

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

RECEIVED

OCT 19 2012

DEPT. OF WATER RESOURCES
SOUTHERN 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?
36-4023	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐

2. Previous Owner's Name: Douglas Jacobson and Leann Jacobson

Name of current water right holder/claimant

3. New Owner(s)/Claimant(s): Magic Valley Growers, Ltd.

Name of each new owner as listed on the conveyance document

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

P.O. Box 850

Mailing address

Wendell

City

208-536-6693

Telephone

ID

State

ZIP

83352 83355 MJC

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: 10/11/12

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: Michael T. Christ

Signature of new owner/claimant

Title, if applicable

Date

10-11-12

Signature:

Signature of new owner/claimant

Title, if applicable

Date

For IDWR Office Use Only:

Received by DM

Date 10-19-2012

Receipt No. 5032863

Receipt Amt. \$25-

Approved by _____

Processed by _____

Date _____

WARRANTY DEED

#GG-11939

For Value Received

**Douglas Jacobson also shown of record as Douglas Mitchell Jacobson and Leann Jacobson,
husband and wife**

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

**Magic Valley Growers, LTD., an Idaho corporation
Address: P.O. Box 850, Wendell, ID 83355**

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

**TOWNSHIP 8 SOUTH, RANGE 14 EAST OF THE BOISE MERIDIAN,
GOODING COUNTY, IDAHO**

Section 14: A part of the N½NW¼, described as follows:

Beginning at the Northwest corner for Section 14;
Thence South 0°12'37" West, 1319.00 feet along the Westerly boundary of Section 14 to the Southwest corner of the N½NW¼;
Thence North 89°59'38" East, 41.00 feet to the Easterly right of way boundary for Federal Aid Project S-53(1) and THE TRUE POINT OF BEGINNING;
Thence North 0°12'37" East, 658.70 feet along said right of way boundary;
Thence South 89°47'22" East, 132.86 feet;
Thence North 39°19'10" East, 467.58 feet;
Thence South 29°22'49" East, 155.41 feet;
Thence North 65°22'15" East, 180.67 feet;
Thence North 9°42'11" East, 365.54 feet to the Northerly boundary of Section 14;
Thence North 89°55' East, 1392.30 feet along said section line;
Thence South 0°09'51" West, 179.00 feet;
Thence North 89°55' East, 486.70 feet to the Easterly boundary of N½NW¼;
Thence South 0°09'51" West, 1143.58 feet along said boundary to the Southeast corner of N½NW¼;
Thence South 89°59'38" West, 2608.86 feet along the Southerly boundary of N½NW¼ and THE TRUE POINT OF BEGINNING.

TOGETHER WITH all water and water rights, ditches and ditch rights used thereon or appurtenant thereto including but not limited to 16 shares of Capital Stock from North Side Canal Company and Water Right No. 36-4023 from the Idaho Department of Water Resources.

SUBJECT TO:

All reservations in patents or deeds in the chain of title.

Taxes for 2012 and subsequent years, a lien, but not yet due or payable.

Assessments of the North Side Canal Company and the rights and powers of said Company as by law provided.

Right of way for canals, laterals and waste ditches of the North Side Canal Company, Ltd.

Instrument # 242681

GOODING, GOODING, IDAHO

10-17-2012 02:48:39 No. of Pages: 2

Recorded for : LAND TITLE AND ESCROW

DENISE M. GILL

Fee: 13.00

Ex-Officio Recorder Deputy



Power Line Easement given by Ivan Nielson and Alberta Nielson, his wife to Idaho Power Company, a corporation, dated March 28, 1952, recorded February 4, 1954 in Book 7 of Miscellaneous Page 299 as Instrument Number 123373, Gooding County records.

Power Line Easement given by Clell Jacobson and Mabel Jacobson, his wife to Idaho Power Company, a corporation, dated February 15, 1956, recorded January 24, 1958 in Book 7 of Miscellaneous Page 606 as Instrument Number 134147, Gooding County records.

Irrigation easement and county road right of way as disclosed in Survey recorded September 20, 2012 as Instrument Number 242348, Gooding County records.

TO HAVE AND TO HOLD, the said premises, with their appurtenances unto the said Grantee and to the successors heirs and assigns of the Grantee forever. The Grantor does hereby covenant to and with the said Grantee, that the Grantor is the owner in fee simple of said premises; that they are free from all incumbrances except as above described and that Grantor will warrant and defend the same from all lawful claims whatsoever.

Dated: October 17, 2012

Douglas Jacobson
Douglas Jacobson

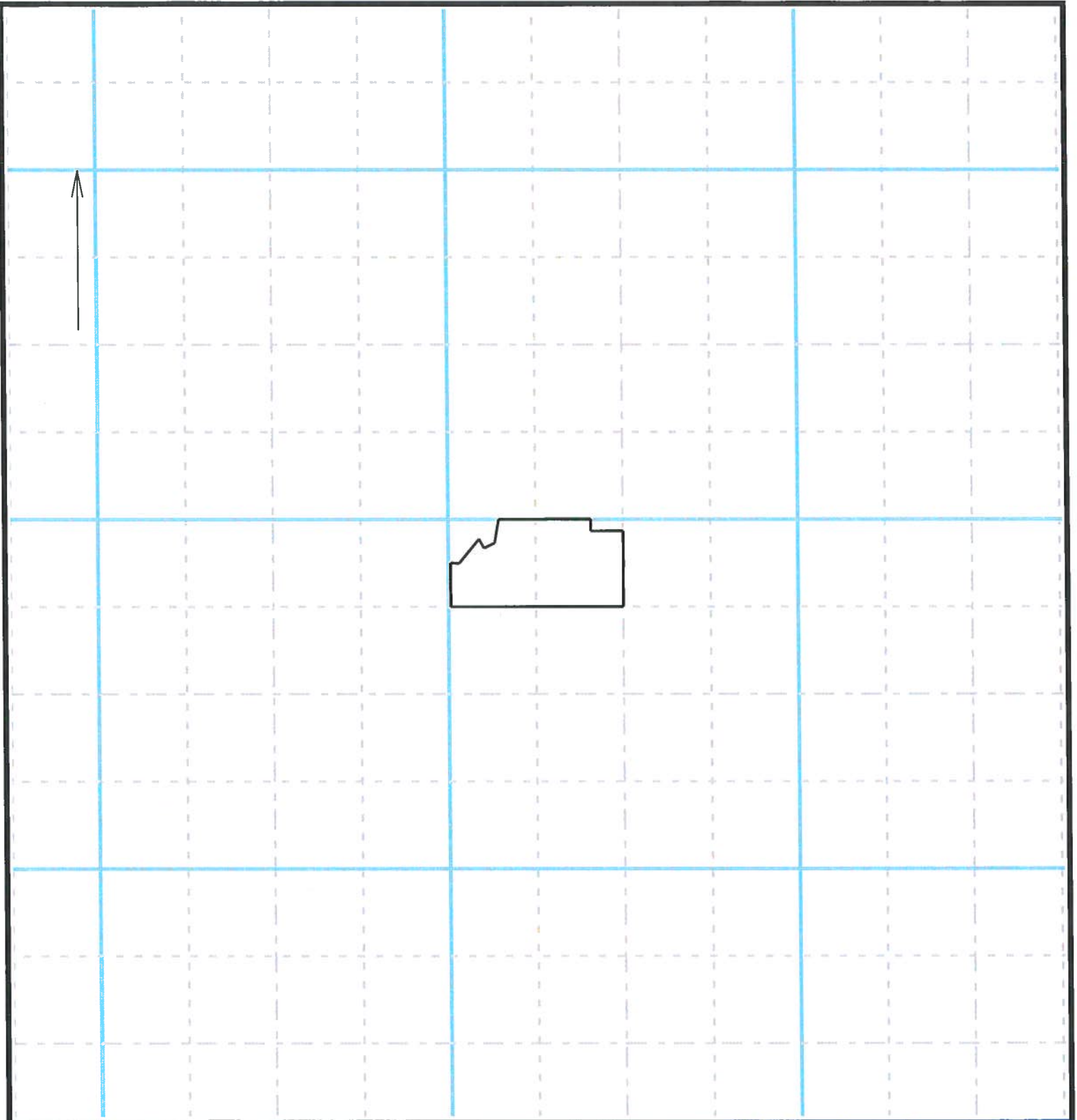
Leann Jacobson
Leann Jacobson

STATE OF IDAHO)
) ss.
COUNTY OF Gooding)

On this 17th day of October, 2012, before me, the undersigned, a Notary Public in and for said State, personally appeared Douglas Jacobson and Leann Jacobson, 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.

Susan M. Bolton
Notary Public
State of Idaho

Susan M. Bolton
Notary Public
Residing at: Gooding, ID
My Commission expires: 12-14-2016



10/19/2012

Scale: 1 inch= 2000 feet

File:

Tract 1: 69.4272 Acres, Closure: s81.4731e 0.01 ft. (1/856124), Perimeter=7771 ft.

01 /nw,14,8s,14e
02 /s0.1237w 1319
03 /n89.5938e 41
04 n0.1237e 658.7
05 s89.4722e 132.86
06 n39.1910e 467.58
07 s29.2249e 155.41
08 n65.2215e 180.67
09 n9.4211e 365.54
10 n89.55e 1392.3

11 s0.0951w 179
12 n89.55e 486.7
13 s0.0951w 1143.58
14 s89.5938w 2608.86