

RECORDED - REQUEST OF

THIS FORM FURNISHED COURTESY OF:

ADA COUNTY RECORDER
J. DAVID NAVARRO
BOISE, IDAHO

FEE 200 DEPUTY [Signature]

99052798

**ALLIANCE TITLE &
ESCROW CORP.**

1999 MY 26 AM 11:10

ALLIANCE TITLE

READ & APPROVED BY GRANTEE(S): _____

SPACE ABOVE THIS LINE FOR RECORDING DATA

{7220}

Order No.: 99080656 SRC-PB

WARRANTY DEED

FOR VALUE RECEIVED RACHELLE WATTS, Personal Representative of the Estate of E. RALPH NASH AND CLARA E. NASH, husband and wife (dec.)

GRANTOR(S), does(do) hereby GRANT, BARGAIN, SELL and CONVEY unto BEN W. LUKEHART, AN UNMARRIED MAN and TERESA LUKEHART, A MARRIED WOMAN AS HER SOLE AND SEPARATE PROPERTY

GRANTEE(S), whose current address is: 5375 N. LINDER RD., MERIDIAN, ID 83642
the following described real property in ADA County, State of Idaho, more particularly described as follows, to wit:

As set forth on the attached EXHIBIT "A", which by this reference becomes a part hereof.

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee(s), and Grantee(s) heirs and assigns forever. And the said Grantor(s) does(do) hereby covenant to and with the said Grantee(s), that Grantor(s) is/are the owner(s) in fee simple of said premises; that said premises are free from all encumbrances, EXCEPT those to which this conveyance is expressly made subject and those made, suffered or done by the Grantee(s); and subject to reservations, restrictions, dedications, easements, rights of way and agreements, (if any) of record, and general taxes and assessments, (including irrigation and utility assessments, if any) for the current year, which are not yet due and payable, and that Grantor(s) will warrant and defend the same from all lawful claims whatsoever.

Dated: April 02, 1999

[Signature]
RACHELLE WATTS

STATE OF IDAHO }
COUNTY OF ADA }

On this _____ day of _____, in the year of _____, before me, the undersigned, a Notary Public in and for said State, personally appeared _____

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.

Signature: _____

Name: _____

(type or print)

Residing at: _____

My Commission Expires: _____

ORDER NO. 99080656 SRC-PB

STATE OF IDAHO, County of ADA, ss.

On this 2ND day of APRIL in the year of 1999, before me, the undersigned, a Notary Public in and for said State, personally appeared RACHELLE WATTS known or identified to me to be the person(s) whose name(s) is/are subscribed to the within instrument, as the Personal Representative of the Estate of E. RALPH NASH AND CLARA E. NASH and acknowledged to me that he/she/they executed the same as such Personal Representative of the Estate of E. RALPH NASH AND CLARA E. NASH.

Signature: *[Signature]*

Name: JEFF UHRICH

(Type or Print)

Residing At: Boise, ID

My Commission expires: 7/29/04

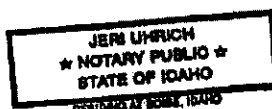


EXHIBIT "A"

A part of the Northeast Quarter of the Southeast Quarter of Section 26, Township 4 North, Range 1 West, Boise Meridian, Ada County, Idaho, described as follows:

COMMENCING at the Quarter corner common to Sections 25 and 26, Township 4 North, Range 1 West, Boise Meridian; thence South 00 degrees 00'00" East, 620.5 feet along the Section line to the REAL POINT OF BEGINNING; thence continuing South 00 degrees 00'00" East, 330 feet along the Section line; thence leaving the Section line South 90 degrees 00'00" West, 352.71 feet; thence North 00 degrees 00'00" East, 330 feet; thence North 90 degrees 00'00" East, 352.71 feet to the REAL POINT OF BEGINNING.

EXCEPT ditch and road rights-of-way.