

No Color
Documents
In File

07/31/1998 10:45

RECEIVED

SEP 03 1998

WATER RESOURCES
WESTERN REGION

GRANT DEED

FOR VALUE RECEIVED, Joseph L. Parkinson and Rebecca J. Parkinson, husband and wife, the Grantors, do hereby grant, bargain, sell and convey unto Scott R. Nicholson and Sherri C. Nicholson, husband and wife, 4722 W. Vaquero Lane, Meridian, ID 83642, the following described premises, to-wit:

(See attached Exhibit "A" legal description)

Subject to the exceptions and limitations shown in the Chicago Title commitment AT-98018639. (See attached)

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantees, their heirs and assigns forever.

This conveyance is made without warranty as to condition of title or property, as Buyers sole recourse is against the title company on the title policy.

Dated: August 12, 1998

Grantors: Joseph L. Parkinson

Rebecca J. Parkinson
Rebecca J. Parkinson

State of Idaho

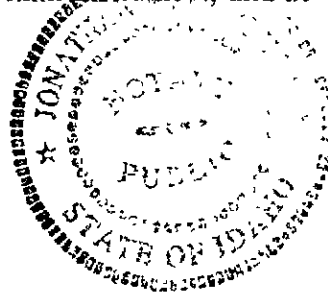
County of Ada

On this 12th day of August, 1998, before me, a Notary Public, personally appeared Joseph L. Parkinson and Rebecca J. Parkinson, 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.

Notary Public for Idaho

Residing at Meridian ID

My commission expires: 4-25-2000



REQUEST BY
Scott R. Nicholson
Sherri C. Nicholson

225717

FILED - RECORDS
OFFICE OF THE CLERK
BY [Signature]
DEPUTY

SEP 1 11:20:30

FILED - RECORDS

5 pages
S.P.N.
SCN

MICROFILMED
4/14/2000

EXHIBIT "A"

PARCEL I

In Township 6 South, Range 3 West, Boise Meridian, Owyhee County, Idaho:

Section 21: E1/2 SE1/4
Section 22: S1/2, SE1/4 NW1/4, S1/2 NE1/4
Section 23: W1/2, W1/2 E 1/2
Section 26: N1/2 NW1/4
Section 27: N1/2 N1/2, SW1/4 NE1/4, S1/2 NW1/4, N1/2 SW1/4, SW1/4 SW1/4, NW1/4 SE1/4
Section 28: NE1/4 NE1/4, SE1/4 NE1/4, S1/2 NW1/4, N1/2 SW1/4 SE1/4
Section 32: N1/2, N1/2 SE1/4, NE1/4 SW1/4
Section 33: NW1/4

PARCEL II

In Township 6 South, Range 3 West, Boise Meridian, Owyhee County, Idaho:

Section 13: S1/2 SW1/4
Section 14: SE1/4 SE1/4
Section 23: E1/2 E1/2
Section 24: W1/2, SW1/4 SE1/4
Section 25: W1/2 W1/2
Section 26: E1/2 NE1/4, SW1/4 NE1/4, S1/2 NW1/4, N1/2 SW1/4, SE1/4 SW1/4, SE1/4

PARCEL III

IN TOWNSHIP 6 SOUTH, RANGE 1 WEST, B.M., OWYHEE COUNTY, IDAHO

Section 12: W1/2 SE1/4, SE1/4 SW1/4
Section 13: N1/2 NW1/4, NW1/4 NE1/4
Section 14: E1/2 NE1/4
Section 15: N1/2 SW1/4, SE1/4 SW1/4, S1/2 SE1/4
Section 22: Lot 7
Section 23: SW1/4 SW1/4
Section 26: Lot 4
Section 27: NE1/4 NE1/4

IN TOWNSHIP 6 SOUTH, RANGE 2 WEST, B.M., OWYHEE COUNTY, IDAHO

Section 24: S1/2 SW1/4, SW1/4 SE1/4
Section 25: W1/2 NE1/4, W1/2, W1/2 SE1/4, SE1/4 SE1/4

IN TOWNSHIP 7 SOUTH, RANGE 1 WEST, B.M., OWYHEE COUNTY, IDAHO

Section 3: Lot 3, SE1/4 NW1/4, E1/2 SW1/4
Section 9: SE1/4 NE1/4, NE1/4 SE1/4
Section 10: SW1/4 NW1/4, NW1/4 SW1/4
Section 16: NE1/4 NE1/4
Section 18: Lot 3

. Continuation of Exhibit A

IN TOWNSHIP 7 SOUTH, RANGE 2 WEST, B.M., OWYHEE COUNTY, IDAHO

Section 3: E1/2 SW1/4, S1/2 SE1/4

Section 10: E1/2, E1/2 W1/2

Section 13: NE 1/4 SE 1/4

Section 26: E1/2 SW1/4

Section 34: NE1/4 NE1/4

Section 35: NW1/4, N1/2 SW1/4

IN TOWNSHIP 8 SOUTH, RANGE 2 WEST, B.M., OWYHEE COUNTY, IDAHO

Section 9: E1/2 E1/2

Section 10: W1/2 W1/2

PARCEL IV

IN TOWNSHIP 6 SOUTH, RANGE 1 WEST, B.M., OWYHEE COUNTY, IDAHO

Section 29: W1/2 SW1/4

Section 30: NE1/4, E1/2 SE1/4

Section 32: W1/2

IN TOWNSHIP 8 SOUTH, RANGE 2 WEST, B.M., OWYHEE COUNTY, IDAHO

Section 10: W1/2 E1/2, E1/2 W1/2

MICROFILMED

APR 19 1988

[Handwritten signature]

S.C.M.

S.R.N.

B. Exceptions:

1. Rights or claims of parties in possession not shown by the public records.
2. Encroachments, overlaps, boundary line disputes, and any other matters which would be disclosed by an accurate survey or inspection of the premises including, but not limited to, insufficient or impaired access or matters contradictory to any survey plat shown by the public records.
3. Easements, or claims of easements, not shown by the public records.
4. Any lien, or right to a lien, for services, labor, or material heretofore or hereafter furnished, imposed by law and not shown by the public records.
5. (a) Unpatented mining claims; (b) reservations or exceptions in patents or in Acts authorizing the issuance thereof; (c) water rights, claims or title to water, whether or not the matters excepted under (a), (b), or (c) are shown by the public records.
6. Taxes or special assessments which are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the public records. Proceedings by a public agency which may result in taxes or assessments, or notices of such proceedings, whether or not shown by the records of such agency or by the public records.
7. General Taxes for the year 1998, a Lien but not yet due and payable. General Taxes for the year 1997 are all paid.
8. Rights and easements in favor of the public over that portion of said land included within the boundaries of the following

MICROFILMED

1998

W by
S.R.N. SCN

creeks:

Castle Creek	T6S, R1W, Sec 12,13,14,22,23,26, & 27
	T7S, R1W, Sec 3,10 & 16
Alder Creek	T6S, R1W, Sec 15, 29, 32
	T6S, R2W, Sec 24 & 25
Pixley Creek	T7S, R1W, Sec 10
White Horse Creek	T7S, R1W, Sec 18
	T7S, R2W, Sec 13
No. Fork Castle Cr.	T7S, R2W, Sec 3 & 10
Rock Creek	T8S, R2W, Sec 9 & 10
Mammoth Creek	T6S, R3W, Sec 29 & 32
Boulder Creek	T6S, R3W, Sec 21,24,32 & 33
Spring Creek	T6S, R3W, Sec 22,23,25,26 & 27
Meadow Creek	T6S, R3W, Sec 13 & 24

9. Easement, and the Terms and Conditions thereof:
In Favor of IDAHO POWER COMPANY
Purpose POWER LINE EASEMENT
Recorded NOVEMBER 12, 1927
Instrument No. 35939

Easement, and the Terms and Conditions thereof:
In Favor of IDAHO POWER COMPANY
Purpose POWER LINE EASEMENT
Recorded NOVEMBER 12, 1927
Instrument No. 35940

Easement, and the Terms and Conditions thereof:
In Favor of IDAHO POWER COMPANY
Purpose POWER LINE EASEMENT
Recorded APRIL 5, 1928
Instrument No. 36873

10. ~~Easement, and the Terms and Conditions thereof:~~
~~In Favor of IDAHO POWER COMPANY~~
~~Purpose POWER LINE EASEMENT~~
~~Recorded FEBRUARY 4, 1954~~
~~In Deed BOOK 45, PAGE 67~~

Handwritten: SRA, SCN

11. Right of Way for a fifty foot wide road through the SW 1/4 of Section 32, Township 6 South, Range 3 West, Boise Meridian, as shown by Right of Way Deed recorded in Book 11 of Deeds, page 333, Owyhee County Records.
12. Easement, Joint Use and Maintenance Agreement for Private Roadway, dated May 30, 1989, by and between Miller Livestock Company, Inc., an Idaho corporation, and Joseph L. Parkinson,

Handwritten: SRA, SCN

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

In Re SRBA)
Case No. 39576)
_____)

PARTIAL DECREE PURSUANT TO
I.R.C.P. 54(b) FOR
Water Right 55-13661

JAN 15 1998 PM 6:29

DISTRICT COURT
TWIN FALLS, IDAHO

NAME & ADDRESS: JOSEPH L PARKINSON
356 SELBY LANE
ATHERTON CA 94027

SOURCE: MAMMOTH CREEK

TRIBUTARY: NORTH BOULDER CREEK

QUANTITY: 0.02 CFS

PRIORITY DATE: 07/01/1927

POINT OF DIVERSION: T06S R03W S32

NWNEW (INSTREAM BEGINNING POINT) Within OWYHEE County
SESWNW (INSTREAM ENDING POINT)

PURPOSE AND

PERIOD OF USE: PURPOSE OF USE
STOCKWATER

PERIOD OF USE
01-01 12-31

QUANTITY
0.02 CFS

PLACE OF USE: STOCKWATER
T06S R03W S32

Within OWYHEE County
NENW

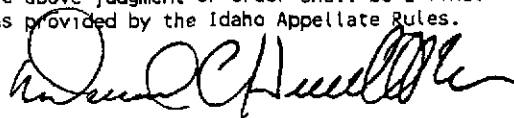
NWNW

SWNW

SENW

RULE 54(b) CERTIFICATE

With respect to the issues determined by the above judgment or order, it is hereby CERTIFIED, in accordance with Rule 54(b), I.R.C.P., that the court has determined that there is no just reason for delay of the entry of a final judgment and that the court has and does hereby direct that the above judgment or order shall be a final judgment upon which execution may issue and an appeal may be taken as provided by the Idaho Appellate Rules.



DANIEL C. HURLBUTT, JR.
PRESIDING JUDGE
Snake River Basin Adjudication

PARTIAL DECREE PURSUANT TO I.R.C.P. 54(b)
Water Right 55-13661

MICROFILMED

JAN 14 1998

PAGE 1
JAN-15-1998

MICROFILMED

JAN 14 1998



State of Idaho

DEPARTMENT OF WATER RESOURCES

1301 North Orchard Street, P.O. Box 83720, Boise, Idaho 83720-0098

Phone: (208) 327-7900 FAX: (208) 327-7866

June 25, 1999

DIRK KEMPTHORNE
GOVERNOR

KARL J. DREHER
DIRECTOR

SCOTT R NICHOLSON
SHERRI C NICHOLSON
4722 W VAQUERO LANE
MERIDIAN ID 83642

RE: Decreed Water Rights 55-10344/55-13661/57-00093/57-00110/
57-00141/57-00165/57-00166/57-00167/57-00168/57-00169/57-00170/
57-00171/57-00204/57-00225/57-02102/57-02157/57-10557/57-11495/
57-11496/57-11499/57-11502/57-11504/57-11506

Dear Mr. & Mrs. Nicholson:

The department acknowledges receipt of correspondence changing ownership of the above referenced decreed water rights to you. The department has modified its records to reflect the changes in ownership and has enclosed computer-generated reports for your records.

Please note that as of July 1, 1996, water right owners are required to report any change of water right ownership and any change of mailing address of the owner of a water right to the department. Notice of the change must be provided to the department within 120 days of the change. Change reporting forms are available from any office of the department.

Please feel free to contact the department if you have questions.

Sincerely,

for L. GLEN SAXTON, Chief
Water Allocations Bureau

LGS:klt

Enclosure

cc: IDWR-Western Region

MICROFILMED

JUN 29 1999