGHT FROM FATHER.

Remarks:Comments:

Water Supply Bank:

$\frac{90}{13}$

$\frac{0807}{acg}$

6.4

$\frac{0807}{acg}$

Dashed

EV
GWS

IN THE DISTRICT COURT OF THE FIFTH JUDICIAL DISTRICT OF THE STATE OF IDAHO,
IN AND FOR THE COUNTY OF TWIN FALLS

IN RE THE GENERAL ADJUDICATION
OF RIGHTS TO THE USE OF WATER FROM
THE SNAKE RIVER BASIN WATER SYSTEM.

CIVIL CASE NUMBER: 39576

Ident. Number: A22-00034B
Date Received: 5/19/1988
Receipt No: 6000230

NOTICE OF CLAIM TO A WATER RIGHT
ACQUIRED UNDER STATE LAW

1. Name: J. ERWIN FURNISS 208-354-2513
Address: 577 WEST 100 SOUTH
DRIGGS, ID 83422
AND/OR
Name: LOLA M. FURNISS 208-354-2513
Address: 577 WEST 100 SOUTH
DRIGGS, ID 83422

A2200034B



2. Date of Priority: JAN 22, 1916

3. Source: MAHOGANY CREEK Trib. to: TETON RIVER

4. Point of Diversion:

Township	Range	Section	1/4 of	1/4 of	1/4 of	Lot	County
04N	44E	1	NE	SW	SE		TETON

5. Description of diverting works:
HEADGATE IN STREAM TO DITCHES FOR FLOOD IRRIGATION

6. Water is used for the following purposes:

Purpose	From	To	C.F.S	(or)	A.F.A.
IRRIGATION	04/15	10/15	1.500		

7. Total Quantity Appropriated is:
1.500 C.F.S. (and/or) A.F.A.

8. Total consumptive use is 40.0 Acre Feet Per Annum.

9. Non-irrigation uses:
NONE

A22-00034B

Page 1

Date: 05/19/88

RECORDED
NOV 04 1992

10. Place of Use:

Township	Range	Section	1/4 of	1/4	Lot	Use	Acres
04N	44E	1	NE	NW	3	IRR	20.0
Section Acres							20.0
Total Acres							20.0

11. Place of use in counties: TETON

12. Do you own the property listed above as place of use? YES

13. Other Water Rights Used:
NONE

14. Remarks:
P.O.D. INCORRECT IN DECREE. J. ERWIN INGERITED THIS PORTION
OF RIGHT FROM FATHER.

15. Basis of Claim: DECREED
Water Right Number: 220034
Case Number:
Court :
Decree date: 12/07/1938

F. C. GILLETTE
Decree Plaintiff

vs LYNN CRANDALL, W. M.
Decree Defendant

16. Signature(s)

(a.) By signing below, I/We acknowledge that I/We have received, read and understand the form entitled "How you will receive notice in the Snake River Basin Adjudication." (b.) I/We do _____ do not X wish to receive and pay a small annual fee for monthly copies of the docket sheet.

Number of attachments: 02

For Individuals:

I/We do solemnly swear or affirm that the statements contained in the foregoing document are true and correct.

Signature of Claimant(s): J. Edwin Furniss Date: 5.19-88

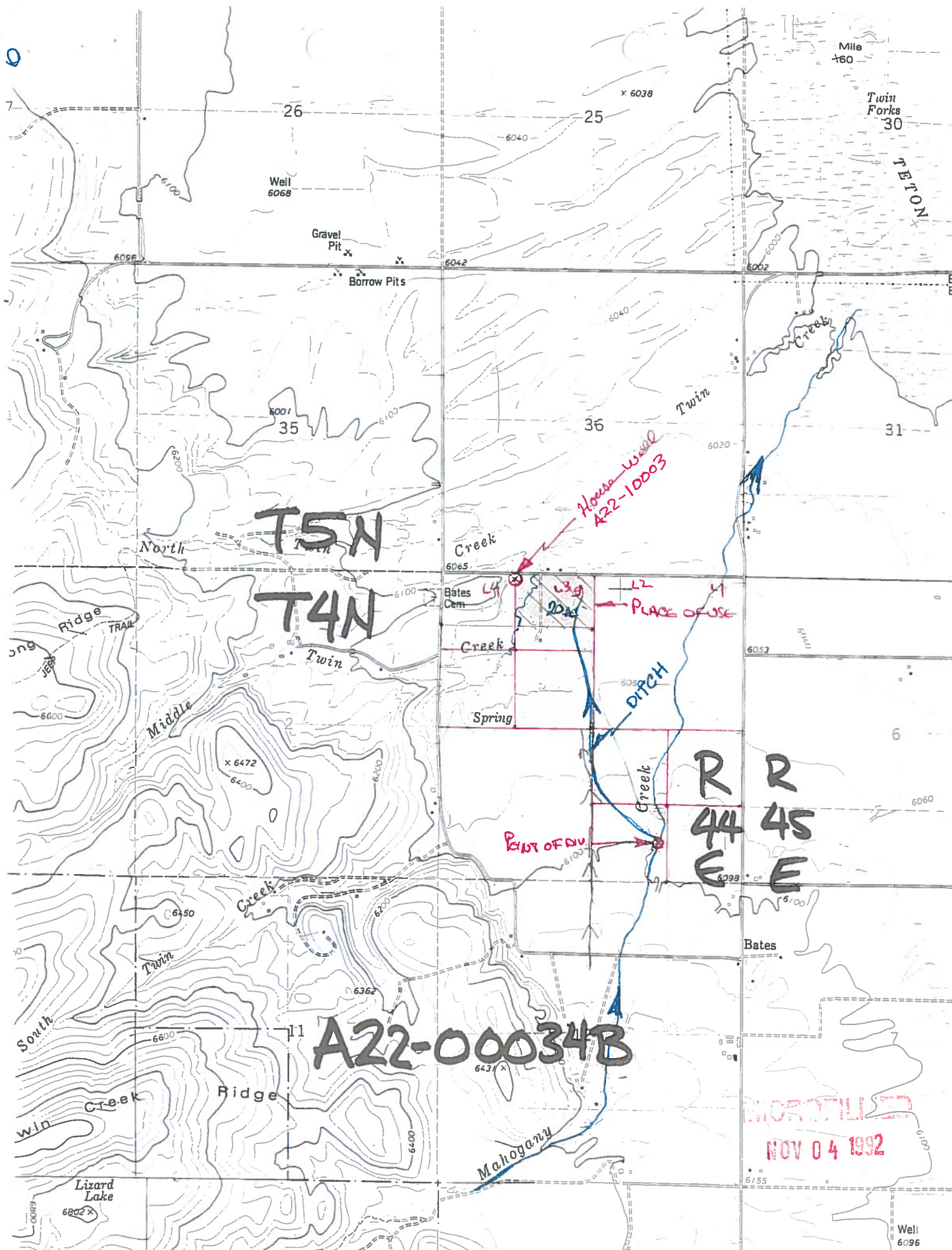
Date: _____

State of Idaho)
County of Bonneville) SS.

Subscribed and sworn (or affirmed) before me this 19th day
of May 19 88. Dale W. [Signature]
Notary Public

Seal

Residing at Idaho Falls
My Commission Expires 5/29/1991



on section 27, township 5 north, range 44 E.B.M. and ever since
the 22nd day of January, 1916, has so diverted 5.2 cubic feet per
second or 160 inches of the waters of said creek and has
applied the same to beneficial use in the irrigation of the above
described lands during each irrigating season, which has been in
addition to any other rights fixed, decreed, or granted to the
said plaintiff or his predecessors in interest.

FOURTH

That the defendant, William Farnace, is the owner or or has
an estate and the following described lands to-wit:

Lots 3 & 4, S.W. 1/4 of section 1, in township
5 north, range 44 E.B.M.

and is the owner of a ditch through which he conveys water from
Mahogany Creek, with the point of diversion located in the S.W. 1/4
of section 1, in township 5 north, range 44 E.B.M., and the plain-
tiff, or his predecessor in interest, on or before and ever since
the 22nd day of January, 1916, has so diverted 6.4 cubic feet per
second or 320 inches of the waters of said creek and has
applied the same to beneficial use in the irrigation of the above
described lands during each irrigating season, which has been in
addition to any other rights fixed, decreed, or granted to the said
plaintiff or his predecessors in interest.

FIFTH

That the plaintiff, George Farnace, is the owner or or has

22-0034

MICROFILMED

NOV 04 1992



Idaho Department of Water Resources

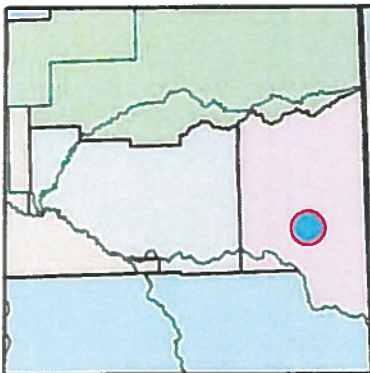
SRBA Recommendation:

22-34B

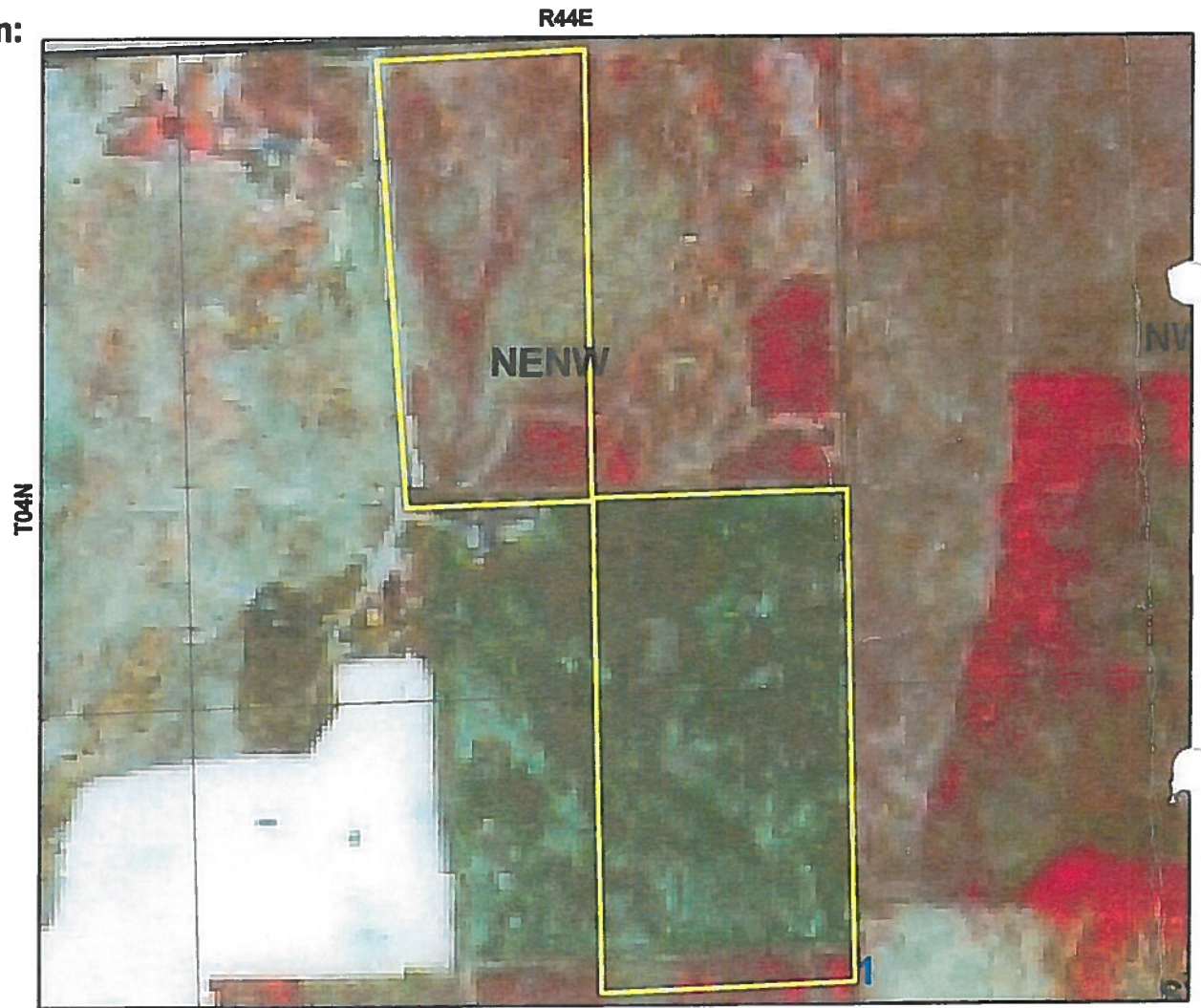
(Irrigation)

Legend

-  Place of Use
-  Townships
-  PLS Sections
-  Quarter Quarters



Teton County
IDWR Basin 22



0 0.1 0.2 Miles

Prepared by C. Moore
On Wednesday, November 15, 2006
1987/88 Aerial Photography

Owner: Neil Furniss

NOTE: Only one owner is listed. There may or may not be more than this in the IDWR database.

Claim no. 22-34E

Date	11-10-2006	Remarks	Agent initials
------	------------	---------	----------------

Agent initials

I went on-site with Neil Furniss. The Furniss family own most of the NW 1/4 of Sect 1 T4N R44E & farm it as a unit under a tenant farmer.

Map "A" shows the ground as it now is. All the farmed area appears land leveled. Nick Olson did an aerial field exam for the P.O.D. on Mahogany Creek + stated that the prod. is different than the claim.

The original old ditch no longer functions but Neil said it did in 1987. The family is hoping to re-establish the ditch if Decrees are recommended.

Since land has a dramatic, different look when compared to 1987 air photo, Asstts in charge of recommend will have to decide which maps are best to use for P.O.U.



22-34B
 - C
 - D
 - E
 P.O.U.
 JWA
 11-10-2006



All fields, looking South



Old House - looking South

1

NW NW
T 4N R 44E
Exit Hwy
DRG



N 1/2 NW

Oil
House
Site

SW NW

SE NW

Did someone
write property
Horse

MAP "A"

Claim no. _____

Claimant Contact Log

Date _____ Remarks _____ Agent initials _____

Randy Burnside 454 2005 Drigs 83401
~~306-385-0985~~ 354-8159

Neil Furniss 354 3565 + 35647

4.9 CFS NOT CLAIMED
why & where is water

NEIL FURNISS IS SON OF ERWIN WHO
PASSED AWAY LAST SUMMER. & ALSO THE
ADMINISTRATOR OF THE ESTATE.

THE POD IS INCORRECT ON THIS CLAIM
THE POINT AS IT IS CLAIMED COULD NOT
IRRIGATE THE POU FROM THE Acreage/Reynburg Dacre
THE POD IS IN SEC 12 SW 1/4

ALSO IN THE REYNBURG Dacre. THE POU
WAS Dacre THE SOUTH 1/2 OF THE NW 1/4

THIS CLAIM WILL NEED TO BE AMENDED
FOR POD. NOT CLAIMED ALL THE WATER OR ALL
THE IRRIGATED LAND.

Met With Neil. Furniss AFTER
TALKING TO HIM HE FELT LIKE HE SHOULD
AMEND THIS CLAIM. HE IS A TAX
ACCOUNTANT AND DIDN'T THINK HE WOULD
HAVE THE TIME TO DO THAT UNTIL AFTER
APRIL 15. 06. I TOLD HIM I DIDN'T
THINK THAT WOULD BE A PROBLEM.

Wend Olson 6.15.06

TAY 13802

BATES

Water Right No(s)

A2200034B



GPS DATA:

Tag # A0013801 Location: on Concrete Structure

Diversion Data:

Source: MAHOGANY CREEK Trib to: Teton River

MOTOR

Make: _____ Model: _____ Hp: _____
SN: _____

PUMP

Make: _____ Model: _____ Disch: _____
SN: _____

NOTES:

Water is Diverted into this Irrigation Pod
Ditch Down to Pod where they Road Irrigation
Claim filed To be Amended Has Claimed
Wrong Pod. NOT ALL THE ACRES. + NOT ALL
THE WATER CONTACT NEIL FURNISS

Field Exam Date: 8-15-06 Agent: NICK OLSON



State of Idaho

DEPARTMENT OF WATER RESOURCES

900 N. SKYLINE DR., SUITE A, IDAHO FALLS, ID 83402-1718

PHONE: (208) 525-7161 FAX: (208) 525-7177 WEB SITE: www.idwr.state.id.us

EASTERN REGION

JAMES E. RISCH
Governor

KARL J. DREHER
Director

October 10, 2006

NEIL J FURNISS ET AL
PO BOX 1020
DRIGGS ID 83422

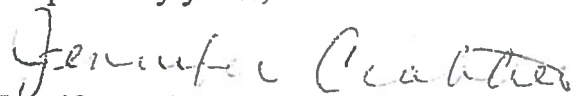
RE: NOTICE(S) OF CHANGE OF WATER RIGHT OWNERSHIP
NOTICE(S) OF CLAIM TO A WATER RIGHT 22-34B

Dear Claimants:

The request for Change of Water Right Ownership concerning the above-referenced Notice(s) of Claim has been processed and the Department's records updated to reflect you as the new claimant.

The enclosed report shows this change along with listing the elements of the water right being claimed. Please review this report and contact this office if there are corrections or questions.

Respectfully yours,


Jennifer Crabtree
Technical Records Specialist

Enclosure

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES
NOTICE OF CHANGE IN WATER RIGHT OWNERSHIP

RECEIVED

SEP 29 2006

Department of Water Resources
Eastern Region

Please print or type. Attach pages with additional information. Instructions are included at the end of this form.
 Incomplete forms will be returned.

1. Please list the water right number(s) and/or adjudication claim number(s) (if any) for each water right to be changed. List just the adjudication claim number if there is no corresponding water right record on file with the department. Indicate, by checking in the space provided (under the "split" heading), if the change in ownership is limited to a portion of a water right in which case division of the existing water right or adjudication claim record will be required.

Water Right No(s)	Adjudication Claim No(s)	Split	Water Right No(s)	Adjudication Claim No(s)	Split
	<u>22-34B</u>				

2. The following **REQUIRED** information must be submitted with this form:

- A. The appropriate **FILING FEE**. See instructions for fee amounts.
- B. A copy of the most recent **DEED, TITLE POLICY, CONTRACT OF SALE** or other legal document indicating your ownership of the property and water right(s) or claim(s) in question, **WITH ATTACHED LEGAL DESCRIPTION**.
Gift Deed, Special Power of Attorney.
- C. Either of the following (if necessary to clarify division of water rights or other complex property descriptions):
PLAT OF PROPERTY or **SURVEY MAP** clearly showing the location of the point(s) of diversion and place of use of your water right(s) and/or adjudication claim(s) (these are usually attached to your deed or on file with the county).

OR

If your water right(s) and/or adjudication claim(s) is for ten or more acres of irrigation, you must submit a USDA Farm Service Agency **AERIAL PHOTO** with the irrigated acres outlined and point(s) of diversion clearly marked. The **AERIAL PHOTO** should be submitted in place of the **PLAT OF PROPERTY** or **SURVEY MAP**.

3. Name and Address of Former Owner/Claimant(s)

J Erwin Furniss & Lola M Furniss.

4. New Owner/Claimant(s)

Neil J Furniss, (see additional claimants
 Name Connector (Check one) ☐ and, ☐ or, ☐ and/or listed below.)

New Mailing Address

P.O. Box 1020

City, State and ZIP Code

Driggs ID 83422

New Telephone Number

(208) 354-3565.

5. Date you acquired the property

1991.

Don E Furniss
Margie Mac Hansen
James E Furniss
Marilyn Marshall
Gary Dean Furniss
Nelda Kay Burnside

RECEIVED

SEP 29 2006

Department of Water Resources
Eastern Region

POWER OF ATTORNEY

SPECIAL

KNOW ALL MEN BY THESE PRESENTS: THAT

Don Furniss, Margie Hansen, Jim Furniss, Nelda Burnside, Marilyn Marshall
and Gary Furniss

, the undersigned (jointly and severally if more than one), hereby makes, constitutes and appoints his (their) true and lawful attorney for him(them) and in his (their) name, place and stead and for his (their) use and benefit:

Neil Furniss

(a) To EXECUTE, ACKNOWLEDGE AND DELIVER CONTRACTS OF SALE, ESCROW INSTRUCTIONS, DEEDS, LEASES INCLUDING LEASES FOR MINERALS AND HYDROCARBON SUBSTANCES AND ASSIGNMENTS OF LEASES, COVENANTS, AGREEMENTS AND ASSIGNMENTS OF AGREEMENTS, MORTGAGES AND ASSIGNMENTS OF MORTGAGES, CONVEYANCES IN TRUST TO SECURE INDEBTEDNESS OR OTHER OBLIGATIONS, AND ASSIGN THE BENEFICIAL INTEREST THEREUNDER, SUBORDINATIONS OF LIENS OR ENCUMBRANCES, BILLS OF LADING, BILLS, BONDS, NOTES, RECEIPTS, EVIDENCES OF DEBT, RELEASES AND SATISFACTIONS OF MORTGAGES, REQUEST TO RECONVEY DEEDS OF TRUST, PARTIAL OR FULL, JUDGEMENTS AND OTHER DEBTS, WATER RIGHTS AND OTHER INSTRUMENTS IN WRITING OF WHATEVER KIND AND NATURE, ALL UPON SUCH TERMS AND CONDITIONS AND UNDER SUCH COVENANTS AS SAID ATTORNEY SHALL APPROVE.

GIVING AND GRANTING unto his said attorney full power and authority to do and perform all and every act and thing whatsoever requisite, necessary, or appropriate to be done in and about the premises as fully to all intents and purposes as he (they) might or could do if personally present, hereby ratifying all that his (their) said attorney shall lawfully do or cause to be done by virtue of these presents.

Wherever the context so requires, the masculine gender includes the feminine gender and/or neuter, and the singular number includes the plural.

WITNESS his hand this 23 day of September, 2006.

[Signature]
Margie Hansen
Marilyn Marshall

Nelda Burnside
[Signature]
Gary Furniss

STATE OF IDAHO
COUNTY OF BANNOCK

On the 23 day of September, in the year 2006, before me, a Notary Public, in and for said County, personally appeared,

Don FURNISS, MARGIE HANSEN, JIM FURNISS, NELDA BURNSIDE, MARILYN
MARSHALL AND GARY FURNISS

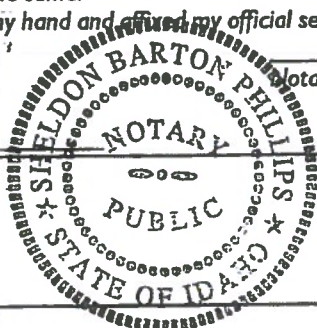
known to me to be the person(s) whose name(s) is (are) subscribed to the within instrument, and acknowledged to me that he (they) executed the same.

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

[Signature]
Notary Public

Residing in: Pocatello Idaho

My commission expires 10-11-2011



RECEIVED

155346 WARRANTY DEED

JUN 12 2003

For Value Received

GIFT DEED

RECORDED

JOSEPH ERWIN FURNISS AND LOLA M. FURNISS, HUSBAND AND WIFE

the grantor, do hereby grant, bargain, sell and convey unto DON E. FURNISS, MARGIE MAE HANSEN, JAMES E. FURNISS, NEIL J. FURNISS, MARILYN JUNE FURNISS, GARY DEAN FURNISS
 FOR LOVE AND AFFECTION NELDA KAY BURNSIDE

the grantee S, whose current address is 171 MAPLEWOOD, POCA TELLO, ID. 83204

the following described premises, in TETON County Idaho, to-wit:

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee S, THEIR heirs and assigns forever. And the said Grantor S do hereby covenant to and with the said Grantee S, that The Y ARE the owner S in fee simple of said premises; that they are free from all incumbrances

and that The Y will warrant and defend the same from all lawful claims whatsoever.

Dated:

Joseph Erwin Furniss
 JOSEPH ERWIN FURNISS

Lola M. Furniss
 LOLA M. FURNISS

STATE OF IDAHO, COUNTY OF

On this 31 day of August, 1991, before me, a notary public in and for the said State, personally appeared

JOSEPH ERWIN FURNISS AND LOLA M. FURNISS

known to me to be the person S whose name S ARE subscribed to the within instrument, and acknowledged to me that THEY executed the same.

[Signature]
 Notary Public

Residing at *[Address]*, Idaho
 Comm. Expires 10-6-99

STATE OF IDAHO, COUNTY OF

I hereby certify that this instrument was filed for record at the request of

at _____ minutes past _____ o'clock A.M.,
 this _____ day of _____

in my office, and duly certified in book

Instrument # 155346

DRIGGS, TETON, IDAHO

2003-06-12 11:18:49 No of Pages: 2

Recorded for NEIL FURNISS Recorder

NOLAN G. BOYLE Fee: 6.00

Ex-Officio Recorder Deputy *R. Burnside*

WITNESSE DEED WARRANTY

Deputy.

Fees \$

Mail to:

155346

Attachment A:

Legal Description of Gifted Property
By Erwin and Lola Furniss

Beginning at the NE corner of the NW $\frac{1}{4}$ of Section 1, Township 4 North, Range 44 E.B.M., and running thence south 57 and $\frac{2}{10}$ (57.2) rods, west 160 rods more or less; north 57.2 rods, east 160 rods more or less to the place of beginning, containing 57.2 acres more or less, less the road right of way.

Plus: Beginning at a point 57.2 rods South and 30.64 rods West from the NE corner of the NW section corner of Sec 1 T4N R44E, BM, TC, Idaho, and running thence South 55.7 rods; thence West 30.64 rods; thence North 55.7 rods; thence 30.64 rods to the point of beginning containing 10.9 acres more or less.

Less: Beginning at the NE corner of the NW4 of Sec 1 T4N R44E, BM, TC, Idaho, and running thence South 57.2 rods, thence West 30.64 rods; thence North 57.2 rods; thence East 30.64 rods to the point of beginning containing 10.9 acres more or less, less the road right of way.

Less: Beginning at the NW Corner of the NW $\frac{1}{4}$ of Section 1, Township 4 North, Range 44 East, Boise Meridian, Teton County, Idaho and running thence South 57.2 rods; thence East 67.13 rods; thence North 57.2 rods; thence West 67.13 rods to the place of beginning; Containing 24 acres more or less, less the road right of way.

T04N R44E Sec 1

Game Home

710

Lot 3

NENW

710
original
P.O. #
Now owned
by [unclear]

Family
Ownership
to sons

original
Home

original
home

Fence line

original
home
P.O. #
Now owned
by [unclear]

Contacts Data Entry Form

22 000 3413

Owner Type _____ Full Name _____ Address _____ City _____ State _____ Zip _____ Phone _____

Current Owner _____

Name connector: and _____, or _____, and/or _____

Current Owner _____

Current Owner J ERWIN + LOBA M FURNISS

Representing Attorney: _____ Phone Number: _____

Accompanied By: _____ Phone Number: _____

Relationship to Claimant: _____

Date of Field Exam: _____ Time: _____

Directions to Property (if different from above) and/or update owner information:

DACRED under F.C. GILLETTE VS L. CRANDALL 5 DEC 1939
DACRED under 2200034 To William FURNACE.

MISSING 4.9 CFS WATER FROM THIS PACKAGE
WHERE IS IT.

FID. POD/POU COVERAGE SYSTEM.

Reviewer: _____

Date: _____

651
3/11/59

NOT CLAIMED AT THIS TIME

A 22.000 34 William Furniss
(6.4 CFS) 320 in. Priority 1-22-1916

P.O.D. SE $\frac{1}{4}$ SW $\frac{1}{4}$ SEC 1.

POU LOT 344 S $\frac{1}{2}$ NW $\frac{1}{4}$ SEC 1

A 22.000 34B JERWIN FURNISS
(1.5 CFS) 75"

P.O.D. NE SW SE

POU LOT # ?

Priority Date Data Entry Form

Claim Number: 2200034 B

Water Right Priority Date: _____ Water Right Basis: _____

Claimed Priority Date: JAN 22 1916 Claimed Basis: DACREEDRecommended Priority Date: JAN 22 1916 Recommended Basis: DACREED☐ Use Claimed Priority Date and Basis as Recommended Priority Date and Basis

Document the evidence submitted/reviewed for the priority date claimed, include your analysis of the evidence:

MATCHES DACREED

Reviewer: _____

Date: _____

Point of Diversion and Source Data Entry Form

Claim Number: _____

Water Right Point of Diversion: T _____, R _____, Sec. _____, _____, _____, _____, County: _____

Source: _____ Tributary: _____

Claimed Point of Diversion: T 4N, R 4NE, Sec. 1, 4NE, SN, SE, County: TETONSource: Mohogany Creek Tributary: TETON RIVER

Recommended Point of Diversion: T _____, R _____, Sec. _____, _____, _____, _____, County: _____

Source: _____ Tributary: _____

____ Use Claimed POD and Source as Recommended POD and Source

Twp	Rge	Sec	Gov Lot	QQQ of QQ of Q	County	Source
_____	_____	_____	_____	_____	_____	_____
GPS Coordinates: _____						
_____	_____	_____	_____	_____	_____	_____
GPS Coordinates: _____						
_____	_____	_____	_____	_____	_____	_____
GPS Coordinates: _____						
_____	_____	_____	_____	_____	_____	_____
GPS Coordinates: _____						
_____	_____	_____	_____	_____	_____	_____
GPS Coordinates: _____						
_____	_____	_____	_____	_____	_____	_____
GPS Coordinates: _____						

Other rights from this POD? _____

CPS. Tag # A0013801

Document how the POD and Source were verified and/or Pump and Motor data:

CLAIMS / Mohogany Creek NE 1/4 SW 1/4 SE 1/4 ?
DACRED / Mohogany Creek SE 1/4 SW 1/4 ?
(which is Right)

Transfers Changing POD _____

Reviewer: _____

Date: _____

Place Of Use Data Entry Form

Claim Number: _____

_____ Use Claimed POU as Recommended POU

Claimed Place of Use

Twp	Rge	Sec	QQ	Q	County	Lot Num	Acres	Purpose of Use
4N	44E	1	NE	NW	Teton	3	20	Irriigation

Total Acres 20

Recommended Place of Use

Twp	Rge	Sec	QQ	Q	County	Lot Num	Acres	Purpose of Use

Total Acres _____

Document how the POU was verified:

CLAIM: 20 AC. NE 1/4 NW 1/4 ?
 DACTH: S 1/2 NW 1/4 ?
 where IS Right

Transfers Changing POU _____

Reviewer: _____

Date: _____

Period of Use and Quantity Data Entry Form

Claim Number: _____

☐ Use Claimed Period of Use and Quantity as Recommended Period of Use and Quantity

Water Right Period of Use and Diversion Rate

Water Use	Start	End	Rate	Volume
_____	_____	_____	_____	_____
_____	_____	_____	_____	_____
_____	_____	_____	_____	_____

Overall Diversion Rate _____

Overall Diversion Volume _____

Claimed Period of Use and Diversion Rate

Water Use	Start	End	Rate	Volume
IRRIGATION	4/15	10/15	1.5	_____
_____	_____	_____	_____	_____
_____	_____	_____	_____	_____

Overall Diversion Rate _____

Overall Diversion Volume _____

Recommended Period of Use and Diversion Rate

Water Use	Start	End	Rate	Volume
_____	_____	_____	_____	_____
_____	_____	_____	_____	_____
_____	_____	_____	_____	_____

Overall Diversion Rate _____

Overall Diversion Volume _____

Document how the Period of Use and/or Diversion Rate were verified:

DECREE NO 504
IDWR. STD 4/15 TO 10/31

Reviewer: _____

Date: _____

Claim No.: _____

Summary Data Entry Form

Remarks and Conditions (Include Type, Category and Code if applicable):

115

67 1/2

67 1/2

45

B005

160

Split or Combined Right Analysis:

Attached Field Notes or Other Documents:

Claim No.:

Reviewer _____

Date _____

This image shows a single sheet of white paper with horizontal blue or grey ruling lines. The lines are evenly spaced and run across the width of the page. There is no handwriting or other markings on the paper.

22 0034'25. That the plaintiff, William Furnace, is awarded the right to the use of 6.4 cubic feet per second or 320 miners inches of the waters of Mahogany Creek, with priority date of January 22nd, 1916, and with point of diversion and for the irrigation of the lands described in Paragraph XXVIII of the Findings of Fact.

XXVIII.

That the plaintiff, William Furnace, is the owner of or has an estate in the following described lands, to-wit:

Lots 3 & 4; S $\frac{1}{2}$ NW $\frac{1}{4}$ of section 1, in township 4 north, range 44 E.B.M.,

and is the owner of a ditch through which he conveys water from Mahogany Creek, with the point of diversion located in the SE $\frac{1}{4}$ SW $\frac{1}{4}$ of section 1, in township 4 north, range 44 E.B.M., and the plaintiff, or his predecessor in interest, on or before and ever since the 22nd day of January, 1916, has so diverted 6.4 cubic feet per second or 320 miners inches of the waters of said creek, and has applied the same to beneficial use in the irrigation of the above described lands during each irrigating season, which has been in addition to any other rights fixed, decreed, or granted to the said plaintiff, or his predecessors in interest.