

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

RECEIVED

APR 17 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?
37-8289	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐

2. Previous Owner's Name: Gooding Urban Renewal Agency
Name of current water right holder/claimant

3. New Owner(s)/Claimant(s): WEL Idaho Real Estate LLC
Name of each new owner as listed on the conveyance document

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

P.O. Box 5610

Mailing address

Depere

City

State

ZIP

WI 54115-5610

920-339-0110

Telephone

greg.bredael@welcompanies.com

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: 1-3-11

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] Member 4-10-12
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 4/5/12 Receipt No. 30 32526 Receipt Amt. \$2500
Approved by _____ Processed by _____ Date _____

Instrument # 236719

GOODING, GOODING, IDAHO

1-31-2011 11:47:13 No. of Pages: 4

Recorded for : LAND TITLE AND ESCROW, INC

DENISE M. GILL

Fee: 19.00

Ex-Officio Recorder, Deputy
For Value Received

WARRANTY DEED

#GG-10936

Gooding Urban Renewal Agency, a municipal corporation

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

WEL Idaho Real Estate, LLC, a Wisconsin Limited Liability Company

Address: PO Box 5610, De Pere, WI 54115-5610

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

See Attached Exhibit A

SUBJECT TO:

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

Taxes subsequent to the year 2010, a lien, but not yet due or payable.

Assessments levied or to be levied by the City of Gooding.

Right of way for canals, laterals and waste ditches of Big Wood Canal Company.

Power Line Easement given by C. L. Ohlinger, a single man, to Idaho Power Company, a corporation, dated November 4, 1964, recorded March 11, 1965 as Instrument Number 13983, Gooding County records, affecting the SE $\frac{1}{4}$ NW $\frac{1}{4}$ of Section 32, Township 5 South, Range 15, East Boise Meridian. (Parcel 3)

Terms and conditions of a Well Use Agreement executed by J. E. Farmer, Marval Farmer, John H. Brooks, Sharon R. Brooks, Michael B. Brooks, Paul A. Brooks, Bruce B. Brooks, and Joyce H. Brooks, dated September 10, 1979, recorded September 17, 1979 as Instrument Number 78837, Gooding County Records, affecting the SW $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 32, Township 5 South, Range 15, East Boise Meridian. (Parcels 1, 2, 3 & 4)

Power Line Easement given by Arkoosh Produce to Idaho Power Company, a corporation, dated December 4, 1986, recorded January 30, 1987 as Instrument Number 126188, Gooding County records, affecting a portion of the SW $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 32, Township 5 South, Range 15, East Boise Meridian. (Parcels 1 & 2)

Terms and Conditions Easement dated February 11, 1999 by and between Arkoosh Produce, Inc., an Idaho Corporation, and Life Investors Insurance Company of America and assigns, recorded February 11, 1999 as Instrument No. 179129, Gooding County Records, Idaho. (Parcels 3 & 4)

Terms and Conditions of Easement by and between Arkoosh Produce, Inc., an Idaho Corporation, Grantor, and Life Investors Insurance Company of America, an Iowa corporation and assigns, c/o Aegon USA Realty Advisors, Inc., and Arkoosh Produce, Inc., an Idaho Corporation, Grantee, dated February 25, 1999, recorded February 26, 1999 as Instrument No. 179332, Records of Gooding County, Idaho. (Parcels 3 & 4)

Easement for the construction and maintenance of a sanitary sewer line, water line and public roadway by and between Arkoosh Produce Company, Inc. and The City of Gooding dated July 14, 1988, recorded March 19, 1999 as Instrument Number 179640, Gooding County records, affecting a strip of land 60.00 feet in width in the SW $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 32, Township 5 South, Range 15 E.B.M. (Parcel No. 2)

Page 2 of Warranty Deed

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: January 3, 2011

Gooding Urban Renewal Agency

By [Signature]
Title: Chairman

STATE OF IDAHO)
) ss.
COUNTY OF Gooding)

On this 31 day of January, 2011, before me, the undersigned, a Notary Public in and for said State, personally appeared Larry Rice, known or identified to me to be the Chairman of the **Gooding Urban Renewal Agency** acknowledged to me that such **Gooding Urban Renewal Agency** executed the same.

[Signature]

Notary Public
Residing at: Gooding, ID
My Commission expires: 10/8/16

Lisa Ritter
Notary Public
State of Idaho

Exhibit A

Order Number: GG-10936

PARCEL 1:

TOWNSHIP 5 SOUTH, RANGE 15 EAST OF THE BOISE MERIDIAN, GOODING COUNTY, IDAHO

Section 32: A parcel of land located in the SW $\frac{1}{4}$ NE $\frac{1}{4}$, more particularly described as follows:

Commencing at the North Quarter corner of Section 32, which bears South 89°41'58" East a distance of 2644.91 feet from the Northwest corner of said Section 32;
Thence on a bearing of South 00°05'30" East a distance of 2011.40 feet (recorded 2011.38 feet);
Thence on a bearing of North 89°54'30" East a distance of 151.46 feet to the REAL POINT OF BEGINNING;
Thence from this REAL POINT OF BEGINNING on a bearing of North 89°54'30" East a distance of 865.31 feet along the South boundary of a 60.00 foot access and utility easement;
Thence on a bearing of South 06°00'43" East a distance of 351.84 feet to the North boundary of the Union Pacific Railroad Right of Way;
Thence on a bearing of South 84°42'40" West a distance of 890.75 feet along the North boundary of the Union Pacific Railroad Right of Way;
Thence on a bearing of North 06°08'45" West a distance of 137.60 feet;
Thence on a bearing of North 00°05'30" West a distance of 293.82 feet to the REAL POINT OF BEGINNING.

PARCEL 2:

An Easement for the purpose of ingress, egress and public utilities over a strip of ground 60.00 feet in width located in the Southwest Quarter of the Northeast Quarter of Section 32, Township 5 South, Range 15 East of the Boise Meridian, Gooding County, Idaho, more particularly described as follows:

Beginning at the Northwest corner of the NE $\frac{1}{4}$ of said Section 32;
Thence South 00°05'30" East a distance of 1951.38 feet along the Westerly boundary of said NE $\frac{1}{4}$ to the Northwest corner of said 60.00 foot access and utility easement and the TRUE POINT OF BEGINNING;
Thence North 89°54'30" East a distance of 1324.60 feet along the Northerly boundary of said 60.00 foot access utility easement to the Easterly boundary of said SW $\frac{1}{4}$ NE $\frac{1}{4}$;
Thence South 00°09'02" East a distance of 60.00 feet along the Easterly boundary of said SW $\frac{1}{4}$ NE $\frac{1}{4}$ to the Southeast corner of said 60.00 foot access and utility easement;
Thence South 89°54'30" West a distance of 1324.66 feet to the Westerly boundary of said SW $\frac{1}{4}$ NE $\frac{1}{4}$;
Thence North 00°05'30" West a distance of 60.00 feet along the Westerly boundary of said SW $\frac{1}{4}$ NE $\frac{1}{4}$ to the TRUE POINT OF BEGINNING.

-Continued-

CONTINUATION

Exhibit A

Order Number: GG-10936

PARCEL 3:

TOWNSHIP 5 SOUTH, RANGE 15 EAST OF THE BOISE MERIDIAN, GOODING COUNTY, IDAHO

Section 32: A parcel of land located in the SE $\frac{1}{4}$ NW $\frac{1}{4}$ and the SW $\frac{1}{4}$ NE $\frac{1}{4}$, more particularly described as follows:

Commencing at the North Quarter corner of Section 32, which bears South 89°41'58" East a distance of 2644.91 feet from the Northwest corner of said Section 32;
Thence on a bearing of South 00°05'30" East a distance of 2011.40 feet (recorded 2011.38 feet) to the REAL POINT OF BEGINNING;
Thence from this REAL POINT OF BEGINNING on a bearing of North 89°54'30" East a distance of 151.46 feet (recorded 151.42 feet) along the South boundary of a 60.00 foot access and utility easement;
Thence on a bearing of South 00°05'30" East a distance of 293.82 feet;
Thence on a bearing of South 06°08'45" East a distance of 137.60 feet to the North boundary of the Union Pacific Railroad Right of Way;
Thence on a bearing of South 84°42'40" West a distance of 166.66 feet (recorded 166.65 feet) along the North boundary of the Union Pacific Railroad Right of Way to a point on the West boundary of the SW $\frac{1}{4}$ NE $\frac{1}{4}$;
Thence continuing on a bearing of South 84°42'40" West a distance of 140.49 feet along the North boundary of the Union Pacific Railroad Right of Way;
Thence on a bearing of North 29°41'11" West a distance of 91.43 feet along the approximate center of a canal lateral;
Thence on a bearing of North 23°41'31" West a distance of 37.29 feet (recorded North 19°03'53" West 45.82 feet) along the approximate center of a canal lateral;
Thence on a bearing of North 00°05'30" West a distance of 186.05 feet (recorded North 00°05'51" West 176.89 feet);
Thence on a bearing of North 89°54'30" East a distance of 200.00 feet (recorded 199.98 feet) to the East boundary of the SE $\frac{1}{4}$ NW $\frac{1}{4}$;
Thence on a bearing of North 00°05'30" West a distance of 158.75 feet along the East boundary of the SE $\frac{1}{4}$ NW $\frac{1}{4}$ to the REAL POINT OF BEGINNING.

PARCEL 4:

TOWNSHIP 5 SOUTH, RANGE 15 EAST OF THE BOISE MERIDIAN, GOODING COUNTY, IDAHO

Section 32: A parcel of land located in the SW $\frac{1}{4}$ NE $\frac{1}{4}$, more particularly described as follows:

Commencing at the North Quarter corner of Section 32, which bears South 89°41'58" East a distance of 2644.91 feet from the Northwest corner of said Section 32;
Thence on a bearing of South 00°05'30" East a distance of 2011.40 feet (recorded 2011.38 feet);
Thence on a bearing of North 89°54'30" East a distance of 1016.77 feet to the REAL POINT OF BEGINNING;
Thence from this REAL POINT OF BEGINNING on a bearing of North 89°54'30" East a distance of 307.89 feet along the South boundary of a 60.00 foot access and utility easement to a point on the East boundary of the SW $\frac{1}{4}$ NE $\frac{1}{4}$;
Thence on a bearing of South 00°08'58" East (recorded South 00°09'02" East) a distance of 325.23 feet along the East boundary of the SW $\frac{1}{4}$ NE $\frac{1}{4}$ to the North boundary of the Union Pacific Railroad Right of Way;
Thence on a bearing of South 84°42'40" West a distance of 273.05 feet (recorded 273.06 feet) along the North boundary of the Union Pacific Railroad Right of Way;
Thence on a bearing of North 06°00'43" West a distance of 351.84 feet to the REAL POINT OF BEGINNING.

BILL OF SALE

#GG-10936

KNOW ALL MEN BY THESE PRESENTS, That on this **3rd** day of **January, 2011**, **Gooding Urban Renewal Agency of Gooding**, County of **Gooding**, State of **Idaho**, the party of the first part, for and in consideration of the sum of **TEN DOLLARS**, and other valuable considerations of the United States of America, **(\$10.00)** to be in hand paid by **WEL Idaho Real Estate, LLC of De Pere**, County of _____, State of **Wisconsin**, the party of the second part, the receipt whereof is hereby acknowledged, does by these presents Grant, Bargain, Sell and convey unto the said party of the second part, its executors, administrators and assigns:

-all Personal Property currently located on the real property

TO HAVE AND TO HOLD The same to the said party of the second part, its executors, administrators and assigns, forever; and the said party of the first part does for its heirs, executors and administrators, covenant and agree to and with the said party of the second part, executors, administrators or assigns to WARRANT and DEFEND the sale of said property, goods and chattels hereby made unto the said party of the second part, its executors, administrators and assigns, against all and every person and persons whomsoever, lawfully claiming or to claim the same.

IN WITNESS WHEREOF, the said party of the first part does hereunto set its hand and seal the day and year first above written.

Gooding Urban Renewal Agency

By *Larry Ruel*
Title: Chairman

STATE OF IDAHO)
) ss.
COUNTY OF Gooding)

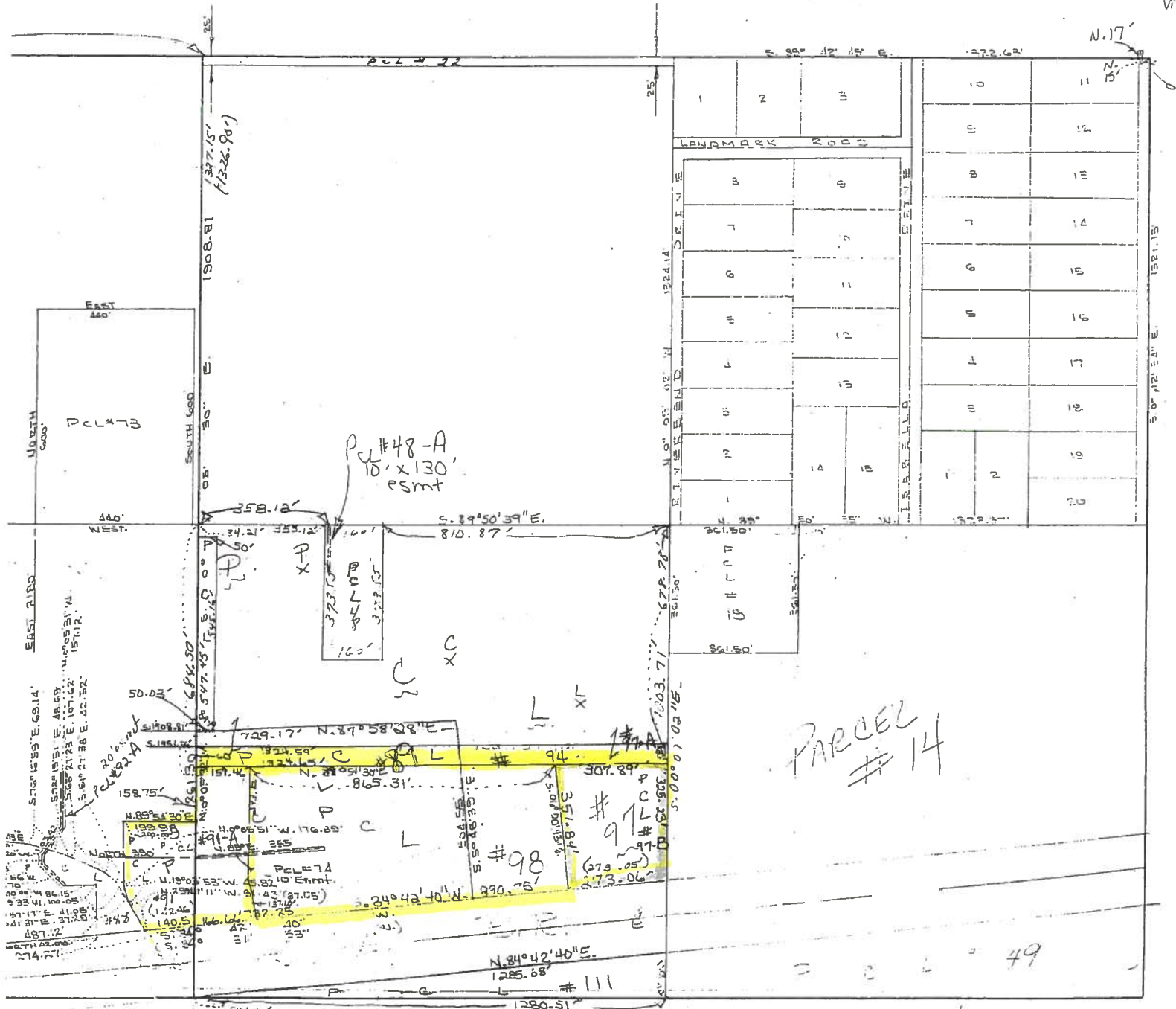
On this 31 day of **January, 2011**, before me, the undersigned, a Notary Public in and for said State, personally appeared Larry Ruel, known or identified to me to be the Chairman of the **Gooding Urban Renewal Agency** acknowledged to me that such **Gooding Urban Renewal Agency** executed the same.

Lisa Ritter
Notary Public
State of Idaho

[Signature]
Notary Public
Residing at: Gooding, ID
My Commission expires: 10/8/14

NORTH
HALF

WOOD RIVER NARROWS SUBDIVISION



THIS PLAT IS MADE SOLELY FOR THE PURPOSE OF ASSISTING IN LOCATING THE LAND, AND THE CO. ASSUMES NO LIABILITY FOR VARIATIONS, IF ANY, WITH AN ACTUAL SURVEY.