

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

RECEIVED

NOV 26 2012

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.

Water Right/Claim No.	Split?	Water Right/Claim No.	Split?	Water Right/Claim No.	Split?
22-13544	Yes ☒	22-13544	Yes ☐	22-14078	Yes ☐
	Yes ☐	22-14079	Yes ☐	22-14080	Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐

2. Previous Owner's Name: Warm Creek Enterprises

Name of current water right holder/claimant

3. New Owner(s)/Claimant(s): Stephen J. Gray

Name of each new owner as listed on the conveyance document

New owner continued

Name connector

☐ and

☐ or

☐ and/or

529 Chicago Ave, Unit D

Mailing address

Evanston

City

IL

State

60202

ZIP

312-961-1282

Telephone

sjgray54@comcast.net

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: May 25, 2012

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: [Signature]

Signature of new owner/claimant

Title, if applicable

November 16, 2012

Date

Signature: _____

Signature of new owner/claimant

Title, if applicable

Date

For IDWR Office Use Only:

Received by: [Signature]

Date: 11/27/2012

Receipt No. E038202

Receipt Amt. \$100. -

Approved by: [Signature]

Processed by: mt

Date: 8/11/2013

File Number: 60172

RECORDING REQUESTED BY:
Teton County Title

AND WHEN RECORDED MAIL TO:
Teton County Title
65 S. Main Street
Driggs, Id 83422

Instrument # 222299

TETON COUNTY, IDAHO

5-29-2012

11:17:00 No. of Pages: 2

Recorded for: TETON COUNTY TITLE

MARY LOU HANSEN

Fee: 13.00

Ex-Officio Recorder Deputy

Index to: DEED, WARRANTY

WARRANTY DEED

FOR VALUE RECEIVED

MAY29 12:11:17PM

E & F LLC, an Idaho Limited Liability Company,
the Grantor, hereby grants, bargains, sells, conveys and warrants unto

Stephen J Gray, Trustee of the Stephen J. Gray 2007 Declaration of Trust,

the Grantee, whose mailing address is 529 Chicago Ave Unit D, Evanston, IL 60202

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.

Dated this ^{25th} day of May, 2012

E & F LLC, an Idaho Limited Liability Company

Kristie L. Grigg 5.25.12
Kristie L. Grigg, Managing Member

Scott L. Christensen 5.25.12
Scott L. Christensen, Managing Member

STATE OF Idaho)
COUNTY OF Teton) ss.

On this ^{25th} day of May, 2012, before me, the undersigned, a Notary Public, in and for said State, personally appeared Kristie L. Grigg and Scott L. Christensen known to me, on the basis of satisfactory evidence, to be the Managing Members of the Limited Liability Company that executed the instrument and the foregoing instrument was signed on behalf of said company by authority of consent of its members and acknowledged to me that they executed the same.

WITNESS MY HAND AND OFFICIAL SEAL.

Heidi L. Hoyle
Notary Public
Resides at: Teton, Idaho
My commission expires: March 13, 2018

HEIDI L. HOYLE
Notary Public
State of Idaho

File Number: 60172

RECORDING REQUESTED BY:
Teton County Title

AND WHEN RECORDED MAIL TO:
Teton County Title
65 S. Main Street
Driggs, Id 83422

WARRANTY DEED

FOR VALUE RECEIVED

E & F LLC, an Idaho Limited Liability Company,
the Grantor, hereby grants, bargains, sells, conveys and warrants unto

Stephen J Gray, Trustee of the Stephen J. Gray 2007 Declaration of Trust,

the Grantee, whose mailing address is 529 Chicago Ave Unit D, Evanston, IL 60202

the following described premises, to wit:

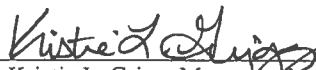
See "Exhibit A" attached hereto

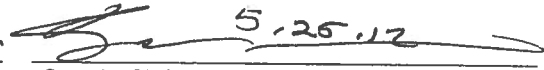
Subject to: all easements, right of ways, covenants, restrictions, reservations, applicable building and zoning ordinances and use regulations of record, and payment of accruing taxes and assessments as agreed to by parties above.

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.

Dated this 29th day of May, 2012

E & F LLC, an Idaho Limited Liability Company

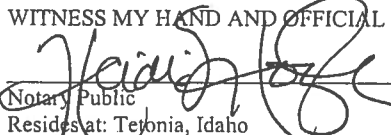
 5.25.12
Kristie L. Grigg, Managing Member

 5.25.12
Scott L. Christensen, Managing Member

STATE OF Idaho)
) ss.
COUNTY OF Teton)

On this 29th day of May, 2012, before me, the undersigned, a Notary Public, in and for said State, personally appeared Kristie L. Grigg and Scott L. Christensen known to me, on the basis of satisfactory evidence, to be the Managing Members of the Limited Liability Company that executed the instrument and the foregoing instrument was signed on behalf of said company by authority of consent of its members and acknowledged to me that they executed the same.

WITNESS MY HAND AND OFFICIAL SEAL.


Notary Public
Resides at: Teton, Idaho
My commission expires: March 13, 2018

HEIDI L. HOYLE
Notary Public
State of Idaho

File Number: 60172

Exhibit A
LEGAL DESCRIPTION

File Number: 60172

PARCEL 12A:

A part of the NE $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 16, Township 3 North, Range 45 East, Boise Meridian, Teton County, Idaho being further described as: From the E $\frac{1}{4}$ corner of said Section 16 and running N89°43'26"W 328.27 feet along the North line of the SE $\frac{1}{4}$ of said Section 16 to the true point of beginning;

thence S11°30'00"E 196.00 feet to a point;

thence S25°00'00"E, 110.00 fee to a point;

thence S32°00'00"E, 132.54 fee to a point;

thence S71°40'48"W 263.35 fee to a point;

thence West 319.93 feet to a point;

thence North 488.94 feet to a point on the North line of the SE $\frac{1}{4}$ of Section 16;

thence S89°43'26"E 414.13 feet along the North line of the SE $\frac{1}{4}$ of said Section 16 to the point of beginning.

Together with Easement Agreement recorded on December 20, 2006, as Instrument No. 183623, records of Teton County, Idaho, a 30 foot road and utility easement over and across the North 30 feet of the following described property:

Commencing at the East $\frac{1}{4}$ corner of Section 16, Township 3 North, Range 45 East, Boise Meridian, Teton County, Idaho and running South 402.58 feet to a point;

thence West 172.46 feet to a point;

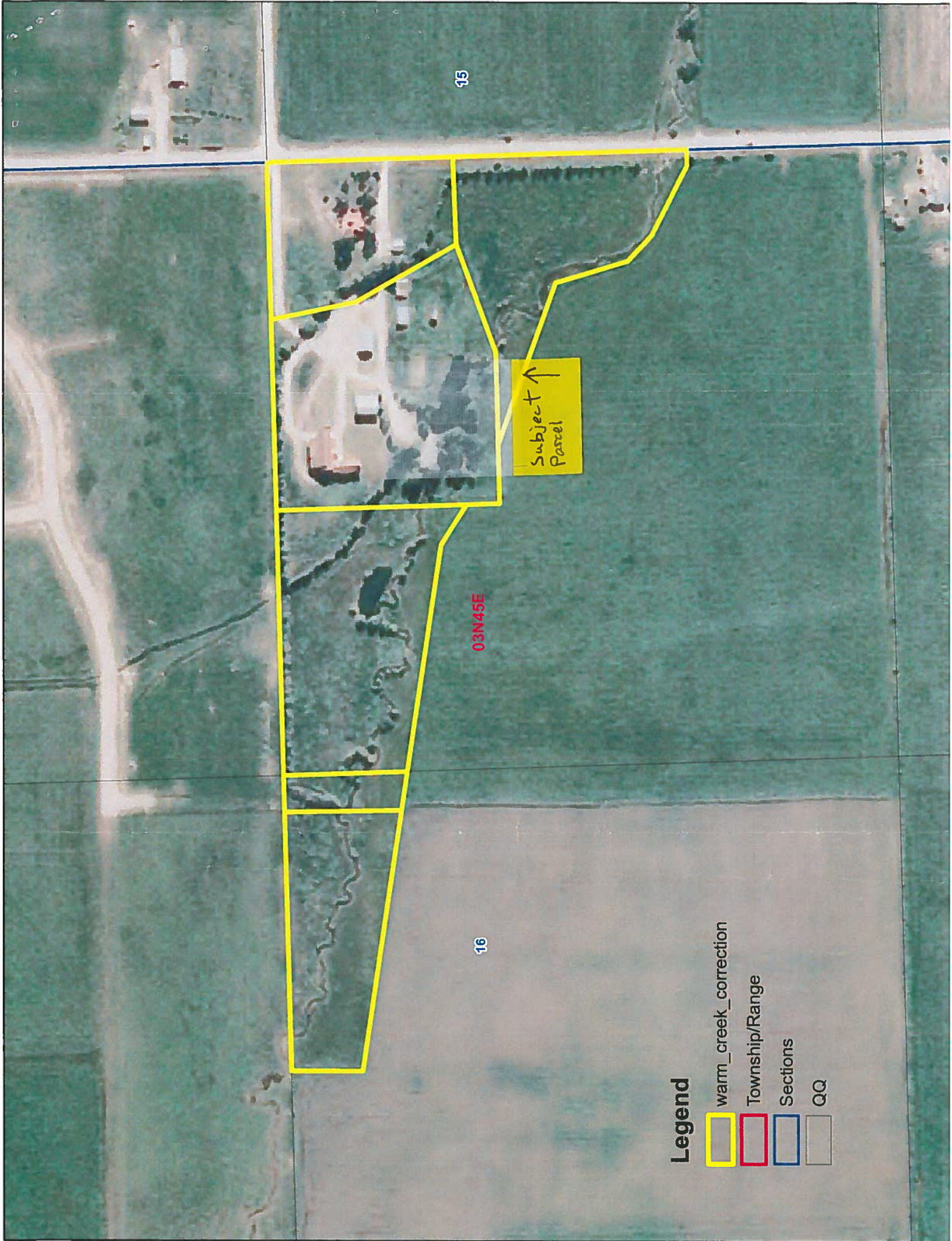
thence N32°00'00"W 132.54 feet to a point;

thence N25°00'00"W 110.00 feet to a point;

thence N11°30'00"W 196.00 feet to a point;

thence S89°43'26"E 328.27 feet to the point of beginning.





Legend

-  warm_creek_correction
-  Township/Range
-  Sections
-  QQ

SEP 14 1990

TETON Co. Id.
Clerk Recorder

106579

FILED

AT THE REQUEST OF

First American

AT 45 MINUTES PAST 4 P M

Sept. 14, 1990

E. Wayne Schiess

Nora Hill

WARRANTY DEED

1. DATE

September 14, 1990.

2. PARTIES

Grantor: Robert L. Blanchard and Afton Blanchard, husband and wife
Current address: Route 1 Box 669, Victor, Idaho 83455

Grantee: James O. Budge and Tamara C. Budge, husband and wife
Current address: P. O. Box 1947, Jackson, Wyoming 83001



3. PROPERTY

Transferred interest: Fee title
Idaho County: Teton

Description: All in Section 16, Township 3 North, Range 45 East, Boise Meridian, as follows:

The N1/2 SE1/4.

Tax #836 being described as: Beginning at the Northwest corner of the SE1/4 NW1/4, Section 16, Township 3 North, Range 45 East, Boise Meridian, Teton County, Idaho, and running thence South 53 1/3 rods; thence East 80 rods; thence North 53 1/3 rods; thence West 80 rods to the point of beginning.

Tax #1284 being described as: Beginning at a point that is 533 feet South of the Northeast corner of Section 16, Township 3 North, Range 45 East, Boise Meridian, and running thence West 67.5 rods; thence South 1694.5 feet; thence West 92.5 rods; thence South 25 rods; thence East 160 rods; thence North 2107 feet to the point of beginning.

Subject to:

- (1) Taxes and assessments for 1990 and all subsequent years.
- (2) All facts, rights, claims and interest ascertainable by inspection of the property.
- (3) All reservations, restrictions, easements, roads, ditches, power lines, rights of way including road, ditch, telephone and power line rights-of-way, zoning restrictions, and governmental regulations of record for or affecting the property.
- (4) Reservations in deed from state of Idaho to J. R. Blanchard as to oil, gas and mineral rights and telephone and transmission lines, recorded March 10, 1949, book 77 at page 280.
- (5) Oil and gas lease granted by state of Idaho to Anschutz Corporation, recorded April 16, 1986, instrument no. 98617, records of Teton County, Idaho.

4. CONSIDERATION

Ten Dollars and other good and valuable consideration, receipt of which is acknowledged.

5. GRANT

For the consideration stated, grantor does now grant, bargain, sell and convey to grantee and to grantee's heirs and assigns forever the transferred interest in the property described in this deed.

6. WARRANTIES

Grantor, for itself, its successors and assigns, covenants with grantee his heirs, successors and assigns as follows:

Grantor is currently the owner of the property as described in this deed.

Grantor has good right to convey the property described in this deed to grantee.

The property described in this deed is free from all encumbrances, except as otherwise shown in this deed.

Grantor will forever warrant and defend the quiet and peaceful possession of the property granted by this deed to grantee, his heirs, successors and assigns against the lawful claims of all persons.

7. CONSTRUCTION

In construing this deed, and where the context so requires, the singular includes the plural and the masculine, the feminine and the neuter and vice versa.

Robert L. Blanchard
Robert L. Blanchard

Afton Blanchard
Afton Blanchard

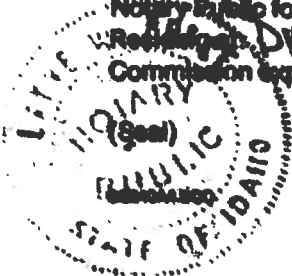
STATE OF IDAHO

County of Teton

)
)ss.
)

On this 4 day of September, 1990, before me, LAYNE W. PRICE, an Idaho notary public, personally appeared Robert L. Blanchard and Afton Blanchard, known to me to be the persons that executed the instrument and acknowledged to me that they executed the same.

Layne W. Price
Notary Public for Idaho
Commission Expires: 5-19-94



RECEIVED

JUL 11 2000

TETON CO., ID
CLERK RECORDER

138448

WARRANTY DEED

FILED
AT THE REQUEST OF
PCR
AT 9 MINUTES PAST 9 A.M.
DATE 7-11-00
BY G. H. Budge CLERK OF RECORD
C. Smith DEPUTY

Warranty deed made this 23 day of June, 2000, between
WARM CREEK ENTERPRISES of 956 South 200 West, Victor, Idaho 83455 as Grantors, and
JAMES O. BUDGE of 956 South 200 West, Victor, Idaho 83455 referred to as Grantee.

Grantors in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable
consideration, the receipt whereof is hereby acknowledged, have granted, bargained, and sold,
and do hereby grant, bargain, sell and convey, and confirm unto Grantee and his heirs and assigns
forever, all the following described real estate situated in Teton County, Idaho:

A part of the NE1/4 SE1/4 of Section 16, Twp. 3 North, Range 45 East, Boise Meridian,
Teton County, Idaho being further described as:

From the E 1/4 corner of said Section 16 and running N 89°43'26" W 328.27 ft. along the
North line of the SE1/4 of said Section 16 to the true point of beginning;

Thence S 11°30'00"E, 196.00 ft. to a point;

Thence S 25°00'00"E, 110.00 ft. to a point;

Thence S 32°00'00"E, 132.54 ft. to a point;

Thence S 71°40'48"W, 263.35 ft. to a point;

Thence West 319.93 ft. to a point;

Thence North 488.94 ft. to a point on the North line of the SE1/4 of said Section 16;

Thence S 89°43'26"E, 414.13 ft. along the North line of the SE1/4 of said Section 16 to
the point of beginning.

Contains 5.24 acres more or less.

Together with a 60 ft. road and utility easement being the 60 ft. directly North of the
following described line: Commencing at the E 1/4 corner of said Section 16 and running
N 89°43'26"W, 742.40 ft. to the NW property corner.

To have and to hold, all and singular the above-described premises together with the
appurtenances unto Grantees and their heirs and assigns forever.

138448

And Grantors and their heirs shall and will warrant and by these presents forever defend the premises in the quiet and peaceable possession of Grantee, his heirs, and assigns against Grantors and their heirs and against all and every person and persons whomsoever, lawfully claiming the same.

Grantors have hereunto set their hand on the day and year first above written.

James O. Budge
JAMES O. BUDGE, President, Warm Creek Enterprises

Restriction: The above parcel cannot be further split under the provisions of the Teton County Subdivision Ordinance, Article VII, Section 1-7-16: One Time Only Split of One Parcel of Land Parcel of Land, June 14, 1999.

STATE OF IDAHO)

:SS

County of Teton)

On this 23 day of June in the year of 2000, before me, a Notary Public in and for said State, personally appeared JAMES O. BUDGE 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.

Donald W. Woolstenhulme
Notary Public for Idaho

Residing at: Victor, Idaho

My commission expires: 6/8/2004



138448

RECEIVED

MAR 24 2000

TETON CO. ID
CLERK RECORDER

137133
QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that WARM CREEK ENTERPRISES, INC., a Wyoming corporation, of P.O. Box 362, Jackson, Wyoming, 83001, GRANTOR, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, receipt of which is hereby acknowledged, remises, releases and forever quitclaims unto JAMES O. BUDGE, a single man, of 956 S. 200 W, Victor, Teton County, Idaho, 83455, GRANTEE, a life estate for use as Grantee's primary dwelling place in and to all of the following described real property situated in the County of Teton, State of Idaho, to-wit:

Parcel 12 located in the N $\frac{1}{2}$ SE $\frac{1}{4}$, TWP 3N, RNG 45E, B.M., Teton County, Idaho, as shown on the Amended Plat for Record of Survey Parcel Division, Original Plat filed July 14, 1994, as revised February 17, 1998, filed with the Recorder Clerk of Teton County, Idaho.

WITNESS my hand as of this 22nd day of March, 2000.

WARM CREEK ENTERPRISES, INC.


JAMES O. BUDGE, its President

STATE OF WYOMING)
) ss.
COUNTY OF TETON)

The foregoing QUITCLAIM DEED was acknowledged before me by JAMES O. BUDGE, known to me as the president of WARM CREEK ENTERPRISES, INC., this 22nd day of March, 2000.

WITNESS my hand and official seal.




Notary Public
My Commission expires: 1/5/03

137133

FILED

AT THE REQUEST OF


AT 30 MINUTES PAST 12 M
DATE Mar 24 2000
Notary Public
BY Nora R. Boyle
CLERK OF RECORD
DEPUTY

137133

RECEIVED

118947
QUITCLAIM DEED

JUL 18 1994

TETON Co. Id.
Clerk Recorder

James O. Budge and Tamara C. Budge, husband and wife, Grantors, for and in consideration of Ten Dollars and other good and valuable consideration in hand paid, receipt whereof is hereby acknowledged, CONVEYS and QUITCLAIMS to WARM CREEK ENTERPRISES, INC., a Wyoming corporation, Grantee, the following described real property situated in Teton County, Idaho, hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of said state, to-wit:

All in Section 16, Township 3 North, Range 45 East, Boise Meridian, as follows:

The N 1/2 SE 1/4

Tax # 836 being described as: Beginning at the Northwest corner of the SE1/4NW1/4, Section 16, Township 3 North, Range 45 East, Boise Meridian Teton County, Idaho, and running thence South 53 1/3 rods; thence East 80 rods; thence North 53 1/3 rods; thence West 80 rods to the point of beginning.

Tax #1284 being described as: Beginning at a point that is 533 feet South of the Northeast corner of Section 16, Township 3 North, Range 45 East, Boise Meridian, and running thence West 67.5 rods; thence South 1694.5 feet; thence West 92.5 rods; thence South 25 rods; thence East 160 rods; thence North 2107 feet to the point of beginning.

DATED THIS 18th DAY OF May, 1994.

James O. Budge
James O. Budge

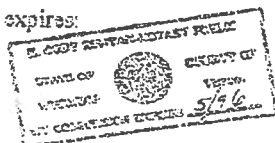
Tamara C. Budge
Tamara C. Budge

STATE OF WYOMING)
COUNTY OF TETON) ss.

The foregoing instrument was acknowledged before me by James O. Budge and Tamara C. Budge this 18th day of May, 1994.

[Signature]
Notary Public

My commission expires:



118947

FILED

AT THE REQUEST OF

James O. Budge
Tamara C. Budge
WITNESSES: *[Signatures]*
JUL 18 1994
TETON COUNTY, IDAHO

First American Title Company

180781

RECEIVED

SEP 23 2006

**TETON CO., ID
CLERK RECORDS**

AFTER RECORDING MAIL TO:

Val D. Kunz by Shon Kunz his attorney in fact and Susan
G. Kunz by Shon Kunz her attorney in fact
954 S. 200 W.
Victor, ID 83455

Instrument # 180781

DRIGGS, TETON, IDAHO

2006-09-29 01:13:14 No. of Pages: 3

Recorded for : FIRST AMERICAN TITLE CO

NOLAN G. BOYLE

Fee \$9.00

Ex-Officio Recorder Deputy

Index to: DEED, QUIT-CLAIM

QUITCLAIM DEED

File No.: **183309-T (Im)**

Date: **September 26, 2006**

For Value Received, **Oney Lois Budge, spouse of grantee**, do hereby convey, release, remise, and forever quit claim unto **James O. Budge, a married man as his sole and separate property**, whose address is **956 South 200 West Victor, ID 83455**, herein after called the Grantee, the following described premises situated in **Teton County, Idaho**, to-wit:

Legal Description attached hereto as Exhibit A, and by this referenced incorporated herein.

together with its appurtenances.

Dated:

9-29-06

Oney Lois Budge

Oney Lois Budge

180781

APN: RP03N45E167202A

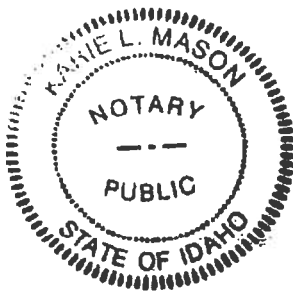
Quitclaim Deed - continued

File No.: 183309-T (1m)

Date: 09/26/2006

STATE OF Idaho)
SS.
COUNTY OF Teton)

On this 09/29/2006, before me, a Notary Public in and for said State, personally appeared **Oney Lois Budge**, known or identified to me to be the person(s) whose name(s) is subscribed to the within Instrument, and acknowledged to me that she executed the same.



Kavie L. Mason

Notary Public of Idaho

Residing at: *Victor, Id*

Commission Expires: *8-19-2010*

180781

EXHIBIT A

PARCEL 12A:

A part of the NE1/4SE1/4 of Section 16, Township 3 North, Range 45 East, Boise Meridian, Teton County, Idaho being further described as:
From the E 1/4 corner of said Section 16 and running N 89°43'26" W, 328.27 feet along the North line of the SE1/4 of said Section 16 to the true point of beginning;
thence S 11°30'00" E, 196.00 feet to a point;
thence S 25°00'00" E, 110.00 feet to a point;
thence S 32°00'00" E, 132.54 feet to a point;
thence S 71°40'48" W, 263.35 feet to a point;
thence West 319.93 feet to a point;
thence North 488.94 feet to a point on the North line of the SE1/4 of Section 16;
thence S 89°43'26" E 414.13 feet along the North line of the SE1/4 of said Section 16 to the point of beginning.

TOGETHER WITH a 60 foot road and utility easement being the 60 feet directly North of the following described line: Commencing at the E 1/4 corner of said Section 16 and running N89°43'26" W, 802.40 feet.

180781

SEP 20 2006

TETON CO., ID
CLERK/RECORDER

WARRANTY DEED

Warranty deed made this 29 day of September, 2006, between JAMES ORIN BUDGE whose current address is 956 South 200 West, Victor, ID 83455, referred to as Grantor, and VAL D. KUNZ whose current address is 823 South Baseline, Victor, ID 83455, referred to as Grantee.

Grantor in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt whereof is hereby acknowledged, has granted, bargained, and sold, and does hereby grant, bargain, sell, convey, and confirm unto Grantee and his heirs and assigns forever, all the following described real estate situated in Teton County, Idaho:

PARCEL 12A:

A part of the NE1/4SE1/4 of Section 16, Township 3 North, Range 45 East, Boise Meridian, Teton County, Idaho being further described as:

From the E 1/4 corner of said Section 16 and running N 89°43'26" W, 328.27 feet along the North line of the SE1/4 of said Section 16 to the true point of beginning;

Thence S 11°30'00" E, 196.00 feet to a point;

Thence S 25°00'00" E, 110.00 feet to a point;

Thence S 32°00'00" E, 132.54 feet to a point;

Thence S 71°40'48" W, 263.35 feet to a point;

Thence West 319.93 feet to a point;

Thence North 488.94 feet to a point on the North line of the SE1/4 of Section 16;

Thence S 89°43'26" E 414.13 feet along the North line of the SE1/4 of said Section 16 to the point of beginning.

TOGETHER WITH a 60 foot road and utility easement being the 60 feet directly North of the following described line: Commencing at the E 1/4 corner of said Section 16 and running N89°43'26" W, 802.40 feet.

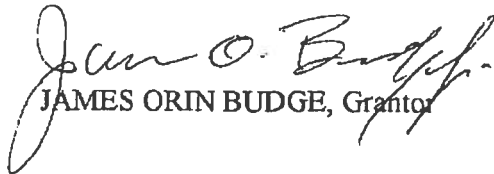
Said parcel being subject to any easements, rights-of-way, covenants, conditions, restrictions, reservations, agreements or encumbrances of sight and/or record.

To have and to hold, all and singular the above-described premises together with the appurtenances unto Grantee and his heirs and assigns forever.

Instrument # 180782
DRIGGS, TETON, IDAHO
2006-09-29 01:23:37 No. of Pages: 2
Recorded for: FIRST AMERICAN TITLE CO
NOLAN G. BOYLE
Ex-Officio Recorder Deputy
Index to: DEED, WARRANTY
Fee: \$60

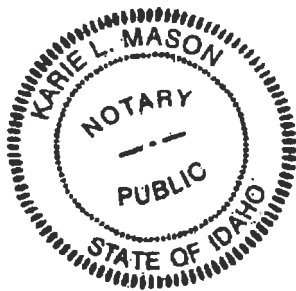
And Grantor and his heirs shall and will warrant and by these presents forever defend the premises in the quiet and peaceable possession of Grantee, his heirs, and assigns against Grantor and his heirs and against all and every person and persons whomsoever, lawfully claiming the same.

Grantor has hereunto set his hand on the day and year first above written.


JAMES ORIN BUDGE, Grantor

STATE OF IDAHO)
 : ss
County of Teton)

On this 21 day of September, in the year 2006, before me, a Notary Public in and for said State, personally appeared JAMES ORIN BUDGE, 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.




Notary Public for: Idaho
Residing at: Victor, Id
Commission Expires: 8-19-2010

182309

RECEIVED

NOV 09 2006

TETON CO., ID
CLERK RECORDER

AFTER RECORDING MAIL TO:

First American Title Company
81 N. Main
Driggs, ID 83455

Instrument # 182309

DRIGGS, TETON, IDAHO

2006-11-09 10:51:35 No. of Pages: 3

Recorded for: FIRST AMERICAN

NOLAN G. BOYLE

Ex-Officio Recorder Deputy

Index to: DEED, QUIT-CLAIM

Fee: 9.00

QUITCLAIM DEED

File No.: 183309-T (lm)

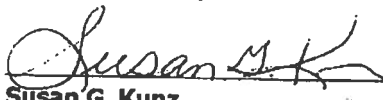
Date: November 08, 2006

For Value Received, **Susan G. Kunz, spouse of Grantee**, do hereby convey, release, remise, and forever quit claim unto **Val D. Kunz, a married man as his sole and separate property**, whose address is **823 S. Baseline Road, Victor, ID 83455**, herein after called the Grantee, the following described premises situated in **Teton County, Idaho**, to-wit:

Legal Description attached hereto as Exhibit A, and by this referenced incorporated herein.

together with its appurtenances.

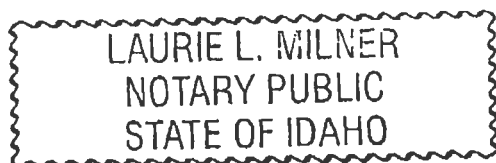
Dated: 11/8/06


Susan G. Kunz

182309

STATE OF Idaho)
COUNTY OF Teton)
SS.

On this 9 day of November, 2006, before me, a Notary Public in and for said State, personally appeared **Susan G. Kunz**, known or identified to me to be the person(s) whose name(s) is subscribed to the within instrument, and acknowledged to me that she executed the same.



Laurie L. Milner
Notary Public of Idaho
Residing at: Tetonia
Commission Expires: 8/19/2011

EXHIBIT A

PARCEL 12A:

A part of the NE1/4SE1/4 of Section 16, Township 3 North, Range 45 East, Boise Meridian, Teton County, Idaho being further described as:
From the E 1/4 corner of said Section 16 and running N 89°43'26" W, 328.27 feet along the North line of the SE1/4 of said Section 16 to the true point of beginning;
thence S 11°30'00" E, 196.00 feet to a point;
thence S 25°00'00" E, 110.00 feet to a point;
thence S 32°00'00" E, 132.54 feet to a point;
thence S 71°40'48" W, 263.35 feet to a point;
thence West 319.93 feet to a point;
thence North 488.94 feet to a point on the North line of the SE1/4 of Section 16;
thence S 89°43'26" E 414.13 feet along the North line of the SE1/4 of said Section 16 to the point of beginning.

TOGETHER WITH a 60 foot road and utility easement being the 60 feet directly North of the following described line: Commencing at the E 1/4 corner of said Section 16 and running N89°43'26" W, 802.40 feet.

RECORDING REQUESTED BY
First American Title Company

AND WHEN RECORDED MAIL TO:
First American Title Company
81 North Main Street/P.O. Box 42
Driggs, ID 83422

183624

RECEIVED

DEC 20 2006

Instrument # 183624

DRIGGS, TETON, IDAHO

2006-12-20 03:24:37 No. of Pages: 3

Recorded for : FIRST AMERICAN

NOLAN G. BOYLE

Ex-Officio Recorder Deputy

Index to: DEED, WARRANTY

TETON CO., ID
CLERK RECORDER

Space Above This Line for Recorder's Use Only

WARRANTY DEED

File No.: **190139-T (lm)**

Date: **November 24, 2006**

For Value Received, **Val D. Kunz, a married man as his sole and separate property**, hereinafter called the Grantor, hereby grants, bargains, sells and conveys unto **Kristie L. Grigg, a single person**, hereinafter called the Grantee, whose current address is **PO Box 7730, Jackson, WY 83002**, the following described premises, situated in **Teton County, Idaho**, to-wit:

Legal Description attached hereto as Exhibit A, and by this referenced incorporated herein.

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

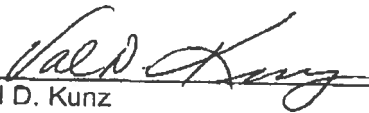
TO HAVE AND TO HOLD the said premises, with its appurtenances, unto the said Grantee, and to the Grantee's heirs and assigns forever. And the said Grantor does hereby covenant to and with the said Grantee, that the Grantor is the owner in fee simple of said premises; that said premises are free from 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.

183624

Date: 11/24/2006

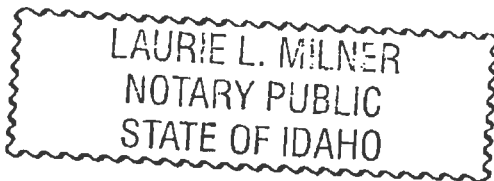
Warranty Deed
- continued

File No.: 190139-T (Im)


Val D. Kunz

STATE OF Idaho)
COUNTY OF Teton)
SS.

On this 10 day of December, 2006, before me, a Notary Public in and for said State, personally appeared **Val D. Kunz**, known or identified to me 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.



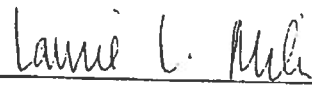

Notary Public for the State of Idaho
Residing at: Penburg
My Commission Expires: 8/19/2011

EXHIBIT A

PARCEL 12A:

A part of the NE1/4SE1/4 of Section 16, Township 3 North, Range 45 East, Boise Meridian, Teton County, Idaho being further described as:
From the E 1/4 corner of said Section 16 and running N 89°43'26" W, 328.27 feet along the North line of the SE1/4 of said Section 16 to the true point of beginning;
thence S 11°30'00" E, 196.00 feet to a point;
thence S 25°00'00" E, 110.00 feet to a point;
thence S 32°00'00" E, 132.54 feet to a point;
thence S 71°40'48" W, 263.35 feet to a point;
thence West 319.93 feet to a point;
thence North 488.94 feet to a point on the North line of the SE1/4 of Section 16;
thence S 89°43'26"E 414.13 feet along the North line of the SE1/4 of said Section 16 to the point of beginning.

RESERVING unto the grantor, his heirs and/or assigns a 30 foot road and utility easement along the North 30 feet of the above described property.

TOGETHER WITH a 30 foot road and utility easement over and across the North 30 feet of the following described property:

Commencing at the East 1/4 corner of Section 16 Township 3 North, Range 45 E., B.M. Teton County, Idaho and running South 402.58 feet to a point;
thence West 172.46 feet to a point;
thence N32°00'00"W, 132.54 feet to a point;
thence N25°00'00"W, 110.00 feet to a point;
thence N11°30'00"W, 196.00 feet to a point;
thence S89°43'26"E, 328.27 feet to the point of beginning.

183624

First American Title Company

187815 MAY 23 07 AM 10:27

AFTER RECORDING MAIL TO:

Kristie L. Grigg
952 S. 200 W.
Victor, ID 83455

Instrument # 187815

TETON COUNTY, IDAHO

2007-05-23 10:27:00 No. of Pages: 3

Recorded for : FIRST AMERICAN TITLE

MARY LOU HANSEN

Ex-Officio Recorder Deputy

Index to: DEED, QUIT-CLAIM

Fee: 9.00

QUITCLAIM DEED

File No.: **208306-T (inb)**

Date: **May 08, 2007**

For Value Received, **Kristie L. Grigg, a single person**, do hereby convey, release, remise, and forever quit claim unto **Kristie L. Grigg, a single person and Scott L. Christensen, a single person, as joint tenants with rights of survivorship**, whose address is ~~PO Box 7730 Jackson, WY 83002~~ **952 S. 200 W. Victor ID 83455**, herein after called the Grantee, the following described premises situated in Teton County, Idaho, to-wit:

Legal Description attached hereto as Exhibit A, and by this referenced incorporated herein.

together with its appurtenances.

Dated: 5-12-07

Kristie L. Grigg
Kristie L. Grigg

APN: RP03N45E167203A

Quitclaim Deed - continued

File No.: 208306-T (inb)

Date: 05/08/2007

STATE OF *Idaho*)
COUNTY OF *Teton*)
SS.

On this 05/12/2007, before me, a Notary Public in and for said State, personally appeared **Kristie L. Grigg**, known or identified to me to be the person(s) whose name(s) is subscribed to the within instrument, and acknowledged to me that she executed the same.

SUSAN R HARRIS
NOTARY PUBLIC
STATE OF IDAHO

[Signature]
Notary Public of *Teton County, Idaho*
Residing at: *Teton County, Idaho*
Commission Expires: *2/25/2010*

EXHIBIT A**PARCEL 12A:**

A part of the NE1/4SE1/4 of Section 16, Township 3 North, Range 45 East, Boise Meridian, Teton County, Idaho being further described as:
From the E 1/4 corner of said Section 16 and running N 89°43'26" W, 328.27 feet along the North line of the SE1/4 of said Section 16 to the true point of beginning;
thence S 11°30'00" E, 196.00 feet to a point;
thence S 25°00'00" E, 110.00 feet to a point;
thence S 32°00'00" E, 132.54 feet to a point;
thence S 71°40'48" W, 263.35 feet to a point;
thence West 319.93 feet to a point;
thence North 488.94 feet to a point on the North line of the SE1/4 of Section 16;
thence S 89°43'26" E 414.13 feet along the North line of the SE1/4 of said Section 16 to the point of beginning.

RESERVING unto the grantor, his heirs and/or assigns a 30 foot road and utility easement along the North 30 feet of the above described property.

TOGETHER WITH a 30 foot road and utility easement over and across the North 30 feet of the following described property:

Commencing at the East 1/4 corner of Section 16 Township 3 North, Range 45 E., B.M. Teton County, Idaho and running South 402.58 feet to a point;
thence West 172.46 feet to a point;
thence N32°00'00"W, 132.54 feet to a point;
thence N25°00'00"W, 110.00 feet to a point;
thence N11°30'00"W, 196.00 feet to a point;
thence S89°43'26"E, 328.27 feet to the point of beginning.

Warranty Deed

1. Date

May 10, 2007

2. Parties

Kristie L. Grigg, a single woman, Grantor, hereby conveys, grants and warrants to Scott L. Christensen, a single man, whose address is 952 S., 200 W., Victor, Idaho 83455 for the sum of TEN DOLLARS and other good and valuable consideration, a one half interest, as tenants in common, the following described real property, to-wit:

PARCEL 12A:

A part of the NE1/4SE1/4 of Section 16, Township 3 North, Range 45 East, Boise Meridian, Teton County, Idaho being further described as:

From the E 1/4 corner of said Section 16 and running N. 89°43'26"W, 328.27 feet along the North line of the SE1/4 of said Section 16 to the true point of beginning;

thence S 11°30'00" E., 196.00 feet to a point;
thence S 25°00'00" E, 110 feet to a point;
thence S 32°00'00" E, 132.54 feet to a point;
thence S 71°40'48" W, 263.35 feet to a point;
thence West 319.93 feet to a point;
thence North 488.94 feet to a point on the North line of the SE1/4 of Section 16;
thence S 89°43'26" E, 414.13 feet along the North line of the SE1/4 of said Section 16 to the point of beginning.

Together with a 30 foot road and utility easement over and across the North 30 feet of the following described property:

Commencing at the East 1/4 corner of Section 16 Township 3 North, Range 45E., B.M. Teton County, Idaho and running South 402.58 feet to a point;
thence West 172.46 feet to a point;
thence N32°00'00"W, 132.54 feet to a point;
thence N25°00'00"W, 110.00 feet to a point;
thence N11°30'00"W, 196.00 feet to a point;
thence S89°43'26"E, 328.27 feet to the point of beginning.

Instrument # 189716

TETON COUNTY, IDAHO

2007-07-25 01:27:00 No. of Pages: 1

Recorded for: BEARD ST. CLAIR

MARY LOU HANSEN

Ex-Officio Recorder Deputy Fee: 3.00

Index to DEED, WARRANTY

189716 JUL 25 07 PM 5:57

This conveyance shall include any and all appurtenances, tenements, hereditaments, reversions, remainders, easements, rights-of-way and water rights in anywise appertaining to the property herein described.

The Grantor covenants to the Grantee that Grantor is the owner in fee simple of said premises; that the premises are free from all encumbrances, excepting those as may be herein set forth, and excepting those of record, and that Grantor will warrant and defend the same from all lawful claims.

IN WITNESS WHEREOF, the Grantor has executed this instrument on this 10th day of May, 2007.

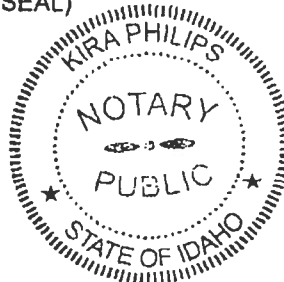
Kristie L. Grigg
Kristie L. Grigg

STATE OF IDAHO)
)ss
County of Bonneville)

On this 10th day of May, in the year 2007, before me, Kira Philips, a Notary Public, personally appeared Kristie L. Grigg, known or identified to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that she executed the same.

Kira Philips
Notary Public for Idaho
Residing At: Victor Falls, ID
Commission expires: 2/15/2013

(SEAL)



**Beard
St. Clair**
Attorneys

Warranty Deed

193218 NOV 9 '07 AM 11:58

1. Date

May 10, 2007

2. Parties

Scott L. Christensen, a single man and Kristie L. Grigg, a single woman, Grantors, hereby convey, grant and warrant to E & F LLC, an Idaho limited liability company, Grantee, whose address is 952 S., 200 W., Victor, Idaho 83455 for the sum of TEN DOLLARS and other good and valuable consideration, the following described real property, to-wit:

The property, the subject of this deed of trust is:

PARCEL 12A:

A part of the NE1/4SE1/4 of Section 16, Township 3 North, Range 45 East, Boise Meridian, Teton County, Idaho being further described as:

From the E 1/4 corner of said Section 16 and running N. 89°43'26"W, 328.27 feet along the North line of the SE1/4 of said Section 16 to the true point of beginning;

thence S 11°30'00" E., 196.00 feet to a point;
thence S 25°00'00" E, 110 feet to a point;
thence S 32°00'00" E, 132.54 feet to a point;
thence S 71°40'48" W, 263.35 feet to a point;
thence West 319.93 feet to a point;
thence North 488.94 feet to a point on the North line of the SE1/4 of Section 16;
thence S 89°43'26" E, 414.13 feet along the North line of the SE1/4 of said Section 16 to the point of beginning.

Together with a 30 foot road and utility easement over and across the North 30 feet of the following described property:

Commencing at the East 1/4 corner of Section 16 Township 3 North, Range 45E., B.M. Teton County, Idaho and running South 402.58 feet to a point;
thence West 172.46 feet to a point;
thence N32°00'00"W, 132.54 feet to a point;
thence N25°00'00"W, 110.00 feet to a point;
thence N11°30'00"W, 196.00 feet to a point;
thence S89°43'26"E, 328.27 feet to the point of beginning.

Instrument # 193218

TETON COUNTY, IDAHO

2007-11-09

11:58:00 No. of Pages: 1

Recorded for : BEARD ST CLAIR

MARY LOU HANSEN

Fee: 3.00

Ex-Officio Recorder Deputy

Index to DEED. WARRANTY

M. Webster

This conveyance shall include any and all appurtenances, tenements, hereditaments, reversions, remainders, easements, rights-of-way and water rights in anywise appertaining to the property herein described.

The Grantors covenant to the Grantee that Grantors are the owners in fee simple of said premises; that the premises are free from all encumbrances, excepting those as may be herein set forth, and excepting those of record, and that Grantors will warrant and defend the same from all lawful claims.

IN WITNESS WHEREOF, the Grantors have executed this instrument on this 10th day of May, 2007.

Scott L. Christensen
Scott L. Christensen

Kristie L. Grigg
Kristie L. Grigg

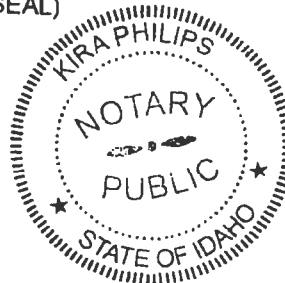
STATE OF IDAHO)

County of Bonneville)ss

On this 10th day of May, in the year 2007, before me, Kira Philips, a Notary Public, personally appeared Scott L. Christensen and Kristie L. Grigg, 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.

Kira Philips
Notary Public for Idaho
Residing At: Idaho Falls, ID
Commission expires: 2/15/2013

(SEAL)



**Beard
St. Clair**
Attorneys

Instrument Number

194312 DEC24'07 AM10:16

Escrow No.: 6301-306-S.S.



WARRANTY DEED

FOR VALUE RECEIVED,

E & F LLC, AN IDAHO LIMITED LIABILITY COMPANY,

Hereinafter called Grantor, does hereby grant, bargain, sell and convey unto

SCOTT L. CHRISTENSEN, AN UNMARRIED MAN,

Grantee,
whose address is: 952 SOUTH 200 WEST, VICTOR, ID 83455, the following described premises, County of TETON, State of Idaho to-wit:

A PART OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 16, TOWNSHIP 3 NORTH, RANGE 45 EAST, BOISE MERIDIAN, TETON COUNTY, IDAHO BEING FURTHER DESCRIBED AS:

FROM THE EAST QUARTER CORNER OF SAID SECTION 16 AND RUNNING NORTH 89 DEGREES 43'26" WEST, 328.27 FEET ALONG THE NORTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 16 TO THE TRUE POINT OF BEGINNING;

THENCE SOUTH 11 DEGREES 30'00" EAST, 196.00 FEET TO A POINT;

THENCE SOUTH 25 DEGREES 00'00" EAST, 110.00 FEET TO A POINT;

THENCE SOUTH 32 DEGREES 00'00" EAST, 132.54 FEET TO A POINT;

THENCE SOUTH 71 DEGREES 40'48" WEST, 263.35 FEET TO A POINT;

THENCE WEST 319.93 FEET TO A POINT;

THENCE NORTH 488.94 FEET TO A POINT ON THE NORTH LINE OF THE SOUTHEAST QUARTER OF SECTION 16;

THENCE SOUTH 89 DEGREES 43'26" EAST, 414.13 FEET ALONG THE NORTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 16 TO THE POINT OF BEGINNING.

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(es) hereby covenant to and with the said Grantee(s), that he/she/they is/are the owner(s) in fee simple of said premises; that they are free from all encumbrances EXCEPT CURRENT TAXES AND EASEMENTS OF RECORD OR IN VIEW.

And that he/she/they will warrant and defend the same from all lawful claims whatsoever.

DATED. December 14, 2007

E & F LLC

Instrument # 194312

TETON COUNTY, IDAHO

2007-12-24

10:16:00 No. of Pages: 2

Recorded for : TARGHEE NATIONAL TITLE

State of Idaho

County of Teton

)
)ss.
)

On this 14 day of December, 2007, before me, the undersigned Notary Public

in and for the State of Idaho, personally appeared Scott L. Christensen and Kristie L. Grigg,

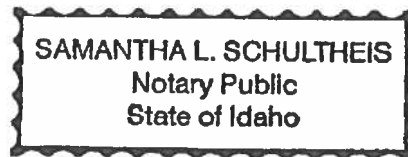
known or identified to me to be the Member/Manager of E & F LLC
the limited liability company that executed the instrument or the person who executed the
instrument on behalf of said limited liability company, and acknowledged to me that such limited
liability company executed the same.

Samantha L. Schulteis

Notary Public for the State of Idaho

Residing at: Victor

Commission Expires: 2/25/08



Instrument Number

194365 DEC26 07 PM12:46



Escrow No.: 6301-306-S.S.

WARRANTY DEED

Instrument # 194365
TETON COUNTY, IDAHO
2007-12-26 12:46:00 No. of Pages: 2
Recorded for: TARGHEE NATIONAL TITLE
MARY LOU HANSEN
Ex-Officio Recorder Deputy *[Signature]* Fee: 6.00
Index to DEED, WARRANTY

FOR VALUE RECEIVED,

SCOTT L. CHRISTENSEN, AN UNMARRIED MAN,

Hereinafter called Grantor, does hereby grant, bargain, sell and convey unto

E & F LLC, AN IDAHO LIMITED LIABILITY COMPANY,

Grantee,
whose address is: 952 SOUTH 200 WEST, VICTOR, ID 83455, the following described premises, County of TETON, State of Idaho to-wit:

A PART OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 16, TOWNSHIP 3 NORTH, RANGE 45 EAST, BOISE MERIDIAN, TETON COUNTY, IDAHO BEING FURTHER DESCRIBED AS:

FROM THE EAST QUARTER CORNER OF SAID SECTION 16 AND RUNNING NORTH 89 DEGREES 43'26" WEST, 328.27 FEET ALONG THE NORTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 16 TO THE TRUE POINT OF BEGINNING;

THENCE SOUTH 11 DEGREES 30'00" EAST, 196.00 FEET TO A POINT;

THENCE SOUTH 25 DEGREES 00'00" EAST, 110.00 FEET TO A POINT;

THENCE SOUTH 32 DEGREES 00'00" EAST, 132.54 FEET TO A POINT;

THENCE SOUTH 71 DEGREES 40'48" WEST, 263.35 FEET TO A POINT;

THENCE WEST 319.93 FEET TO A POINT;

THENCE NORTH 488.94 FEET TO A POINT ON THE NORTH LINE OF THE SOUTHEAST QUARTER OF SECTION 16;

THENCE SOUTH 89 DEGREES 43'26" EAST, 414.13 FEET ALONG THE NORTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 16 TO THE POINT OF BEGINNING.

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(es) hereby covenant to and with the said Grantee(s), that he/she/they is/are the owner(s) in fee simple of said premises; that they are free from all encumbrances EXCEPT CURRENT TAXES AND EASEMENTS OF RECORD OR IN VIEW.

And that he/she/they will warrant and defend the same from all lawful claims whatsoever.

DATED. December 14, 2007

A handwritten signature in black ink, appearing to be "Scott L. Christensen", written over a horizontal line.

State of Idaho

County of

Teton

)
)ss.
)

On this 14 day of December, 2007, before me, the undersigned Notary Public

in and for the State of Idaho, personally appeared Scott L. Christensen and ~~Kristie L. Grigg~~ ^{ss},

known or identified to me to be the person who executed the instrument, and acknowledged to me the same.



Notary Public for the State of Idaho

Residing at:

Victor

Commission Expires:

2/25/08

SAMANTHA L. SCHULTHEIS
NOTARY PUBLIC
STATE OF IDAHO

File Number: 60172

Instrument # 222298

TETON COUNTY, IDAHO
6-29-2012 11:17:00 No. of Pages: 2
Recorded for: TETON COUNTY TITLE
MARY LOU HANSEN Fee: 13.00
Ex-Officio Recorder Deputy
Index to DEED CORRECTION

RECORDING REQUESTED BY:
Teton County Title

AND WHEN RECORDED MAIL TO:
Teton County Title
65 S. Main Street
Driggs, Id 83422

MAY 29 12 11:17AM

CORRECTED WARRANTY DEED

Re-record to correct legal description of Instrument No. 194365

FOR VALUE RECEIVED

Scott L. Christensen, an unmarried man,

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

E & F LLC, an Idaho limited liability company,

GRANTEE(S), whose mailing address is: 529 952 South 200 West Victor, Idaho 83455

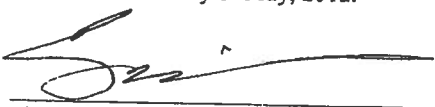
the following described premises, to wit:

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.

Dated this 29th day of May, 2012.

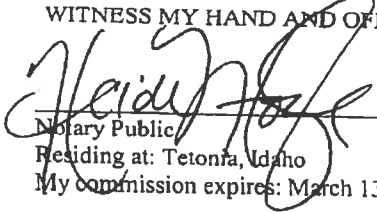


Scott L. Christensen

STATE OF Idaho)
) ss.
COUNTY OF Teton)

On this 25th day of May, 2012, before me, a Notary Public in and for said county and state, personally appeared Scott L. Christensen known to me, and/or identified to me on the basis of satisfactory evidence, to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same.

WITNESS MY HAND AND OFFICIAL SEAL.



Notary Public
Residing at: Teton, Idaho
My commission expires: March 13, 2018

HEIDI L. HOYLE
Notary Public
State of Idaho

File Number: 60172

Exhibit A
LEGAL DESCRIPTION

File Number: 60172

PARCEL 12A:

A part of the NE $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 16, Township 3 North, Range 45 East, Boise Meridian, Teton County, Idaho being further described as:
From the E $\frac{1}{4}$ corner of said Section 16 and running N89°43'26"W 328.27 feet along the North line of the SE $\frac{1}{4}$ of said Section 16 to the true point of beginning;

thence S11°30'00"E 196.00 feet to a point;

thence S25°00'00"E, 110.00 fee to a point;

thence S32°00'00"E, 132.54 fee to a point;

thence S71°40'48"W 263.35 fee to a point;

thence West 319.93 feet to a point;

thence North 488.94 feet to a point on the North line of the SE $\frac{1}{4}$ of Section 16;

thence S89°43'26"E 414.13 feet along the North line of the SE $\frac{1}{4}$ of said Section 16 to the point of beginning.

Together with Easement Agreement recorded on December 20, 2006, as Instrument No. 183623, records of Teton County, Idaho, a 30 foot road and utility easement over and across the North 30 feet of the following described property:

Commencing at the East $\frac{1}{4}$ corner of Section 16, Township 3 North, Range 45 East, Boise Meridian, Teton County, Idaho and running South 402.58 feet to a point;

thence West 172.46 feet to a point;

thence N32°00'00"W 132.54 feet to a point;

thence N25°00'00"W 110.00 feet to a point;

thence N11°30'00"W 196.00 feet to a point;

thence S89°43'26"E 328.27 feet to the point of beginning.

File Number: 60172

RECORDING REQUESTED BY:
Teton County Title

AND WHEN RECORDED MAIL TO:
Teton County Title
65 S. Main Street
Driggs, Id 83422

Instrument # 222299

TETON COUNTY, IDAHO
6-29-2012 11:17:00 No. of Pages: 2
Recorded for : TETON COUNTY TITLE
MARY LOU HANSEN
Ex-Officio Recorder Deputy
Index to: DEED, WARRANTY

[Signature]

WARRANTY DEED

FOR VALUE RECEIVED

MAY29 12 11:17AM

E & F LLC, an Idaho Limited Liability Company,
the Grantor, hereby grants, bargains, sells, conveys and warrants unto

Stephen J Gray, Trustee of the Stephen J. Gray 2007 Declaration of Trust,

the Grantee, whose mailing address is 529 Chicago Ave Unit D, Evanston, IL 60202

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.

Dated this ^{14th} 25th day of May, 2012

E & F LLC, an Idaho Limited Liability Company

Kristie L. Grigg 5.25.12
Kristie L. Grigg, Managing Member

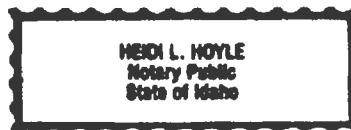
Scott L. Christensen 5.25.12
Scott L. Christensen, Managing Member

STATE OF Idaho)
COUNTY OF Teton) ss.

On this ^{14th} 25th day of May, 2012, before me, the undersigned, a Notary Public, in and for said State, personally appeared Kristie L. Grigg and Scott L. Christensen known to me, on the basis of satisfactory evidence, to be the Managing Members of the Limited Liability Company that executed the instrument and the foregoing instrument was signed on behalf of said company by authority of consent of its members and acknowledged to me that they executed the same.

WITNESS MY HAND AND OFFICIAL SEAL.

Heidi L. Hoyle
Notary Public
Resides at: Teton, Idaho
My commission expires: March 13, 2018



File Number: 60172

Exhibit A
LEGAL DESCRIPTION

File Number: 60172

PARCEL 12A:

A part of the NE $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 16, Township 3 North, Range 45 East, Boise Meridian, Teton County, Idaho being further described as:

From the E $\frac{1}{4}$ corner of said Section 16 and running N89°43'26"W 328.27 feet along the North line of the SE $\frac{1}{4}$ of said Section 16 to the true point of beginning;

thence S11°30'00"E 196.00 feet to a point;

thence S25°00'00"E, 110.00 feet to a point;

thence S32°00'00"E, 132.54 feet to a point;

thence S71°40'48"W 263.35 feet to a point;

thence West 319.93 feet to a point;

thence North 488.94 feet to a point on the North line of the SE $\frac{1}{4}$ of Section 16;

thence S89°43'26"E 414.13 feet along the North line of the SE $\frac{1}{4}$ of said Section 16 to the point of beginning.

Together with Easement Agreement recorded on December 20, 2006, as Instrument No. 183623, records of Teton County, Idaho, a 30 foot road and utility easement over and across the North 30 feet of the following described property:

Commencing at the East $\frac{1}{4}$ corner of Section 16, Township 3 North, Range 45 East, Boise Meridian, Teton County, Idaho and running South 402.58 feet to a point;

thence West 172.46 feet to a point;

thence N32°00'00"W 132.54 feet to a point;

thence N25°00'00"W 110.00 feet to a point;

thence N11°30'00"W 196.00 feet to a point;

thence S89°43'26"E 328.27 feet to the point of beginning.