

received 10/15/2013

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

Notice of Change in Water Right Ownership

1. List the numbers of all water rights and/or adjudication claim records to be changed. If you only acquired a portion of the water right or adjudication claim, check "Yes" in the "Split?" column.

Water Right/Claim No.	Split?	Water Right/Claim No.	Split?	Water Right/Claim No.	Split?
13-2141 (Burke)	Yes ☒		Yes ☐		Yes ☐
13-4224 OK	Yes ☒	13-4224 13-7904	Yes ☐		Yes ☐
13-4315 OK	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐

2. Previous Owner's Name: Burke, Hubbard
Name of current water right holder/claimant

3. New Owner(s)/Claimant(s): Lisa R. Hubbard
Name of each new owner as listed on the conveyance document

New owner continued Name connector ☐ and ☐ or ☐ and/or

2274 Benchview Dr
Mailing address

Grace Id. 83241
City State ZIP

(208) 425-3426 lisa.hubbard72@gmail.com
Telephone Email

4. If the water rights and/or adjudication claims were split, how did the division occur?
- ☒ The water rights or claims were divided as specifically identified in a deed, contract, or other conveyance document.
- ☐ The water rights or claims were divided proportionately based on the portion of their place(s) of use acquired by the new owner.

5. Date you acquired the water rights and/or claims listed above: 9-5-2013

6. 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.

7. Signature: Lisa R. Hubbard Oct. 15, 2013
Signature of new owner/claimant Title, if applicable Date

Signature: _____
Signature of new owner/claimant Title, if applicable Date

For IDWR Office Use Only:

Received by [Signature] Date 10/15/2013 Receipt No. E039214 Receipt Amt. \$350.-
Approved by [Signature] Processed by [Signature] Date 10/25/2013 \$150.- for this app.

Water Right Agreement
October 21, 2013

RECEIVED
OCT 21 2013
Department of Water Resources
Eastern Region

We have agreed to split the water right 13-4224. Enclosed is the water right report with the designated areas to go to Lisa Hubbard. We have circled in Red, two places of use that don't apply to Egbert Canyon Water in any way. The other places of use should be in James' and Karen Hubbard's name.

Karen Hubbard

Lisa R. Hubbard

James W Hubbard

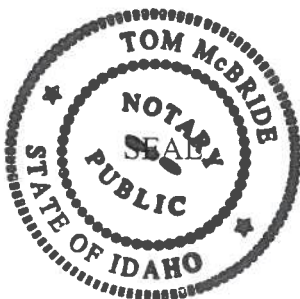
ACKNOWLEDGMENT CERTIFICATE
(INDIVIDUAL PERSONALLY KNOWN BY NOTARY)

STATE OF Idaho)

S.S.

COUNTY OF Caribou)

On this 21 day of October, in the year of 20 13, before me
Tom McBride a notary public, personally appeared Lisa Hubbard, Karen Hubbard and
personally known to me to be the person (s) whose name (s) is (are) subscribed to the James Hubbard
within instrument, and acknowledged to me that he (she) (they) executed the same.



Tom McBride
Notary Public

My Commission Expires on 8/21/13

IDAHO DEPARTMENT OF WATER RESOURCES

Water Right Report 13-4224

WATER RIGHT NUMBER: 13-4224

<u>Owner Type</u>	<u>Name and Address</u>
Current Owner	MERRILL D HUBBARD STAR RT BOX 292 GRACE, ID 83241
Current Owner	SHIRLEY B HUBBARD STAR RT BOX 292 GRACE, ID 83241

Priority Date: 01/01/1890

Basis: Statutory Claim

Status: Active

<u>Source</u>	<u>Tributary</u>
EGBERT CANYON SPRINGS	SINKS

<u>Beneficial Use</u>	<u>From</u> <u>To</u>	<u>Diversion Rate</u>	<u>Annual Volume</u>
STOCKWATER	1/01 to 12/31	0.020 CFS	
IRRIGATION	4/01 to 11/01	3.000 CFS	
<u>Total Diversion:</u>		3.000 CFS	

Location of Point(s) of Diversion

EGBERT CANYON SPRINGS	SW 1/4NW 1/4	Sec. 22, Twp 10S, Rge 41E, B.M.
CARIBOU County		

Place of Use

IRRIGATION

Twp Rge Sec	NE				NW				SW				SE				Totals
	NE	NW	SW	SE	NE	NW	SW	SE	NE	NW	SW	SE	NE	NW	SW	SE	
10S 41E 17												3.0			3.0		6.0
10S 41E 20			6.0				6.0										12.0
10S 41E 21			2.0														15.0

Total Acres: 33

STOCKWATER same as IRRIGATIONConditions of Approval:Remarks:

Warranty Deed

THIS INDENTURE, Made this First day of June,
in the year of our Lord One Thousand Nine Hundred and Fifty-one, between
JOHN MARVIN PRESCOTT and EDESEL M. PRESCOTT, husband and wife,
of Grace County Caribou, State of Idaho,
the parties of the first part, and ELVIN HUBBARD, MERRILL HUBBARD and J. W. HUBBARD, each
an undivided one-third interest,

of Grace County Caribou, State of Idaho,
the parties of the second part:

WITNESSETH: That the said parties of the first part, for and in consideration of the sum of
#TEN THOUSAND AND NO/100THS (\$10,000.00) #-----DOLLARS,
lawful money of the United States of America, to them in hand paid by the said parties of the second part, the receipt
whereof is hereby acknowledged

do by these presents, Grant, Bargain, Sell and Convey and Confirm unto said parties
of the second part, and to their heirs and assigns forever: All those certain lot S,
piece S or parcel S of land situate, lying and being in the County of Caribou,
and more particularly described as follows, to-wit:

The Northeast quarter; the Southeast Quarter; the Northwest quarter;
and the Southwest quarter; of Section Twenty-one, Township Ten
South, Range Forty-one East of the Boise Meridian. (Being the entire
Section 21, Twp. 10 S., R. 41 E.B.M.).

Subject to taxes for the second half of year 1951, and all taxes
for subsequent years; subject also, to any and all visible and/or
recorded rights of way or easements lying over, across, through, under
or along the above described premises; and subject also to the
following:

That certain lease dated August 5, 1949, granted to George
F. Perry and Bert E. Perry, doing business as George Perry & Son, a
co-partnership, recorded February 11, 1950 in Book 1 of Leases, at
page 596, records of Caribou County, Idaho, and being an "Oil, Gas
and Coal Lease".

Together with any and all water and water rights thereunto
belonging or in anywise appertaining.



Together with all and singular, the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and
the rents, issues and profits thereof.

TO HAVE AND TO HOLD, all and singular, the said premises, together with the appurtenances and privileges thereunto incident
unto the said parties of the second part, and to their heirs and assigns forever. And the said parties of the first part, and their heirs
the said premises in the quiet and peaceable possession of the said parties of the second part,
their heirs and assigns against the said parties of the first part, and their heirs and assigns against all and every
person or persons whomsoever, lawfully claiming or to claim the same, shall and will warrant and by these presents forever defend.

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

Signed, Sealed and Delivered in the Presence of

D. L. Beck

John Marvin Prescott
Edeasel M. Prescott [Seal]

STATE OF IDAHO

Caribou

14th

August

in the year 1951, before me,

S. D. Matthews

Notary Public

in and for said County and State, personally appeared

JOHN MARVIN PRESCOTT and EDELL M. PRESCOTT, husband and wife,

and they are

IN WITNESS WHEREOF, I have hereunto set my hand and seal of office at Caribou, Idaho, this 14th day of August, 1951.

[Signature]

Notary Public

Soda Springs, Idaho

My Commission Expires: July 28, 1952

Essex Deed

10094

WARRANTY DEED

John Marvin Prescott, et ux

TO

Elvin Hubbard, et al,

Book June 1, 1951

STATE OF IDAHO

County of Caribou

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

John Marvin Prescott

at 5:00 minutes past 11

o'clock A. M. 1951 day of

January A. D. 1951

at my office and duly recorded in Book 40

of Books at page

John Chubb

Notary in Recorder

John Chubb

1951

10094

STATE OF IDAHO, COUNTY OF CARIBOU: SS.

I hereby certify that this instrument was filed for record at the request of John W. Hubbard at 4:50 o'clock P.M., this 19 day of Jan., 1902, in my office, and duly recorded in Book 44 of Deeds, at page

INSTRUMENT NO. 47487

Fees: \$ 60.00
Return to:

By:

Ex-Officio
Recorder

Deputy

WARRANTY DEED

For Value Received, J. W. Hubbard and Afton S. Hubbard, husband and wife,

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

Elvin Hubbard and Helen Hubbard, husband and wife,

grantees, the following described premises in Caribou County, State of Idaho, to-wit:

Grantors' undivided one-third interest in and to:

All of Section 21, Township 10 South, Range 41 East of the Boise Meridian.

Subject to rights of way and easements, if any, as the same now exist, and subject to Oil and Gas Lease to George Perry & Son, recorded in Book 1 of Leases, page 596, records of Caribou County, Idaho.

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 Grantee, that they are the owners in fee simple of said premises; that they are free from all encumbrances

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

DATED: November 15, 1901.

J. W. Hubbard
Afton S. Hubbard

STATE OF IDAHO] ss.
County of Caribou

On this 15th day of November, 1901, before me, Leonard O. Kingsford, a Notary Public in and for said State personally appeared J. W. Hubbard and Afton S. Hubbard, husband and wife, known to me to be the persons whose names are subscribed to the within instrument, and acknowledged to me that they executed the same.

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

Leonard O. Kingsford
NOTARY PUBLIC in Idaho, residing
at Boise, Idaho.

My commission expires August 14, 1905.

Elvin Hubbard Grace Idaho

QUIT CLAIM DEED

THIS INDENTURE, Made the 28th day of January in the year of our Lord One Thousand Nine Hundred and Seventy-two between Elvin Hubbard and Helen Hubbard, husband and wife, of Grace, of the County of Caribou, and State of Idaho the parties of the first part, and Merrill D. Hubbard and Shirley Hubbard, husband and wife of Grace, of the County of Caribou and State of Idaho, the parties of the second part,

WITNESSETH, That the said part of the first part, for and in consideration of the sum of ONE AND NO/100 ----- DOLLARS, lawful money of the United States of America, to them in hand paid by the said parties of the second part, the receipt whereof is hereby acknowledged, do by these presents demise, release and forever Quit claim unto the said parties of the second part, and to their heirs and assigns all that certain tract of land situated in Caribou County, of the State of Idaho, particularly described as follows, to-wit:

Township 10 South, Range 41 East of the Boise Meridian:

Section 21: N $\frac{1}{2}$ N $\frac{1}{2}$, and the North 440 feet of the S $\frac{1}{2}$ N $\frac{1}{2}$.

This deed is given in exchange for another deed from the parties of the second part herein to the parties of the first part herein, for the purpose of dividing land heretofore held as tenants in common.

Together with all and singular, the tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and 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 said parties of the second part, and to their heirs and assigns forever.

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

Signed, Sealed and Delivered in the Presence of

[SEAL]

[SEAL]

[SEAL]

[SEAL]

STATE OF IDAHO,

County of Caribou

SS.

On this 28th day of January in the year 1972, before me,
Helen B. Kingsford, a Notary Public
in and for said County and State personally appeared Elvin Hubbard and Helen Hubbard, husband
and wife,

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

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

Helen B. Kingsford
Notary Public.

Residence Soda Springs, Idaho.
My commission expires: August 14, 1973.

No. 72978

Elvin Hubbard and
Helen Hubbard, husband and wife

Merrill D. Hubbard and
Shirley Hubbard, husband and
wife.

Dated January 28th, 1972

QUIT CLAIM DEED

STATE OF IDAHO,
County of Caribou) SS.

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

Caribou Title Company

at 3:55 minutes past

o'clock, P.M.,

this 28th day of January

A.D. 1972, in my office and duly recorded in
My Official Records.

By Kenneth M. Fox
Deputy

By Elvin Hubbard
Deputy

Fee, \$2.00

QUIT CLAIM DEED

THIS INVENTURE. Made the 20th day of December in the year of our Lord One Thousand Nine Hundred and Seventy-one between Merrill D. Hubbard and Shirley Hubbard, husband and wife, of Grace, of the County of Caribou, and State of Idaho, the parties of the first part, and Elvin Hubbard and Helen Hubbard, husband and wife, of Grace, of the County of Caribou, and State of Idaho, the parties of the second part,

WITNESSETH, That the said parties of the first part, for and in consideration of the sum of ONE AND NO/100 = = = = = DOLLARS, lawful money of the United States of America, to them in hand paid by the said parties of the second part, the receipt whereof is hereby acknowledged, do by these presents demise, release and forever Quit Claim unto the said parties of the second part, and to their heirs and assigns all that certain tract of land situated in Caribou County, of the State of Idaho, particularly described as follows, to-wit:

Township 10 South, Range 41 East of the Boise Meridian:

Section 21: S $\frac{1}{2}$, and the South 800 feet of the S $\frac{1}{2}$ N $\frac{1}{2}$.

This deed is given in exchange for another deed from the parties of the second part herein to the parties of the first part herein, for the purpose of dividing land heretofore held as tenants in common.

Together with all and singular, the tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the revision and revisions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD all and singular the said premises, together with the appurtenances unto said parties of the second part, and to their heirs and assigns forever.

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

Signed, Sealed and Delivered in the Presence of

 (Seal)
 (Seal)
 (Seal)
 (Seal)

STATE OF IDAHO.

County of Caribou

SS.

On this 28th day of January, in the year 19 72 before me,
the undersigned, a Notary Public me
in and for said County and State personally appeared Merrill D. Hubbard and Shirley Hubbard,
husband and wife,
known to me to be the persons whose names are subscribed to the within instrument, and acknowledged to
me that they executed the same.

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

Helen B. Kingford
Notary Public.

Residence Soda Springs, Idaho

My commission expires: August 14, 1973.

No.

68879

Merrill D. Hubbard and

Shirley Hubbard,

husband and wife,

TO

Elvin Hubbard and

Helen Hubbard,

husband and wife.

Dated December 20, 1971.

QUIT CLAIM DEED

STATE OF IDAHO,

County of Caribou

SS.

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

Caribou Title Company

at 58 minutes past

3

o'clock, P. M.,

this 28th day of January,

A. D. 19 72, in my office and duly recorded in

the Microfilm Records of said

County of Kenneth M. Fowler

Ex-Officio Recorder.

By Richard Allen

Deputy.

Fee, \$ 2.00

WARRANTY DEED

For Value Received

ELVIN C. HUBBARD and HELEN T. HUBBARD, Husband and Wife,

do hereby grant, bargain, sell and convey unto

ELVIN C. HUBBARD, HELEN T. HUBBARD, JANICE ANDREASON and ROSS W. HUBBARD
as Trustees of the ELVIN C. HUBBARD FAMILY TRUST

whose current address is

the grantees, the following described premises, in Caribou County Idaho, to wit:

See Exhibit "A" attached hereto

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

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

Dated: 4-26-84

STATE OF IDAHO, COUNTY OF FRANKLIN
On this 26th day of April, 1984,
before me, a notary public in and for said State, personally
appeared

ELVIN C. HUBBARD and
HELEN T. HUBBARD,

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

Residing at Preston, Idaho
Comm. Expires Lifetime

STATE OF IDAHO } 120526
County of Caribou }
I hereby certify that this instrument was filed
at the request of Williams & Castleton
at 9:00 o'clock A. M. this 2nd
May, 1984, in my office and
recorded in Microfilm Records
Myrna W. Archibald
Ex-Officio Recorder 4.00 Deputy

Notarized by the AMERICAN LAND TITLE CO., Portland, Maine



EXHIBIT "A"

The following real property located in Caribou County, Idaho:

Township 10 South, Range 41 East of the Boise Meridian

Section 29: E1/2NW1/4.

W1/2NW1/4

E1/2 of entire Section.

Section 28: SW1/4NW1/4

NW1/4SW1/4

Beginning at the Northeast corner of the Northwest Quarter and running thence West 21 rods; thence South 66 rods; thence in a Southeasterly direction 26.4 rods, more or less, to a point on the meridional center line of said section, which point is 158 rods, more or less, North from the Southeast corner of the NE1/4SW1/4 of said Section; thence continuing along the same line in a Southeasterly direction a distance of 14.6 rods; thence in a Southwesterly direction in a straight line, 158 rods, more or less, to the Southeast corner of the NE1/4SW1/4 of said Section 28; thence East 160 rods; thence North 240 rods; thence West 160 rods, to the point of beginning.

Also, the water right represented by Permit No. 18692 issued for .0067 cubic feet per second of water from a spring located in the NW1/4SW1/4 of Section 27, Township 10 South, Range 41 East of the Boise Meridian.

Section 21: S1/2 and the South 380 feet of the S1/2N1/2.

Together with all water rights

Beginning at the Northwest corner of Lot 18, Block 3, Caribou Blue Landing Subdivision, Caribou County, Idaho; according to the official plat thereof, as recorded in the office of the County Recorder of Caribou County, Idaho, under recorder's instrument No. 71394, and running thence South 30°08' West 100.0 feet; thence South 49°52' East 110.0 feet; thence North 30°08' East 160.0 feet; thence South 89°32' West 127.8 feet; to the point of beginning.

153431

STATE OF IDAHO

County of Caribou

Date: Dec. 30, 1996Time: 12:00 P.M.

Microfilm Records

Recorder: Edie Izatt

Deputy: Denise HawleyFee: 9.00**TRUSTEE'S DEED**

THIS DEED made this 30th day of December, 1996, between HELEN T. HUBBARD, JANICE ANDREASEN and ROSS W. HUBBARD, as Trustees of the ELVIN T. HUBBARD FAMILY TRUST, hereinafter called "Grantors" and HUBBARD FAMILY FARM, L.L.C., an Idaho Limited Liability Company, hereinafter called "Grantee".

WHEREAS, Helen T. Hubbard, Janice Andreassen and Ross W. Hubbard are the duly appointed and acting Trustees of the Elvin C. Hubbard Family Trust, dated the 26th day of April, 1984 by and between Elvin C. Hubbard and Helen T. Hubbard as Trustors, and Elvin C. Hubbard, Helen T. Hubbard, Janice Andreason and Ross W. Hubbard, as Trustees.

NOW, THEREFORE, WITNESSETH, that the said Grantors, for valuable consideration, and for the purpose of distributing certain real property from the Elvin C. Hubbard Family Trust, do by these presents hereby distribute, grant, bargain, sell, convey, and confirm unto the said Grantee, and its heirs and assigns forever, an undivided one-half ($\frac{1}{2}$) interest in that certain parcel of land, situate, lying and being in Caribou County, State of Idaho, and more particularly described as follows:

SEE EXHIBIT "A" ATTACHED HERETO

TOGETHER with all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining, the reversion and reversions, remainder and remainders rents, issues and profits thereof;

TO HAVE AND TO HOLD, all and singular the said premises together with the appurtenances unto the Grantee, its heirs and assigns forever. And the said Grantors do hereby covenant to and with the said Grantee, that said Trust is the owner in fee simple of said premises; that they are free from all encumbrances and that

said Trust will warrant and defend the same from all lawful claims whatsoever.

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

Helen T. Hubbard
HELEN T. HUBBARD, Trustee
of the ELVIN C. HUBBARD
FAMILY TRUST

Janice Andreassen
JANICE ANDREASEN, Trustee
of the ELVIN C. HUBBARD
FAMILY TRUST

Ross W. Hubbard
ROSS W. HUBBARD, Trustee of the
ELVIN C. HUBBARD FAMILY TRUST

STATE OF IDAHO)
County of Franklin) ss.

On this 27th day of December, 1996, before me, the undersigned, a Notary Public in and for said State, personally appeared HELEN T. HUBBARD and ROSS W. HUBBARD, known or identified to me to be the persons whose names are subscribed to the within instrument as Trustees of the ELVIN C. HUBBARD FAMILY TRUST and acknowledged to me that they executed the same as Trustees of the ELVIN C. HUBBARD FAMILY TRUST.

Steven R. Fuller
NOTARY PUBLIC for State of Idaho
Residing at: Preston, Idaho
Comm. Expires: 2/19/99

STATE OF IDAHO)
County of Franklin) ss.

On this 30th day of December, 1996, before me, the undersigned, a Notary Public in and for said State, personally appeared JANICE ANDREASEN, known or identified to me to be the person whose name is subscribed to the within instrument as Trustee of the ELVIN C. HUBBARD FAMILY TRUST and acknowledged to me that she executed the same as Trustee of the ELVIN C. HUBBARD FAMILY TRUST.

Steven R. Fuller
NOTARY PUBLIC for State of Idaho
Residing at: Preston, Idaho
Comm. Expires: 2/19/99

EXHIBIT "A"

Township 10 South, Range 41 East of the Boise Meridian
 Section 21: S $\frac{1}{2}$; the South 880 feet of the S $\frac{1}{2}$ N $\frac{1}{2}$.

Beginning at the Northwest corner of Lot 18, Block 3, Caribou Blue Landing Subdivision, Caribou County, Idaho; according to the official plat thereof, as recorded in the office of the County Recorder of Caribou County, Idaho, under recorder's instrument No. 71394, and running thence South 30°08' West 100.0 feet; thence South 49°52' East 110.0 feet; thence North 30°08' East 160.0 feet; thence South 89°32' West 127.8 feet; to the point of beginning.

Section 28: SW $\frac{1}{4}$ NW $\frac{1}{4}$.
 NW $\frac{1}{4}$ SW $\frac{1}{4}$.

ALSO, Beginning at the Northeast corner of the Northwest Quarter and running thence West 21 rods; thence South 66 rods; thence in a Southeasterly direction 26.4 rods, more or less, to a point on the meridional center line of said section, which point is 158 rods, more or less, North from the Southeast corner of the NE $\frac{1}{4}$ SW $\frac{1}{4}$ of said Section; thence continuing along the same line in a Southeasterly direction a distance of 14.6 rods; thence in a Southwesterly direction in a straight line, 158 rods, more or less, to the Southeast corner of the NE $\frac{1}{4}$ SW $\frac{1}{4}$ of said Section 28; thence East 160 rods; thence North 240 rods; thence West 160 rods, to the point of beginning.

ALSO, the water right represented by Permit No. 18692 issued for .0067 cubic feet per second of water from a spring located in the NW $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 27, Township 10 South, Range 41 East of the Boise Meridian.

Section 29: E $\frac{1}{4}$ NW $\frac{1}{4}$.
 W $\frac{1}{4}$ NW $\frac{1}{4}$.

E $\frac{1}{4}$ of entire Section. EXCEPTING THEREFROM:
 Beginning at the Southeast corner of Section 29 and running thence West along the South line of Section 29, 1,300 feet to the True Point of Beginning; and running thence West 200 feet, thence North 150 feet, thence East 200 feet, thence South 150 feet to the point of beginning.

TOGETHER WITH all forest service grazing permits appertaining thereto.

STATE OF IDAHO } ss **164433**
County of Caribou }

I hereby certify that this instrument was filed at the request
of alliance title
at 2:50 o'clock P m this 1 day of
October, 2001 in my office and duly

recorded official Records

Recorder Edie Izatt

Signature Denise Horsley

Deputy 1200

TRUSTEE'S DEED

THIS DEED made this 1 day of October, 2001, between **JANICE ANDREASON and ROSS W. HUBBARD**, Surviving Trustees of the **ELVIN C. HUBBARD FAMILY TRUST**, hereinafter called "Grantors" and **CHARLES NEIL HUBBARD and LISA R. HUBBARD, husband and wife**, 2274 Bench View Drive, Grace, ID 83241, hereinafter called "Grantees".

WHEREAS, Janice Andreason and Ross W. Hubbard are the duly appointed and acting Trustees of the Elvin C. Hubbard Family Trust, dated the 26th day of April, 1984, by and between Elvin C. Hubbard and Helen T. Hubbard as Trustors, and Elvin C. Hubbard, Helen T. Hubbard, Janice Andreason and Ross W. Hubbard, as Trustees.

NOW, THEREFORE, WITNESSETH, that the said Grantors, for valuable consideration, and for the purpose of distributing certain real property from the Elvin C. Hubbard Family Trust, do by these presents hereby distribute, grant, bargain, sell, convey, and confirm unto the said Grantees, and their heirs and assigns forever, an undivided one-half interest in that certain parcel of land, situate, lying and being in Caribou County, State of Idaho, and more particularly described as follows:

SEE EXHIBIT "A" ATTACHED HERETO

TOGETHER with all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining, the reversion and reversions, remainder and remainders rents, issues and profits thereof;

164433

TO HAVE AND TO HOLD, all and singular the said premises together with the appurtenances unto the Grantees, their heirs and assigns forever. And the said Grantors do hereby covenant to and with the said Grantees, that said Trust is the owner in fee simple of said premises; that they are free from all encumbrances and that said Trust will warrant and defend the same from all lawful claims whatsoever.

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

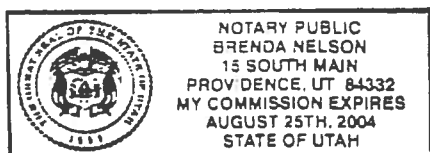
THE ELVIN C. HUBBARD FAMILY TRUST

Janice Andreason
JANICE ANDREASON

Ross W. Hubbard
ROSS W. HUBBARD

STATE OF UTAH)
County of Cache) ss.

On this 1st day of October, 2001, before me, the undersigned, a Notary Public in and for said State, personally appeared **JANICE ANDREASON** known or identified to me to be the person whose name is subscribed to the within instrument as Trustee of the **Elvin C. Hubbard Family Trust** and acknowledged to me that she executed the same as Trustee of the said Trust.

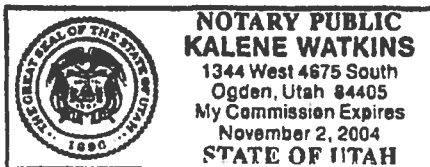


Brenda Nelson
NOTARY PUBLIC for State of Utah
Residing at: Cache Co.
Comm. Expires: Aug. 25, 2004

STATE OF UTAH

County of Davis)) ss.
))

On this 1 day of Oct, 2001, before me, the undersigned, a Notary Public in and for said State, personally appeared **ROSS W. HUBBARD** known or identified to me to be the person whose name is subscribed to the within instrument as Trustee of the **Elvin C. Hubbard Family Trust** and acknowledged to me that he executed the same as Trustee of the said Trust.



Kalene Watkins
 NOTARY PUBLIC for State of Utah
 Residing at: Ogden
 Comm. Expires 11-2-04

EXHIBIT "A"

Township 10 South, Range 41 East of the Boise Meridian, Caribou County, Idaho

Section 21: S $\frac{1}{2}$, and the South 880 feet of the S $\frac{1}{2}$ N $\frac{1}{2}$.

Section 28: SW $\frac{1}{2}$ NW $\frac{1}{4}$, NW $\frac{1}{4}$ SW $\frac{1}{4}$, ALSO, Beginning at the Northeast corner of the NW $\frac{1}{4}$ of said Section 28, and running thence West 346.5 feet; thence South 1089 feet; thence in a Southeasterly direction 435.6 feet, more or less, to a point on the meridional centerline of said section, which point is 2607 feet, more or less, North from the Southeast corner of the NE $\frac{1}{4}$ SW $\frac{1}{4}$ of said Section 28; thence continuing along the same line in a Southeasterly direction a distance of 240.9 feet; thence in a Southwesterly direction in a straight line, 2607 feet, more or less, to the Southeast corner of the NE $\frac{1}{4}$ SW $\frac{1}{4}$ of said Section 28; thence East 2640 feet; thence North 3960 feet; thence West 2640 feet, to the point of beginning.

Section 29: E $\frac{1}{2}$, NW $\frac{1}{4}$, EXCEPT THEREFROM: Beginning at the Southeast corner of Section 29; thence West along the South line of Section 29, 1300 feet to the True Point of Beginning, and running thence West 200 feet; thence North 150 feet; thence East 200 feet; thence South 150 feet, to the point of beginning.

THIS INSTRUMENT FILED FOR RECORD
BY ALLIANCE TITLE & ESCROW CORP. AS AN
ACCOMMODATION ONLY. IT HAS NOT BEEN
EXAMINED AS TO ITS EXECUTION OR AS TO
ITS EFFECT UPON THE TITLE.

Instrument # 191230
CARIBOU COUNTY
3-15-2013 04:41:18 No. of Pages: 2
Recorded for : ALEX HUBBARD
VEDA MASCARENAS Fee: 13.00
Ex-Officio Recorder Deputy *[Signature]*
Index to: QUITCLAIM DEED

QUITCLAIM DEED

FOR VALUE RECEIVED

HUBBARD FAMILY FARM, L.L.C., an Idaho Limited Liability Company,

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

HUBBARD RANCH, INC., an Idaho Corporation,

whose current address is: 2274 Bench View Drive, Grace, ID 83241,

an undivided one-half (1/2) interest in the following described premises, in Caribou County, Idaho, to-wit:

SEE EXHIBIT "A" ATTACHED HERETO

DATED: March 15th, 2013.

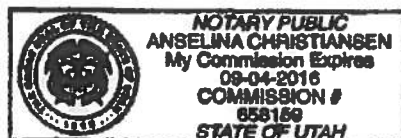
HUBBARD FAMILY FARM, LLC

By: *C. Neil Hubbard*
C. NEIL HUBBARD, Member

By: *Lisa R. Hubbard*
LISA R. HUBBARD, Member

STATE OF ~~IDAHO~~ Utah)
County of ~~Franklin~~ Cache) ss.

On this 15th day of March, 2013, before me, a Notary Public in and for said State, personally appeared C. NEIL HUBBARD and LISA R. HUBBARD, known or identified to me to be members of HUBBARD FAMILY FARM, L.L.C., an Idaho Limited Liability Company, that executed the instrument or the persons who executed the instrument on behalf of said Company and acknowledged to me that such Company executed the same.



Anselina Christensen
Notary Public for the State of ~~Idaho~~ Utah
Residing: Hyde Park, UT
Comm. Exp: 09-04-2016

EXHIBIT "A"

Township 10 South, Range 41 East of the Boise Meridian
Section 21: S $\frac{1}{2}$; the South 880 feet of the S $\frac{1}{2}$ N $\frac{1}{2}$.

Beginning at the Northwest corner of Lot 18, Block 3, Caribou Blue Landing Subdivision, Caribou County, Idaho; according to the official plat thereof, as recorded in the office of the County Recorder of Caribou County, Idaho, under recorder's instrument No. 71394, and running thence South 30°08' West 100.0 feet; thence South 49°52' East 110.0 feet; thence North 30°08' East 160.0 feet; thence South 89°32' West 127.8 feet; to the point of beginning.

Section 28: SW $\frac{1}{4}$ NW $\frac{1}{4}$.
NW $\frac{1}{4}$ SW $\frac{1}{4}$.

ALSO, Beginning at the Northeast corner of the Northwest Quarter and running thence West 21 rods; thence South 66 rods; thence in a Southeasterly direction 26.4 rods, more or less, to a point on the meridional center line of said section, which point is 158 rods, more or less, North from the Southeast corner of the NE $\frac{1}{4}$ SW $\frac{1}{4}$ of said Section; thence continuing along the same line in a Southeasterly direction a distance of 14.6 rods; thence in a Southwesterly direction in a straight line, 158 rods, more or less, to the Southeast corner of the NE $\frac{1}{4}$ SW $\frac{1}{4}$ of said Section 28; thence East 160 rods; thence North 240 rods; thence West 160 rods, to the point of beginning.

ALSO, the water right represented by Permit No. 18692 issued for .0067 cubic feet per second of water from a spring located in the NW $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 27, Township 10 South, Range 41 East of the Boise Meridian.

Section 29: E $\frac{1}{2}$ NW $\frac{1}{4}$.
W $\frac{1}{2}$ NW $\frac{1}{4}$.
E $\frac{1}{2}$ of entire Section. EXCEPTING THEREFROM:
Beginning at the Southeast corner of Section 29 and running thence West along the South line of Section 29, 1,300 feet to the True Point of Beginning; and running thence West 200 feet, thence North 150 feet, thence East 200 feet, thence South 150 feet to the point of beginning.

TOGETHER WITH all forest service grazing permits appertaining thereto.

2013 SEP 5 AM 11 20

STEVEN R. FULLER
FULLER & FULLER, PLLC
P.O. Box 191
24 North State
Preston, ID 83263
Telephone (208) 852-2680
FAX No. (208) 852-2683

Instrument # 192204

CARIBOU COUNTY
9-5-2013 03:32:28 No. of Pages: 6

Recorded for : STEVEN FULLER
VEDA MASCARENAS Fee: 25.00
Ex-Officio Recorder Deputy 
Index to: DECREE VESTING ESTATE

**IN THE DISTRICT COURT OF THE SIXTH JUDICIAL DISTRICT OF
THE STATE OF IDAHO, IN AND FOR THE COUNTY OF CARIBOU**

IN THE MATTER OF THE ESTATE

OF

CHARLES NEIL HUBBARD,

CASE NO. CV-2013-237

DECREE VESTING ESTATE
IN SURVIVING SPOUSE

THE PETITION OF LISA R. HUBBARD for a Decree vesting an estate in her, as surviving spouse, having come before the Court for hearing, and the Court having examined the evidence and being fully advised in the premises, the Court makes the following findings:

1. Charles Neil Hubbard died on the 21st day of April, 2013 at Grace, Caribou County, Idaho. At the time of death, said decedent was domiciled in Caribou County, Idaho.
2. The decedent died testate leaving a will dated the 12th day of March, 1982.
3. The decedent was survived by the heirs named in Exhibit "A" attached hereto and incorporated herein by reference thereto.

4. The decedent, Charles Neil Hubbard, and the petitioner, Lisa R. Hubbard, intermarried on the 12th day of April, 1973 at Logan, Cache County, Utah, and ever since that date until the date of decedent's death, were husband and wife.

5. The decedent left an estate, as described in petitioner's Petition, consisting solely of community property of the decedent and his surviving spouse, LISA R. HUBBARD, and that pursuant to decedent's will and as the surviving spouse of the decedent, the petitioner is entitled to the Decree of this Court declaring and establishing that all of said community property became fully vested in the petitioner as the sole heir of the decedent.

6. All notices have been given as required by law.

NOW, THEREFORE, IT IS ORDERED, ADJUDGED AND DECREED that the petitioner, LISA R. HUBBARD, is the surviving spouse of the said decedent, and that the real and personal property described in Exhibit "B" attached hereto and incorporated herein by reference is now and hereby vested in, and quieted in, and distributed to LISA R. HUBBARD, free and clear of all right, title, estate, claim or demand of any person or persons claiming or attempting to claim under the said decedent, as heir or otherwise, except as a proper creditor.

The real and personal property so decreed and distributed is more particularly described in Exhibit "B" attached hereto.

IT IS FURTHER ORDERED, ADJUDGED AND DECREED, that any other community property now known or discovered which may belong to said decedent or said estate and the petitioner, or in which the said decedent and petitioner may have an

interest, be, and the same hereby is distributed and vested in LISA R. HUBBARD,
absolutely.

DATED this 4 day of September, 2013.



DAVID R. KRESS
Judge

STATE OF IDAHO }
COUNTY OF CARIBOU } ss.

I HEREBY CERTIFY THAT THE ABOVE AND FOREGOING IS A FULL TRUE AND
CORRECT COPY OF THE ORIGINAL AS THE SAME APPEARS OF RECORD OR
ON FILE IN THIS OFFICE.

IN WITNESS THEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED THE
OFFICIAL SEAL OF THIS OFFICE AT SODA SPRINGS, IDAHO, THIS 5
DAY OF SEP 20 13

Veda Mascarenes
Clerk of the District Court

Deputy Clerk

EXHIBIT "A"

<u>NAME AND ADDRESS</u>	<u>RELATIONSHIP TO DECEDENT</u>
LISA R. HUBBARD 2274 BENCH VIEW DRIVE GRACE, ID 83241	SPOUSE
JAROM NEIL HUBBARD 715 ANDREASON RD GRACE, ID 83241	SON
LORA SULLIVAN 896 W 330 S LOGAN, UT 84321	DAUGHTER
SHANI TENNANT 1357 LAKE VIEW DR POCATELLO, ID 83201	DAUGHTER
SAMATHAN BELNAP 2274 BENCH VIEW DR GRACE, ID 83241	DAUGHTER
ABIGAIL HUBBARD 2274 BENCH VIEW DR GRACE, ID 83241	DAUGHTER
CHARLES ELI HUBBARD 2264 BENCH VIEW DR GRACE, ID 83241	SON
ALEX ROBBINS HUBBARD 2274 BENCH VIEW DR GRACE, ID 83241	SON

EXHIBIT "B"

Real Property

164259 - House Tract

Township 10 South, Range 41 East of the Boise Meridian;

Section 29: Beginning at the Southeast corner of Section 29, thence West along the South line of Section 29, 1300 feet, to the True Point of beginning, and running thence West 200 feet; thence North 150 feet; thence East 200 feet; thence South 150 feet, to the point of beginning.

Township 10 South, Range 41 East of the Boise Meridian

Section 21: S1/2; the South 880 feet of the S1/2N1/2.

Section 28: SW1/4NW1/4.
NW1/4SW1/4.

ALSO, Beginning at the Northeast corner of the Northwest Quarter and running thence West 21 rods; thence South 66 rods; thence in a Southeasterly direction 26.4 rods, more or less, to a point on the meridional center line of said section, which point is 158 rods, more or less, North from the Southeast corner of the NE1/4SW1/4 of said Section; thence continuing along the same line in a Southeasterly direction a distance of 14.6 rods; thence in a Southwesterly direction in a straight line, 158 rods, more or less, to the Southeast corner of the NE1/4SW1/4 of said Section 28; thence East 160 rods; thence North 240 rods; thence West 160 rods, to the point of Beginning.

ALSO, the water right represented by Permit No. 18692 issued for .0067 cubic feet per second of water from a spring located in the NW1/4SW1/4 of Section 27, Township 10 South, Range 41 East of the Boise Meridian.

Section 29: E1/2NW1/4.
W1/2NW1/4.

E1/2 of entire Section. EXCEPTING THEREFROM: Beginning at the Southeast corner of Section 29 and running thence West along the South line of Section 29, 1,300 feet to the True Point of Beginning; and running thence West 200 feet, thence North 150 feet, thence East 200 feet, thence South 150 feet to the point of beginning.

TOGETHER WITH all forest service grazing permits appertaining thereto.

165107

Township 10 South, Range 41 East of the Boise Meridian, Caribou County, Idaho;
Section 20: S1/2.

Personal Property

200 shares of stock in Hubbard Ranch, Inc.
Home Furnishings and Appliances
2010 Harley Davidson Trike
2007 Chevrolet Pickup
Checking Account at Ireland Bank No. 74070701

472418

Warranty Deed

THIS INDENTURE, Made this 14th day of August
in the year of our Lord One Thousand Nine Hundred and Fifty-two, between Charles Burke and

Mary Sophia Burke, his wife,
of Locatello, County of Bannock, State of Idaho
the parties of the first part, and Perron P. Burke and Mildred Burke, his wife,

Grace, County of Caribou, State of Idaho
the parties of the second part:

WITNESSETH: That the said parties of the first part, for and in consideration of the sum of
- - - Twenty thousand and no/100 - - - - - DOLLARS,
lawful money of the United States of America, to them in hand paid by the said parties of the second part, the receipt
whereof is hereby acknowledged

, do by these presents, Grant, Bargain, Sell and Convey and Confirm unto said parties
of the second part, and to their heirs and assigns forever: All those certain lot S
more or parcel R of land situate, lying and being in the County of Caribou State of Idaho, bounded
and more particularly described as follows, to-wit:

The East Half of the Southwest Quarter, and the North Half of
the Southeast Quarter of Section Thirty-two (32), in Township Ten (10)
South of Range Forty-one (41) East of the Boise Meridian, containing
one hundred sixty (160) acres, less three and 90/160 (3-90/160) acres,
heretofore sold in the Southeast corner, and conveying with the above
described land two hundred fifty-six (256) shares of the Capital Stock
of the Last Chance Canal Company Limited, and three hundred seven (307)
shares of the Capital stock of the East Branch Canal Company Limited.

Also, beginning at the Northeast corner of the Northwest Quarter
of Section Twenty-eight (28), in Township Ten (10) South of Range
Forty-one (41) East of the Boise Meridian, and running thence West
twenty-one (21) rods; thence South sixty-six (66) rods; thence in a
Southeasterly direction forty-one (41) rods; thence in a Southerly
direction one hundred fifty-eight (158) rods, more or less to the
Southwest corner of the Northwest Quarter of the Southeast Quarter of
said Section Twenty-eight (28); thence East one Hundred sixty (160)
rods; thence North two hundred forty (240) rods; thence West one hun-
dred eighty-one (181) rods to the point of beginning.

4225

Together with all and singular, the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and
the rents, issues and profits thereof.

TO HAVE AND TO HOLD, all and singular, the said premises, together with the appurtenances and privileges thereunto incident
unto the said parties of the second part, and to their heirs and assigns forever. And the said parties of the
first part, and their heirs the said premises in the quiet and peaceable possession of the said parties of the second part,
their heirs and assigns against the said parties of the first part, and their heirs and against all and every
person or persons whomsoever, lawfully claiming or to claim the same, shall and will warrant and by these presents forever defend.

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

Signed, Sealed and Delivered in the Presence of

Charles Burke [Seal]
Mary Sophia Burke [Seal]
[Seal]
[Seal]

STATE OF IDAHO,
County of Bannock

SS.

On this 14th day of August

F. E. Tydeman

a Notary Public in and for said County and State, personally appeared

in the year 1952, before me,

Charles Burke and Mary Sophia Burke, his wife,

known to me to

be the person's whose names are subscribed to the within instrument, and acknowledged to me that they executed the same

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

written.

F. E. Tydeman
Notary Public

Residence Pocatello, Idaho

WARRANTY DEED

17418

Charles Burke and Mary Sophia
Burke, his wife,

TO

Rayron P. Burke and
Mildred Burke,
his wife.

Dated August 14, 1952

STATE OF IDAHO,

County of Carbon

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

Carbon Title Company

at minutes past 4:00

o'clock P. M. this 14th day of

January A. D. 1952.

at my office and duly recorded in Book 445
of Deeds at Pocatello.

Ex-Officio Recorder

By Deputy

Office, Pocatello, Idaho

PRINCE & SONS, POCATELLO, IDAHO

STATE OF IDAHO, COUNTY OF CARIBOU: SS.

INSTRUMENT NO. 51713

I hereby certify that this instrument was filed for record at the request of Elvin C. Hubbard
at 2:07 o'clock P.M., this 19 day of March, 1964, in my office, and duly recorded
in Book 116 of Deeds, at page

Fees: \$ 1.20
Return to:

Kenneth W. Souther Ex-Officio-Recorder
By: _____ Deputy

WARRANTY DEED

For Value Received, Ferron P. Burke and Mildred Burke, husband and wife,

the grantors, do hereby grant, bargain, sell and convey unto
Elvin C. Hubbard and Helen Hubbard, husband and wife,

grantees, the following described premises in Caribou County, State of Idaho, to-wit:

Beginning at the Northeast corner of the Northwest Quarter of Section 28,
Township 10 South, Range 41 East of the Boise Meridian, and running
thence West 21 rods; thence South 66 rods; thence in a Southeasterly
direction 26.4 rods, more or less, to a point on the meridional center
line of said section, which point is 158 rods, more or less, North from
the Southeast corner of the NE $\frac{1}{4}$ SW $\frac{1}{4}$ of said section; thence continuing along
the same line in a Southeasterly direction a distance of 14.6 rods; thence
in a Southwesterly direction in a straight line, 158 rods, more or less, to
the Southeast corner of the NE $\frac{1}{4}$ SW $\frac{1}{4}$ of said Section 28; thence East 160 rods;
thence North 240 rods; thence West 160 rods, to the point of beginning.

Also, the water right represented by Permit No. 18692 issued for .0067 cubic
feet per second of water from a spring located in the NW $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 27,
Township 10 South, Range 41 East of the Boise Meridian.

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 encumbrances

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

DATED: March 17, 1962.

Ferron P. Burke
Mildred Burke

STATE OF IDAHO
County of Caribou ss.

On this 17th day of March, 1962, before me, Leonard O. Kingsford, a Notary Public in and for
said State personally appeared Ferron P. Burke and Mildred Burke, husband and wife,

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

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

Leonard O. Kingsford
NOTARY PUBLIC for Idaho, residing
at Soda Springs, Idaho.
My commission expires: August 14, 1965.

WARRANTY DEED

For Value Received

ELVIN C. HUBBARD and HELEN T. HUBBARD, Husband and Wife,

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

ELVIN C. HUBBARD, HELEN T. HUBBARD, JANICE ANDREASON and ROSS W. HUBBARD
as Trustees of the ELVIN C. HUBBARD FAMILY TRUST

whose current address is

the grantees, the following described premises, in Caribou County Idaho, to wit:

See Exhibit "A" attached hereto

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

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

Dated: 4-26-84

STATE OF IDAHO, COUNTY OF FRANKLIN
On this 26th day of April, 1984,
before me, a notary public in and for said State, personally
appeared

ELVIN C. HUBBARD and
HELEN T. HUBBARD,

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

[Signature]
Notary Public
Residing at Preston, Idaho
Comm. Expires Lifetime

STATE OF IDAHO } **120526**
County of Caribou }
I hereby certify that this instrument was filed
at the request of Williams & Castleton
at 9:00 o'clock A. M. this 26th
May, 1984 in my office and
recorded in Microfilm Records
Myrna W. Archibald
Ex-Officio Recorder 4.00 Deputy [Signature]

EXHIBIT "A"

The following real property located in Caribou County, Idaho:

Township 10 South, Range 41 East of the Boise Meridian

Section 29: E1/2NW1/4.

W1/2NW1/4

E1/2 of entire Section.

Section 28: SW1/4NW1/4

NW1/4SW1/4

Beginning at the Northeast corner of the Northwest Quarter and running thence West 21 rods; thence South 66 rods; thence in a Southeasterly direction 26.4 rods, more or less, to a point on the meridional center line of said section, which point is 158 rods, more or less, North from the Southeast corner of the NE1/4SW1/4 of said Section; thence continuing along the same line in a Southeasterly direction a distance of 14.6 rods; thence in a Southwesterly direction in a straight line, 158 rods, more or less, to the Southeast corner of the NE1/4SW1/4 of said Section 28; thence East 160 rods; thence North 240 rods; thence West 160 rods, to the point of beginning.

Also, the water right represented by Permit No. 18692 issued for .0067 cubic feet per second of water from a spring located in the NW1/4SW1/4 of Section 27, Township 10 South, Range 41 East of the Boise Meridian.

Section 21: S1/2 and the South 880 feet of the S1/2N1/2.

Together with all water rights

Beginning at the Northwest corner of Lot 18, Block 3, Caribou Blue Landing Subdivision, Caribou County, Idaho; according to the official plat thereof, as recorded in the office of the County Recorder of Caribou County, Idaho, under recorder's instrument No. 71394, and running thence South 30°08' West 100.0 feet; thence South 49°52' East 110.0 feet; thence North 30°08' East 160.0 feet; thence South 89°32' West 127.8 feet; to the point of beginning.

153431

STATE OF IDAHO
County of CaribouDate: Dec. 30, 1996Time: 12:00 P.M.

Microfilm Records

Recorder: Edie Izatt

Deputy: Denise HawleyFee: 9.00**TRUSTEE'S DEED**

THIS DEED made this 30th day of December, 1996, between HELEN T. HUBBARD, JANICE ANDREASEN and ROSS W. HUBBARD, as Trustees of the ELVIN T. HUBBARD FAMILY TRUST, hereinafter called "Grantors" and HUBBARD FAMILY FARM, L.L.C., an Idaho Limited Liability Company, hereinafter called "Grantee".

WHEREAS, Helen T. Hubbard, Janice Andreassen and Ross W. Hubbard are the duly appointed and acting Trustees of the Elvin C. Hubbard Family Trust, dated the 26th day of April, 1984 by and between Elvin C. Hubbard and Helen T. Hubbard as Trustors, and Elvin C. Hubbard, Helen T. Hubbard, Janice Andreason and Ross W. Hubbard, as Trustees.

NOW, THEREFORE, WITNESSETH, that the said Grantors, for valuable consideration, and for the purpose of distributing certain real property from the Elvin C. Hubbard Family Trust, do by these presents hereby distribute, grant, bargain, sell, convey, and confirm unto the said Grantee, and its heirs and assigns forever, an undivided one-half ($\frac{1}{2}$) interest in that certain parcel of land, situate, lying and being in Caribou County, State of Idaho, and more particularly described as follows:

SEE EXHIBIT "A" ATTACHED HERETO

TOGETHER with all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining, the reversion and reversions, remainder and remainders rents, issues and profits thereof;

TO HAVE AND TO HOLD, all and singular the said premises together with the appurtenances unto the Grantee, its heirs and assigns forever. And the said Grantors do hereby covenant to and with the said Grantee, that said Trust is the owner in fee simple of said premises; that they are free from all encumbrances and that

153431

said Trust will warrant and defend the same from all lawful claims whatsoever.

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

Helen T. Hubbard
HELEN T. HUBBARD, Trustee
of the ELVIN C. HUBBARD
FAMILY TRUST

Janice Andreassen
JANICE ANDREASEN, Trustee
of the ELVIN C. HUBBARD
FAMILY TRUST

Ross W. Hubbard
ROSS W. HUBBARD, Trustee of the
ELVIN C. HUBBARD FAMILY TRUST

STATE OF IDAHO)
County of Franklin) ss.

On this 27th day of December, 1996, before me, the undersigned, a Notary Public in and for said State, personally appeared HELEN T. HUBBARD and ROSS W. HUBBARD, known or identified to me to be the persons whose names are subscribed to the within instrument as Trustees of the ELVIN C. HUBBARD FAMILY TRUST and acknowledged to me that they executed the same as Trustees of the ELVIN C. HUBBARD FAMILY TRUST.

Steven R. Fuller
NOTARY PUBLIC for State of Idaho
Residing at: Preston, Idaho
Comm. Expires: 2/19/99

STATE OF IDAHO)
County of Franklin) ss.

On this 30th day of December, 1996, before me, the undersigned, a Notary Public in and for said State, personally appeared JANICE ANDREASEN, known or identified to me to be the person whose name is subscribed to the within instrument as Trustee of the ELVIN C. HUBBARD FAMILY TRUST and acknowledged to me that she executed the same as Trustee of the ELVIN C. HUBBARD FAMILY TRUST.

Steven R. Fuller
NOTARY PUBLIC for State of Idaho
Residing at: Preston, Idaho
Comm. Expires: 2/19/99

EXHIBIT "A"

Township 10 South, Range 41 East of the Boise Meridian
 Section 21: S $\frac{1}{2}$; the South 880 feet of the S $\frac{1}{2}$ N $\frac{1}{2}$.

Beginning at the Northwest corner of Lot 18, Block 3, Caribou Blue Landing Subdivision, Caribou County, Idaho; according to the official plat thereof, as recorded in the office of the County Recorder of Caribou County, Idaho, under recorder's instrument No. 71394, and running thence South 30°08' West 100.0 feet; thence South 49°52' East 110.0 feet; thence North 30°08' East 160.0 feet; thence South 89°32' West 127.8 feet; to the point of beginning.

Section 28: SW $\frac{1}{4}$ NW $\frac{1}{4}$.
 NW $\frac{1}{4}$ SW $\frac{1}{4}$.

ALSO, Beginning at the Northeast corner of the Northwest Quarter and running thence West 21 rods; thence South 66 rods; thence in a Southeasterly direction 26.4 rods, more or less, to a point on the meridional center line of said section, which point is 158 rods, more or less, North from the Southeast corner of the NE $\frac{1}{4}$ SW $\frac{1}{4}$ of said Section; thence continuing along the same line in a Southeasterly direction a distance of 14.6 rods; thence in a Southwesterly direction in a straight line, 158 rods, more or less, to the Southeast corner of the NE $\frac{1}{4}$ SW $\frac{1}{4}$ of said Section 28; thence East 160 rods; thence North 240 rods; thence West 160 rods, to the point of beginning.

ALSO, the water right represented by Permit No. 18692 issued for .0067 cubic feet per second of water from a spring located in the NW $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 27, Township 10 South, Range 41 East of the Boise Meridian.

Section 29: E $\frac{1}{2}$ NW $\frac{1}{4}$.
 W $\frac{1}{2}$ NW $\frac{1}{4}$.

E $\frac{1}{2}$ of entire Section. **EXCEPTING THEREFROM:**
 Beginning at the Southeast corner of Section 29 and running thence West along the South line of Section 29, 1,300 feet to the True Point of Beginning; and running thence West 200 feet, thence North 150 feet, thence East 200 feet, thence South 150 feet to the point of beginning.

TOGETHER WITH all forest service grazing permits appertaining thereto.

STATE OF IDAHO } ss **164433**
County of Caribou }

I hereby certify that this instrument was filed at the request
of Alliance Title
at 12:50 o'clock P m this 1 day of
October, 2001 in my office and duly

recorded official Records

Recorder Edie Izatt

Signature Denise Horsley

Deputy 200

TRUSTEE'S DEED

THIS DEED made this 1 day of October, 2001, between **JANICE ANDREASON and ROSS W. HUBBARD**, Surviving Trustees of the **ELVIN C. HUBBARD FAMILY TRUST**, hereinafter called "Grantors" and **CHARLES NEIL HUBBARD and LISA R. HUBBARD, husband and wife**, 2274 Bench View Drive, Grace, ID 83241, hereinafter called "Grantees".

WHEREAS, Janice Andreason and Ross W. Hubbard are the duly appointed and acting Trustees of the Elvin C. Hubbard Family Trust, dated the 26th day of April, 1984, by and between Elvin C. Hubbard and Helen T. Hubbard as Trustors, and Elvin C. Hubbard, Helen T. Hubbard, Janice Andreason and Ross W. Hubbard, as Trustees.

NOW, THEREFORE, WITNESSETH, that the said Grantors, for valuable consideration, and for the purpose of distributing certain real property from the Elvin C. Hubbard Family Trust, do by these presents hereby distribute, grant, bargain, sell, convey, and confirm unto the said Grantees, and their heirs and assigns forever, an undivided one-half interest in that certain parcel of land, situate, lying and being in Caribou County, State of Idaho, and more particularly described as follows:

SEE EXHIBIT "A" ATTACHED HERETO

TOGETHER with all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining, the reversion and reversions, remainder and remainders rents, issues and profits thereof;

164433

TO HAVE AND TO HOLD, all and singular the said premises together with the appurtenances unto the Grantees, their heirs and assigns forever. And the said Grantors do hereby covenant to and with the said Grantees, that said Trust is the owner in fee simple of said premises; that they are free from all encumbrances and that said Trust will warrant and defend the same from all lawful claims whatsoever.

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

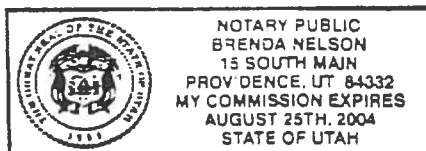
THE ELVIN C. HUBBARD FAMILY TRUST

Janice Andreason
JANICE ANDREASON

Ross W. Hubbard
ROSS W. HUBBARD

STATE OF UTAH)
County of Cache) ss.
)

On this 1st day of October, 2001, before me, the undersigned, a Notary Public in and for said State, personally appeared **JANICE ANDREASON** known or identified to me to be the person whose name is subscribed to the within instrument as Trustee of the **Elvin C. Hubbard Family Trust** and acknowledged to me that she executed the same as Trustee of the said Trust.

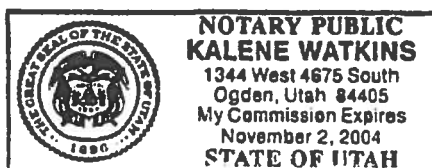


Brenda Nelson
NOTARY PUBLIC for State of Utah
Residing at: Cache Co.
Comm. Expires: Aug. 25, 2004

STATE OF UTAH

County of Davis)) ss.
))

On this 1 day of Oct, 2001, before me, the undersigned, a Notary Public in and for said State, personally appeared **ROSS W. HUBBARD** known or identified to me to be the person whose name is subscribed to the within instrument as Trustee of the **Elvin C. Hubbard Family Trust** and acknowledged to me that he executed the same as Trustee of the said Trust.



Kalene Watkins
 NOTARY PUBLIC for State of Utah
 Residing at: Ogden
 Comm. Expires 11-2-04

EXHIBIT "A"

Township 10 South, Range 41 East of the Boise Meridian, Caribou County, Idaho

Section 21: S $\frac{1}{2}$, and the South 880 feet of the S $\frac{1}{2}$ N $\frac{1}{2}$.

Section 28: SW $\frac{1}{2}$ NW $\frac{1}{4}$, NW $\frac{1}{4}$ SW $\frac{1}{4}$, ALSO, Beginning at the Northeast corner of the NW $\frac{1}{4}$ of said Section 28, and running thence West 346.5 feet; thence South 1089 feet; thence in a Southeasterly direction 435.6 feet, more or less, to a point on the meridional centerline of said section, which point is 2607 feet, more or less, North from the Southeast corner of the NE $\frac{1}{4}$ SW $\frac{1}{4}$ of said Section 28; thence continuing along the same line in a Southeasterly direction a distance of 240.9 feet; thence in a Southwesterly direction in a straight line, 2607 feet, more or less, to the Southeast corner of the NE $\frac{1}{4}$ SW $\frac{1}{4}$ of said Section 28; thence East 2640 feet; thence North 3960 feet; thence West 2640 feet, to the point of beginning.

Section 29: E $\frac{1}{2}$, NW $\frac{1}{4}$, EXCEPT THEREFROM: Beginning at the Southeast corner of Section 29; thence West along the South line of Section 29, 1300 feet to the True Point of Beginning, and running thence West 200 feet; thence North 150 feet; thence East 200 feet; thence South 150 feet, to the point of beginning.

THIS INSTRUMENT FILED FOR RECORD
BY ALLIANCE TITLE & ESCROW CORP. AS AN
ACCOMMODATION ONLY. IT HAS NOT BEEN
EXAMINED AS TO ITS EXECUTION OR AS TO
ITS EFFECT UPON THE TITLE.

2013 SEP 5 AM 11 20

STEVEN R. FULLER
FULLER & FULLER, PLLC
P.O. Box 191
24 North State
Preston, ID 83263
Telephone (208) 852-2680
FAX No. (208) 852-2683

Instrument # 192204

CARIBOU COUNTY

9-5-2013 03:32:28 No. of Pages: 6

Recorded for : STEVEN FULLER

VEDA MASCARENAS

Ex-Officio Recorder Deputy Fee: 25.00

Index to: DECREE VESTING ESTATE

**IN THE DISTRICT COURT OF THE SIXTH JUDICIAL DISTRICT OF
THE STATE OF IDAHO, IN AND FOR THE COUNTY OF CARIBOU**

IN THE MATTER OF THE ESTATE

OF

CHARLES NEIL HUBBARD,

CASE NO. CV-2013-237

**DECREE VESTING ESTATE
IN SURVIVING SPOUSE**

THE PETITION OF LISA R. HUBBARD for a Decree vesting an estate in her, as surviving spouse, having come before the Court for hearing, and the Court having examined the evidence and being fully advised in the premises, the Court makes the following findings:

1. Charles Neil Hubbard died on the 21st day of April, 2013 at Grace, Caribou County, Idaho. At the time of death, said decedent was domiciled in Caribou County, Idaho.
2. The decedent died testate leaving a will dated the 12th day of March, 1982.
3. The decedent was survived by the heirs named in Exhibit "A" attached hereto and incorporated herein by reference thereto.

4. The decedent, Charles Neil Hubbard, and the petitioner, Lisa R. Hubbard, intermarried on the 12th day of April, 1973 at Logan, Cache County, Utah, and ever since that date until the date of decedent's death, were husband and wife.

5. The decedent left an estate, as described in petitioner's Petition, consisting solely of community property of the decedent and his surviving spouse, LISA R. HUBBARD, and that pursuant to decedent's will and as the surviving spouse of the decedent, the petitioner is entitled to the Decree of this Court declaring and establishing that all of said community property became fully vested in the petitioner as the sole heir of the decedent.

6. All notices have been given as required by law.

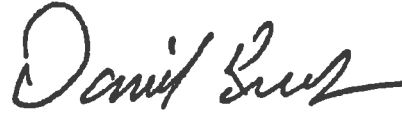
NOW, THEREFORE, IT IS ORDERED, ADJUDGED AND DECREED that the petitioner, LISA R. HUBBARD, is the surviving spouse of the said decedent, and that the real and personal property described in Exhibit "B" attached hereto and incorporated herein by reference is now and hereby vested in, and quieted in, and distributed to LISA R. HUBBARD, free and clear of all right, title, estate, claim or demand of any person or persons claiming or attempting to claim under the said decedent, as heir or otherwise, except as a proper creditor.

The real and personal property so decreed and distributed is more particularly described in Exhibit "B" attached hereto.

IT IS FURTHER ORDERED, ADJUDGED AND DECREED, that any other community property now known or discovered which may belong to said decedent or said estate and the petitioner, or in which the said decedent and petitioner may have an

interest, be, and the same hereby is distributed and vested in LISA R. HUBBARD,
absolutely.

DATED this 4 day of September, 2013.



DAVID R. KRESS
Judge

STATE OF IDAHO }
COUNTY OF CARIBOU } ss.

I HEREBY CERTIFY THAT THE ABOVE AND FOREGOING IS A FULL TRUE AND
CORRECT COPY OF THE ORIGINAL AS THE SAME APPEARS OF RECORD OR
ON FILE IN THIS OFFICE.

IN WITNESS THEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED THE
OFFICIAL SEAL OF THIS OFFICE AT SODA SPRINGS, IDAHO, THIS 5
DAY OF Sept 20 13

Veda Mascarenas
Clerk of the District Court

Deputy Clerk

EXHIBIT "A"

<u>NAME AND ADDRESS</u>	<u>RELATIONSHIP TO DECEDENT</u>
LISA R. HUBBARD 2274 BENCH VIEW DRIVE GRACE, ID 83241	SPOUSE
JAROM NEIL HUBBARD 715 ANDREASON RD GRACE, ID 83241	SON
LORA SULLIVAN 896 W 330 S LOGAN, UT 84321	DAUGHTER
SHANI TENNANT 1357 LAKE VIEW DR POCATELLO, ID 83201	DAUGHTER
SAMATHAN BELNAP 2274 BENCH VIEW DR GRACE, ID 83241	DAUGHTER
ABIGAIL HUBBARD 2274 BENCH VIEW DR GRACE, ID 83241	DAUGHTER
CHARLES ELI HUBBARD 2264 BENCH VIEW DR GRACE, ID 83241	SON
ALEX ROBBINS HUBBARD 2274 BENCH VIEW DR GRACE, ID 83241	SON

EXHIBIT "B"

Real Property

164259 - House Tract

Township 10 South, Range 41 East of the Boise Meridian;

Section 29: Beginning at the Southeast corner of Section 29, thence West along the South line of Section 29, 1300 feet, to the True Point of beginning, and running thence West 200 feet; thence North 150 feet; thence East 200 feet; thence South 150 feet, to the point of beginning.

Township 10 South, Range 41 East of the Boise Meridian

Section 21: S1/2; the South 880 feet of the S1/2N1/2.

Section 28: SW1/4NW1/4.
NW1/4SW1/4.

ALSO, Beginning at the Northeast corner of the Northwest Quarter and running thence West 21 rods; thence South 66 rods; thence in a Southeasterly direction 26.4 rods, more or less, to a point on the meridional center line of said section, which point is 158 rods, more or less, North from the Southeast corner of the NE1/4SW1/4 of said Section; thence continuing along the same line in a Southeasterly direction a distance of 14.6 rods; thence in a Southwesterly direction in a straight line, 158 rods, more or less, to the Southeast corner of the NE1/4SW1/4 of said Section 28; thence East 160 rods; thence North 240 rods; thence West 160 rods, to the point of Beginning.

ALSO, the water right represented by Permit No. 18692 issued for .0067 cubic feet per second of water from a spring located in the NW1/4SW1/4 of Section 27, Township 10 South, Range 41 East of the Boise Meridian.

Section 29: E1/2NW1/4.
W1/2NW1/4.

E1/2 of entire Section. EXCEPTING THEREFROM: Beginning at the Southeast corner of Section 29 and running thence West along the South line of Section 29, 1,300 feet to the True Point of Beginning; and running thence West 200 feet, thence North 150 feet, thence East 200 feet, thence South 150 feet to the point of beginning.

TOGETHER WITH all forest service grazing permits appertaining thereto.

165107

Township 10 South, Range 41 East of the Boise Meridian, Caribou County, Idaho;
Section 20: S1/2.

Personal Property

200 shares of stock in Hubbard Ranch, Inc.

Home Furnishings and Appliances

2010 Harley Davidson Trike

2007 Chevrolet Pickup

Checking Account at Ireland Bank No. 74070701