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FEB 19 2026
DEPARTMENT OF
WATER RESOURCES

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

APPLICATION FOR TRANSFER OF WATER RIGHT

GENERAL INFORMATION AND INSTRUCTIONS

Pursuant to Section 42-222(1), *Idaho Code*, a transfer application may be filed to change the point of diversion, place of use, period of use, or nature of use of all or part of an established water right. Any person proposing to make such a change is required to file a transfer application with the Department. "Such application shall be upon forms furnished by the department and shall describe the [water right] to be changed and the changes which are proposed and shall be accompanied by the statutory filing fee." *Idaho Code* § 42-222(1).

The Department has developed this application form to assist applicants in satisfying the requirements of Section 42-222(1). This application form requests information about the applicant's authority to file (Part 1), information about the current elements of the water right(s) to be changed (Part 2), information about the proposed changes (Part 3), information about the validity of the water right(s) and the effects of the proposed changes (Part 4), and confirmation that the information provided is truthful (Part 5).

The applicant or their representative must provide a response for all applicable questions, any additional information required, and the proper filing fee before this application will be considered complete. If an application is incomplete or more information is required, the Department will notify the applicant or representative and allow time for the application to be completed. An application that remains incomplete will be returned to the applicant and the filing fee will be refunded.

An application for transfer is limited to the changes proposed for a single water distribution system. A proposal to change two or more separate water distribution systems, that will remain separate after the transfer, must be filed as separate applications. Applicants may provide additional pages to supplement their responses to the questions posed on this application form. Supplemental forms for listing additional water rights, points of diversion, or places of use can be found on the Department's website (idwr.idaho.gov). If you need assistance understanding the questions on this form, generating current water right reports, determining legal descriptions, or accessing water measurement records feel free to contact the nearest regional office of the Department.

PART 1 – CONTACT INFORMATION, OWNERSHIP RECORDS, AUTHORITY TO FILE

Name(s) of Applicant(s) CB Casa Sierra LLC; Casa Sierra Vineyard LLC; SMT Investors LP

Mailing Address c/o Cardon Bowden Investments, 1223 S Clearview Ave, Ste 105, Mesa AZ 85209

Email* bbowden@cardonbowden.com **Phone** 480-222-5800

Name of Representative (if any) HDR

Mailing Address 412 E Parkcenter Blvd, Ste 100, Boise, ID 83706

Email* lori.graves@hdrinc.com **Phone** 208-872-9519

*If an email address is provided, Department staff will use email as the primary method for corresponding with the applicant and representative about the application.

A. Representative. If the representative is authorized to sign or amend the application on behalf of the applicant, attach documents confirming that authority. Label documents as Attachment 1A.

B. Current Owner. If the applicant is not the current owner of record for all water rights included in this application, attach documents showing that the applicant has the authority to make the proposed changes. Label documents as Attachment 1B.

C. Updating Ownership Records. Applicants needing to update the ownership records for any of the water rights included in this application must attach documents supporting the ownership change. Such documents must trace ownership of the subject water rights or the current place of use for the subject water rights from the current owner of record for the water rights to the applicant. Label documents as Attachment 1C.

D. Business Entities. If the applicant is a business entity (corporation, LLC, partnership, trust, etc.), is the entity currently registered with the Idaho Secretary of State?

☐ Yes. If this application is signed by someone other than a person listed on the most recent annual report filed with the Idaho Secretary of State, attach documents confirming the authority of the signer to sign on behalf of the business entity. Label documents as Attachment 1D.

☑ No. Attach documents confirming the authority of the signer to sign on behalf of the business entity. Label documents as Attachment 1D.

E. Approval of Irrigation Delivery Entity. Section 42-108, *Idaho Code*, states that a transfer application proposing to change water rights held by an irrigation company or district requires the consent of the irrigation entity. If this application proposes to change water rights held by an irrigation entity, attach a letter of consent from the entity (labeled as Attachment 1E) or have an authorized representative of the entity co-sign the application.

F. Encumbered Properties. If the current place of use for the water rights included in this application is subject to a lien, deed of trust, mortgage, or contract and the application proposes to change the nature of use of the water rights or to move water rights off the current place of use, attach a statement of consent for the change signed by the lien holder, trustee, mortgagor or contract holder. Label documents as Attachment 1F.

G. Legal Access. If the applicant is not the current owner of the proposed point(s) of diversion, conveyance system, or place(s) of use, provide evidence of legal access to the land or infrastructure not owned by the applicant. Label documents as Attachment 1G. For example, an applicant may provide a letter of consent from the owner of the land or conveyance system or may have the owner co-sign the application. For applications proposing to divert water on or convey water across federal land, an applicant is not required to demonstrate legal access to the federal land prior to approval. Instead, if the transfer application is approved, the applicant must obtain access authorization from the relevant federal agency prior to diverting water under the subject water rights.

PART 2 – WATER RIGHTS BEFORE PROPOSED CHANGES

A. Current Water Rights. For each water right proposed to be changed, attach a current water right report obtained from any Department office or from the Department's website (idwr.idaho.gov). Label water right reports as Attachment 2A.

B. Map of Current System. Attach a map of the current point(s) of diversion and place(s) of use for the water rights to be changed. The map should clearly depict the elements of the water rights to be changed. For example, if the application proposes to change the point of diversion for a water right, the map should display the current location of the point of diversion. For irrigation water rights, the map should also identify the location of the irrigated acres to be changed. Label map as Attachment 2B.

C. Current Location of Irrigated Acres. If this application proposes to change the place of use or nature of use for only a portion of an irrigation water right, use the following table to identify the current location of the irrigated acres to be changed. If additional pages are required, label additional pages as Attachment 2C. If this application proposes to change or rearrange the entire place of use for irrigation water right(s), skip to Part 3.

☐ **N/A. This application does not propose to change the place of use or nature or use of an irrigation water right or this application proposes to change the place of use or nature of use for an entire irrigation right.**

Current Location of Irrigated Acres to be Changed

Twp	Rge	Sec	NE ¼				NW ¼				SW ¼				SE ¼				Acre Totals
			NE	NW	SW	SE	NE	NW	SW	SE	NE	NW	SW	SE	NE	NW	SW	SE	
2S	5E	11													6.6	6.6	6	6	25.2

*Currently 248 acres irrigation are allowed within a 318-acre ppu
Upon transfer of 50 acre-feet, 222.8 acres will be irrigated within a 318-acre ppu

Total Irrigated Acres to be Changed: 25.2

PART 3 – DESCRIPTION OF PROPOSED CHANGES

A. Purpose of Transfer. Section 42-222(1), *Idaho Code*, states that transfer applications may only be filed to change the point of diversion, place of use, period of use, or nature of use of an established water right. Section 42-248(3), *Idaho Code*, authorizes water right ownership changes to be described on a transfer application. Identify the changes proposed in this application:

- ☐ Change point(s) of diversion
- ☑ Add point(s) of diversion
- ☑ Change nature of use
- ☑ Change place of use
- ☑ Change period of use
- ☑ Update water right ownership records

B. Proposed Changes. Describe the proposed changes in narrative form:

See the following narrative.

Part 3B. Transfer Narrative

Three groups of Arizona investors collectively own land in Elmore County. The land includes their Martha Avenue Farm with water right 61-12112 and a 160-acre property off Simco Road aka Orchard 160. Both properties are in the Cinder Cone Butte CGWA. The owners are selling Orchard 160 and the buyers want 50 acre-feet of water right for "light industrial use". The Orchard 160 is zoned for industrial use.

To ensure enlargement does not occur, crop records for the last 5 years were obtained from the Farm Service Agency for the Martha Avenue Farm (Farm #348). Consumptive requirements for the crops grown were calculated based on the ET Idaho precipitation deficit tables for the Mountain Home 1W climate station. Based on the data included in Attachment 4C-5 a consumptive use of 1.98 af/acre calculated for the 2022 growing season can be assumed resulting in transfer of 25.2 acres, 50 acre-feet and 0.28 cfs to industrial use for the Orchard 160 property. The place of use proposed for industrial use is the entire 160-acre property. The industrial water will be provided from a proposed 8-inch well in the NENW corner of the property. Anticipated depth is 800 feet.

Currently, water right 61-12112 allows 248 acres irrigation within a 318-acre permissible place of use (ppu). Upon transfer of 25.2 acres, remaining irrigation will be 222.8 acres within the 318-acre ppu. The acre reduction will occur in the SE 160 acres, where a future pivot will be installed. The 25.2 acres that will no longer be irrigated will be from the pivot corners. A 206 map is provided in Attachment 3C.

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C. Summary of Proposed Changes.

1. Water Rights. Use the following table to list all water rights, or portions thereof, that are proposed to be changed as they would appear after the proposed changes. In the Amount column, list the volume in acre-feet (af) for storage uses or the rate in cubic feet per second (cfs) for all other uses.

All	Part	Right Number	Amount (cfs/af)	Nature of Use	Period of Use	Source
☐	☐	Split Portion			to	
☐	☑	61-12112	0.28 cfs/50 af	Industrial	1/1 to 12/31	Ground Water
☐	☐	Remaining			to	
☐	☑	61-12112	2.5 cfs/891.2 af	Irrigation	4/1 to 10/31	Ground Water
☐	☐				to	
☐	☐				to	
☐	☐				to	
☐	☐				to	
☐	☐				to	
☐	☐				to	

2. Total Amounts. Calculate the total quantity, in cfs or af, of water rights that are proposed to be changed through this application. For an application proposing to only change the place of use for irrigation rights, the total quantity of water is calculated by comparing the current place of use to the proposed place of use, summing the number of acres increased in each legal subdivision, and quantifying the proportional amount of diversion rate for the increased acres. For an application proposing to change or add points of diversion for irrigation or any other beneficial use, the total amount is the total diversion rate for the changed portion of the right.

Total Amount of Water Rights Proposed to be Changed: 0.28 **cfs and/or** _____ **af.**

3. Point(s) of Diversion. Use the following table to list all the proposed points of diversion for the water rights to be changed, including any current points of diversion that will continue to be used as part of the proposed water distribution system.

The legal description for the proposed point(s) of diversion must be to the nearest 40-acre subdivision (QQ) or U.S. Government Lot of the Public Land Survey System (PLSS). PLSS information is typically available from USGS topo maps, property deeds, tax bills or various mapping tools on the Department's website.

For points of diversion within platted subdivisions, list the lot and block number in the "Diversion Name/Number" column. An application proposing an injection into a stream and a re-diversion from that stream must list the source for the original diversion as the source for the injection and re-diversion points. If this application proposes construction of a new diversion structure (for example, a new ground water well or a new pump station on a creek), please indicate the status in the appropriate column.

☐ **N/A. This application does not propose to add or change any points of diversion.**

Proposed Points of Diversion

New?	Twp	Rge	Sec	Lot	1/4	1/4	1/4	County	Source	Diversion Name/Number
Y	2S	4E	10			NE	NW	Elmore	Ground Water	

4. Place of Use. The proposed place of use must be described to the nearest 40-acre subdivision (QQ) or U.S. Government Lot of the Public Land Survey System. Government lot numbers can be noted in parenthesis below the approximate quarter-quarter location of the government lot. For water rights held by irrigation districts, municipal providers or irrigation companies, the proposed place of use may be generally described as authorized by Sections 42-202B, 42-219 and 42-222B, *Idaho Code*.

☐ **N/A. This application does not propose to change the place of use.**

Proposed Place of Use I = Industrial Use

Twp	Rge	Sec	NE ¼				NW ¼				SW ¼				SE ¼				Acre Totals
			NE	NW	SW	SE	NE	NW	SW	SE	NE	NW	SW	SE	NE	NW	SW	SE	
2S	4E	10					I	I	I	I									

Industrial POU for 0.28 cfs and 50 af

Total Irrigated Acres: _____

5. Map of Proposed System. Attach a map showing the location of the points of diversion, reservoirs, dams, canals, ditches, pipelines and other works proposed to divert and convey water. Also show the location of the place of use, including any lands to be irrigated. The map should delineate the legal subdivisions including townships, ranges, sections, quarter-quarters and government lots. Label map as Attachment 3C.

PART 4 – ADDITIONAL INFORMATION

Section 42-222(1), *Idaho Code*, establishes the criteria used to evaluate transfer applications. An applicant bears the burden of demonstrating that the water right to be changed is a valid right, that the proposed use is a beneficial use, and that the proposed changes will not injure other water rights, will not enlarge the use of the original rights, are in the local public interest, and are consistent with the conservation of water resources within the state of Idaho. To satisfy this burden, an applicant must provide sufficient data and information for the

Department to evaluate the effects of the proposed change. The Department may deny an application if the applicant fails to provide sufficient data and information to determine whether the criteria from Section 42-222(1) are satisfied. In addition to the information requested in Parts 1-3 of this application, the following information must be provided for an application to be considered complete. Department staff may request additional information or clarification as the application is processed.

A. Validity of Water Rights

1. If one or more of the water rights proposed to be changed is a statutory claim, established pursuant to Section 42-248, *Idaho Code*, attach evidence supporting the priority date claimed. Label documents as Attachment 4A-1. For statutory claims, the Department may conduct a field inspection as part of the application review process to evaluate the water right elements listed on the statutory claim.

2. Has any portion of the water right(s) proposed to be changed undergone a period of five or more consecutive years of non-use?

☐ Yes. Attach a statement describing the portion of the right(s) that were not used and the length of time of the non-use. In addition, identify any exception or defense to forfeiture and provide a detailed description as to why the water rights have not been lost and forfeited for non-use. Label documents as Attachment 4A-2. Statutory exceptions or defenses to forfeiture are set forth in Section 42-223, *Idaho Code*.

☑ No.

B. Injury to Other Water Rights

1. Identify any other water right(s) diverted at the current point(s) of diversion.

None

2. Identify any other water right(s) diverted at the proposed point(s) of diversion.

None

3. Is the proposed point of diversion within a state water district? ☑ Yes. Water District # 161 . ☐ No.

4. If already constructed and in use, are the proposed points of diversion equipped with Department-approved measuring devices? ☐ Yes. ☐ No.

5. If this application proposes to divert a surface water right from a ground water well, attach a technical analysis evaluating the hydraulic connection between the proposed ground water point of diversion and the source of water listed on the right to be changed. Label technical analysis as Attachment 4B-5.

6. If this application proposes changing the point of diversion for a ground water right in the Eastern Snake Plain Aquifer (ESPA), attach a technical analysis of the anticipated depletions to reaches of the Snake River that are hydraulically connected to the ESPA using the Department's current ground water model for the ESPA. The technical analysis must evaluate depletion impacts in a time-series format at transient and steady state time steps. To assist applicants in preparing the required technical analysis, the Department has developed a transfer tool interface for the ESPA model. The transfer tool and user instructions can be downloaded from the Department's website (idwr.idaho.gov). If the proposed and current points of diversion are in the same or adjacent model cells, no technical analysis is required, unless specifically requested by the Department. Label technical analysis as Attachment 4B-6.

C. Enlargement in Use

1. Identify any other water rights used at the current place of use, including the number of shares in a canal company or acres assessed by an irrigation district.

None

2. Identify any other water rights used at the proposed place of use, including the number of shares in a canal company or acres assessed by an irrigation district.

None

3. If this application proposes changing the place of use or nature of use for irrigation water rights, will the current place of use, for the portion of the right to be changed, continue to be irrigated?

☐ Yes. Identify the water right(s) to be used for the continued irrigation.

☑ No. The place of use for the portion to be changed will no longer be irrigated.

☐ N/A. The application does not propose to change the place of use for irrigation rights.

4. Unstacking Water Rights for Irrigation. If this application proposes to change the place of use for an irrigation water right that is combined with other irrigation rights at the current place of use but does not propose to change the place of use for all the stacked irrigation rights, attach evidence of the historical consumptive use occurring under all water rights at the current place of use. For irrigation rights, this should include at least five years of diversion data and/or crop data and estimates of evapotranspiration. Label the information as Attachment 4C-4. Evapotranspiration data may be available on the Department's website (http://et-idwr.idaho.gov)

5. If the application proposes to change the nature of use for a water right, attach evidence of the historical consumptive use occurring under the portion of the water right to be changed. For irrigation rights, this should include diversion data, crop data and estimates of evapotranspiration. Label the information as Attachment 4C-5. Evapotranspiration data may be available on the Department's website (http://et-idwr.idaho.gov)

6. If the application proposes to change the nature of use of a water right to municipal use for reasonably anticipated future needs, complete the form titled "Municipal Water Right Application Checklist" found on the Department's website (idwr.idaho.gov). Label the form as Attachment 4C-6.

7. To your knowledge, are any portions of the water rights proposed to be changed:

Yes	No	
☐	☑	currently leased to the Water Supply Bank? If yes, complete the form titled "Application for Transfer of Water Right Attachment WSB" found on the Department's website (idwr.idaho.gov). Label the Form as Attachment 4C-7.
☐	☑	currently used in a mitigation plan limiting the use of water under the right?
☐	☑	subject to an agreement not to divert (CREP)?
☐	☑	currently enrolled in a federal set-aside program (CRP)?

D. Local Public Interest

The department must consider whether the proposed changes are in the local public interest as defined in Section 42-202B(3), *Idaho Code*. Some of the local public interest factors that may be considered in conjunction with a transfer application are (1) Recreation, fish, and wildlife impacts, (2) Water quality or contamination concerns, (3) Local and state ordinances, regulations, or policies related to water use, (4) Goals, requirements and limits set forth in the State Water Plan. If you choose to provide information about local public interest factors, label the information as Attachment 4D.

E. Conservation of Water Resources

Describe the diversion works and water delivery system. This may include sizes and dimensions of pumps, pipelines, headgates, ditches, dams, impoundments and irrigation equipment.

Proposed 8-inch well, 800' deep, pump, pressurized system

PART 5 – FILING FEE AND SIGNATURE

A. Filing Fee. Filing fees for transfer applications are set forth in Section 42-221.O, *Idaho Code*. A table summarizing the filing fees for transfer applications is also found on the Department's website (idwr.idaho.gov). Any application proposing to change the nature of use for one or more rights requires an additional filing fee of $250. Applications proposing to update the ownership records for water rights must also include the appropriate filing fee to update the ownership records. For any application relying on the filing fee set forth in Section 42-221.O.8, *Idaho Code*, attach a statement describing how the application qualifies under Section 42-221.O.8. Label documents as Attachment 5A.

B. Affidavit of Applicant or Representative:

I hereby assert that no one will be injured by the proposed changes and that the proposed changes do not constitute an enlargement in use of the original right(s). The information contained in this application is true to the best of my knowledge. I understand that any willful misrepresentations made in this application may result in rejection of the application or cancellation of an approval.

Signature of Applicant or Representative*	Rory Blakemore, Pres SMT Investors LP	2/17/26
	Print Name and Title, if applicable	Date
Signature of Applicant or Representative*	CRAIG D. CARBON, MGR CASA SIERRA VINEYARD	2/17/26
	Print Name and Title, if applicable	Date
	BRENT A BOWDEN, MGR CB CASA SIERRA	2/17/26

*If water rights included in this application are owned by multiple people or entities, each owner must sign the application form.

FOR DEPARTMENT USE ONLY

Fee Paid: $ 625 Receipt #: C125004 Date: 2-19-26 Receipted by: gpt

Add'l Paid: $ _____ Receipt #: _____ Date: _____ Receipted by: _____

ATTACHMENT 1C & 1D

CURRENT & PROPOSED PLACES OF USE
OWNERSHIP DOCUMENTS & SIGNING AUTHORITIES

90314

CURRENT PLACE OF USE OWNERSHIP

MARTHA AVENUE FARM

LP 90314

Martha Avenue Property Ownership Tree:

2007 – Taits to Cardon Hiatt Investments LLC 33.33333%

2008 – Cardon to Mt Baldy LP 20.71% (corrected)

2008 – Mt Baldy to Far Marel LLC 20.71% (corrected)

2008 – Cardon to Far Marel LLC 0.09% (corrected)

2008 – Cardon to Viel Gluck LP 1.67004% (corrected)

2008 – Cardon to Far Marel LLC 5.67%

2016 – Far Marel to Viel Gluck 26.47%

2009 – Cardon to Brentwood Apartment Homes LC 5.1933%

2009 - Brentwood to Viel Gluck LP 5.1933%

2016 – Viel Gluck to **Casa Sierra Vineyard LLC 33.33334%**

2007 - Taits to Ben Fatto LP 33.33333%

2016 – Ben Fatto to **CB Casa Sierra LLC 33.33333%**

2007 - Taits to **SMT Investors LP 16.66666%**

2007 - Taits to Emerson Investors LLC 16.66666%

2008 – Emerson to **SMT Investors LP 16.66666%**

CB Casa Sierra, LLC – 33.33333% Ownership
Manager: Cardon Bowden Investments, L.L.C.
Managers: Brent A. Bowden
Elijah T. Cardon
Elijah A. Cardon

Casa Sierra Vineyard, LLC – 33.33334% Ownership
Manager: Cardon Hiatt Investments, L.L.C.
Managers: Craig D. Cardon
Broc C. Hiatt
Grif C. Hiatt
Brent A. Bowden
Elijah T. Cardon

SMT Investors LP – 33.33332% Ownership
General Partner: CCT Investors, LLC
Manager: Cowley Companies, Inc
Authorized Agent: Rory Blakemore, President

Instrument # 0000452568
ELMORE COUNTY, ID
01:01:26 PM Mar 21, 2016
For BENCH EQUITY, LLC
No. of Pages: 3 Fee: $16.00
BARBARA STEELE, Recorder
DE, Deputy
Electronically Recorded by Simplifile

WHEN RECORDED MAIL TO:

Viel Gluck Limited Partnership
1223 S Clearview Ave, Ste 105
Mesa, AZ 85209

SPACE ABOVE THIS LINE FOR RECORDER'S USE

Special Warranty Deed

For the consideration of Ten Dollars, and other valuable considerations,

Viel Gluck Limited Partnership, an Arizona limited partnership

hereby conveys 33.33334% undivided interest to

Casa Sierra Vineyard, LLC, an Arizona limited liability company

the following real property situated in **Elmore** County, **IDAHO**:

See Exhibit A attached hereto and made a part hereof.

SUBJECT TO: Current taxes and other assessments, reservations in patents and all easements, rights of way, encumbrances, liens covenants, restrictions, obligations, and liabilities as may appear of record.

And the Grantor hereby binds itself and its successors to warrant and defend the title as against all acts of the Grantor herein and no other, subject to the matters above set forth.

Dated **February 22, 2016**

Grantors signature on next page

Gravel Pit/Martha Ave

90314

VIEL GLUCK LIMITED PARTNERSHIP, AN ARIZONA LIMITED PARTNERSHIP

By: Viel Gluck, LLC, an Arizona limited liability company
Its: General Partner

By: Elijah T. Cardon
Elijah T. Cardon, Manager

STATE OF ARIZONA }
} SS.
COUNTY OF MARICOPA }

The foregoing instrument was acknowledged before me this 4th day of March, 2016, by Elijah T. Cardon, Manager of Viel Gluck, L.L.C., an Arizona limited liability company, General Partner of Viel Gluck Limited Partnership, an Arizona limited partnership.

TERRI NEWMAN
Notary Public - State of Arizona
MARICOPA COUNTY
My Commission Expires
July 18, 2019

Terri Newman
Notary Public

My commission expires: July 18, 2019

Gravel Pit/Martha Ave

LM 90314

EXHIBIT A

A Parcel of Land located in the E1/2 of Section 11, Township 2 South, Range 5 East, Boise Meridian, Elmore County, Idaho, described as follows:

BEGINNING at an aluminum monument in the center of Martha Avenue which marks the northeast corner of said Section 11; thence,

S. 00° 26' 21" W., 2649.93 feet along the east line of said Section 11 to an aluminum monument found at the east 1/4 corner of said Section 11; thence,

S. 00° 23' 12" W., 2635.91 feet to a 5/8 inch rebar found at the southeast corner of said section; thence,

S. 89° 45' 57" W. 2641.10 feet along the south line of said Section 11 to a marked stone at the south 1/4 corner of said section; thence,

N. 00° 27' 30" E. 5089.39 feet along the north-south centerline of said Section 11 to a 1/2 inch rebar found at the southwest corner of a 2 acre parcel shown on a Record of Survey dated August, 1978 and recorded in the office of the Elmore County Recorder in Book 1 of Surveys at Page 1, Instrument No. 183207; thence,

N. 89° 57' 16" E. (N. 89° 50' E.) 498.00 feet along the south line of said 2 acre parcel to a 5/8 inch rebar set at the southeast corner of said 2 acre parcel; thence,

N. 00° 27' 30" E., 175.18 feet (N. 00° 30' E., 175.00 feet) along the east line of said 2 acre parcel to a point in the south right of way line of said Martha Avenue; thence,

S. 89° 57' 16" W., 498.00 feet along said right of way line to a 1/2 inch rebar at the northwest corner of said 2 acre parcel and in the west line of said E1/2 of Section 11; thence,

N. 00° 27' 30" E., 30.00 feet along said west line to an aluminum cap monument at the N1/4 corner of said Section 11, in the centerline of said Martha Avenue; thence,

N. 89° 57' 16" E., 2636.84 feet along the north line of said section (centerline of said Martha Avenue) to the POINT OF BEGINNING.

Said Parcel is subject to the right of way for Martha Avenue, being the north 30 feet of said Parcel.

Together with Water Right Number 61-7384A

90314

Instrument # 0000452567
ELMORE COUNTY, ID
01:00:56 PM Mar 21, 2016
For BENCH EQUITY, LLC
No. of Pages: 3 Fee: $16.00
BARBARA STEELE, Recorder
DE, Deputy
Electronically Recorded by Simplifile

WHEN RECORDED MAIL TO:

CB Casa Sierra, LLC
1223 S Clearview Ave, Ste 105
Mesa, AZ 85209

SPACE ABOVE THIS LINE FOR RECORDER'S USE

Special Warranty Deed

For the consideration of Ten Dollars, and other valuable considerations,

Ben Fatto Limited Partnership, an Arizona limited partnership

hereby conveys 33.33333% undivided interest to

CB Casa Sierra, LLC, an Arizona limited liability company

the following real property situated in **Elmore** County, **IDAHO**:

See Exhibit A attached hereto and made a part hereof.

SUBJECT TO: Current taxes and other assessments, reservations in patents and all easements, rights of way, encumbrances, liens covenants, restrictions, obligations, and liabilities as may appear of record.

And the Grantor hereby binds itself and its successors to warrant and defend the title as against all acts of the Grantor herein and no other, subject to the matters above set forth.

Dated **February 22, 2016**

Grantors signature on next page

Gravel Pit/Martha Ave

90314

BEN FATTO LIMITED PARTNERSHIP, AN ARIZONA LIMITED PARTNERSHIP

By: Ben Fatto, LLC, an Arizona limited liability company
Its: General Partner

By: _____
Craig D. Cardon, Manager

STATE OF ARIZONA }
} SS.
COUNTY OF MARICOPA }

The foregoing instrument was acknowledged before me this 4 day of March, 2016, by Craig D. Cardon, Manager of Ben Fatto, L.L.C., an Arizona limited liability company, General Partner of Ben Fatto Limited Partnership, an Arizona limited partnership.

TERRI NEWMAN
Notary Public - State of Arizona
MARICOPA COUNTY
My Commission Expires
July 18, 2019

_____
Notary Public

My commission expires: July 18, 2019

Gravel Pit/Martha Ave

ER. 20314

EXHIBIT A

A Parcel of Land located in the E1/2 of Section 11, Township 2 South, Range 5 East, Boise Meridian, Elmore County, Idaho, described as follows:

BEGINNING at an aluminum monument in the center of Martha Avenue which marks the northeast corner of said Section 11; thence,

S. 00°26' 21" W., 2649.93 feet along the east line of said Section 11 to an aluminum monument found at the east 1/4 corner of said Section 11; thence,

S. 00°23' 12" W., 2635.91 feet to a 5/8 inch rebar found at the southeast corner of said section; thence,

S. 89°45' 57" W. 2641.10 feet along the south line of said Section 11 to a marked stone at the south 1/4 corner of said section; thence,

N. 00°27' 30" E. 5089.39 feet along the north-south centerline of said Section 11 to a 1/2 inch rebar found at the southwest corner of a 2 acre parcel shown on a Record of Survey dated August, 1978 and recorded in the office of the Elmore County Recorder in Book 1 of Surveys at Page 1, Instrument No. 183207; thence,

N. 89°57' 16" E. (N. 89°50' E.) 498.00 feet along the south line of said 2 acre parcel to a 5/8 inch rebar set at the southeast corner of said 2 acre parcel; thence,

N. 00°27' 30" E., 175.18 feet (N. 00°30' E., 175.00 feet) along the east line of said 2 acre parcel to a point in the south right of way line of said Martha Avenue; thence,

S. 89°57' 16" W., 498.00 feet along said right of way line to a 1/2 inch rebar at the northwest corner of said 2 acre parcel and in the west line of said E1/2 of Section 11; thence,

N. 00°27' 30" E., 30.00 feet along said west line to an aluminum cap monument at the N1/4 corner of said Section 11, in the centerline of said Martha Avenue; thence,

N. 89°57' 16" E., 2636.84 feet along the north line of said section (centerline of said Martha Avenue) to the POINT OF BEGINNING.

Said Parcel is subject to the right of way for Martha Avenue, being the north 30 feet of said Parcel.

Together with Water Right Number 61-7384A

290314

Instru[illegible]t # 0000452566
ELMORE COUNTY, ID
12:51:46 PM **Mar 21, 2016**
For BENCH EQUITY, LLC
No. of Pages: 3 Fee: $16.00
BARBARA STEELE, Recorder
DE, Deputy
Electronically Recorded by Simplifile

WHEN RECORDED MAIL TO:

Viel Gluck Limited Partnership
1223 S Clearview Ave, Ste 105
Mesa, AZ 85209

SPACE ABOVE THIS LINE FOR RECORDER'S USE

Special Warranty Deed

For the consideration of Ten Dollars, and other valuable considerations,

Far Marel, L.L.C., an Arizona limited liability company

hereby conveys 26.47% undivided interest to

Viel Gluck Limited Partnership, an Arizona limited partnership

the following real property situated in **Elmore** County, **IDAHO**:

See Exhibit A attached hereto and made a part hereof.

SUBJECT TO: Current taxes and other assessments, reservations in patents and all easements, rights of way, encumbrances, liens covenants, restrictions, obligations, and liabilities as may appear of record.

And the Grantor hereby binds itself and its successors to warrant and defend the title as against all acts of the Grantor herein and no other, subject to the matters above set forth.

Dated **February 22, 2016**

Grantors signature on next page

Gravel Pit/Martha Ave

FAR MAREL, L.L.C., AN ARIZONA LIMITED LIABILITY COMPANY

By: _____
Elijah T. Cardon, Manager

STATE OF ARIZONA }
} SS.
COUNTY OF MARICOPA }

The foregoing instrument was acknowledged before me this 4 day of MARCH, 2016 by Elijah T. Cardon, Manager of Far Marel, L.L.C., an Arizona limited liability company.

TERRI NEWMAN
Notary Public - State of Arizona
MARICOPA COUNTY
My Commission Expires
July 18, 2019

_____
Notary Public

My commission expires: July 18, 2019

Gravel Pit/Martha Ave

LP 90314

EXHIBIT A

A Parcel of Land located in the E1/2 of Section 11, Township 2 South, Range 5 East, Boise Meridian, Elmore County, Idaho, described as follows:

BEGINNING at an aluminum monument in the center of Martha Avenue which marks the northeast corner of said Section 11; thence,

S. 00° 26' 21" W., 2649.93 feet along the east line of said Section 11 to an aluminum monument found at the east 1/4 corner of said Section 11; thence,

S. 00° 23' 12" W., 2635.91 feet to a 5/8 inch rebar found at the southeast corner of said section; thence,

S. 89° 45' 57" W. 2641.10 feet along the south line of said Section 11 to a marked stone at the south 1/4 corner of said section; thence,

N. 00° 27' 30" E. 5089.39 feet along the north-south centerline of said Section 11 to a 1/2 inch rebar found at the southwest corner of a 2 acre parcel shown on a Record of Survey dated August, 1978 and recorded in the office of the Elmore County Recorder in Book 1 of Surveys at Page 1, Instrument No. 183207; thence,

N. 89° 57' 16" E. (N. 89° 50' E.) 498.00 feet along the south line of said 2 acre parcel to a 5/8 inch rebar set at the southeast corner of said 2 acre parcel; thence,

N. 00° 27' 30" E., 175.18 feet (N. 00° 30' E., 175.00 feet) along the east line of said 2 acre parcel to a point in the south right of way line of said Martha Avenue; thence,

S. 89° 57' 16" W., 498.00 feet along said right of way line to a 1/2 inch rebar at the northwest corner of said 2 acre parcel and in the west line of said E1/2 of Section 11; thence,

N. 00° 27' 30" E., 30.00 feet along said west line to an aluminum cap monument at the N1/4 corner of said Section 11, in the centerline of said Martha Avenue; thence,

N. 89° 57' 16" E., 2636.84 feet along the north line of said section (centerline of said Martha Avenue) to the POINT OF BEGINNING.

Said Parcel is subject to the right of way for Martha Avenue, being the north 30 feet of said Parcel.

Together with Water Right Number 61-7384A

Instrument # 418370 # Pages: 2
ELMORE COUNTY, Idaho
Dec 15, 2010 2:04:56 pm Fee: $ 13.00
For: HICKMAN LAND TITLE COMPANY
MARSA PLUMMER. Recorder
DELLIS. Deputy

Misc

Hickman Land Title Co
SINCE 1904

SPECIAL WARRANTY DEED
(CORPORATE FORM)

BRENTWOOD APARTMENT HOMES, LLC

a corporation organized and existing under the laws of the State of Utah, grantor(s), with its principal office at Hyde Park, County of Cache, State of Utah, hereby CONVEYS and WARRANTS only as against all claiming by, through or under it to

an undivided 5.1933% to: VIEL GLUCK LIMITED PARTNERSHIP, an Arizona Limited Partnership

Grantee(s) of 1223 South Clearview Ave, Ste 105, Mesa AZ 85209
For the sum of TEN DOLLARS and other good and valuable consideration the following described tract of land in Elmore County, State of Idaho.

See attached Exhibit "A"

Tax Roll No.

This document has been prepared as an accommodation by HICKMAN LAND TITLE COMPANY without the benefit of a title search and its accuracy is not guaranteed.

The officer(s) who sign this deed hereby certify that this deed and the transfer represented thereby was duly authorized by a quorum. In witness whereof, the grantor has caused its corporate name and seal to be hereunto affixed by its duly authorized officers this 30 day of October A.D. 2010

BRENTWOOD APARTMENT HOMES, LLC

By: JAY M. JENKS, Manager

LIMITED LIABILITY ACKNOWLEDGMENT

STATE OF UTAH)
SS
County of Cache)

On the 30 day of October A.D. 2010 personally appeared before me JAY M. JENKS, who being by me duly sworn did say, that he is a manager of BRENTWOOD APARTMENT HOMES, LLC, a Utah Limited Liability Company and that the within and foregoing instrument was signed on behalf of said Limited Liability Company by authority of its Articles of Organization and each duly acknowledged to me that said Limited Liability Company executed the same.

Commission expires: 9/08/13
Residing in: Logan, UT

Notary Public

Notary Public
JAMES S. HICKMAN
Commission #580035
My Commission Expires
September 8, 2013
State of Utah

JH

CASE NO.: 07-588

Exhibit "A"

LEGAL DESCRIPTION

Gravel Pit

A Parcel of Land located in the E1/2 of Section 11, Township 2 South, Range 5 East, Boise Meridian, Elmore County, Idaho, described as follows:

BEGINNING at an aluminum monument in the center of Martha Avenue which marks the northeast corner of said Section 11; thence,

S. 00°26'21" W., 2649.93 feet along the east line of said Section 11 to an aluminum monument found at the east 1/4 corner of said Section 11; thence,

S. 00°23'12" W., 2635.91 feet to a 5/8 inch rebar found at the southeast corner of said section; thence,

S. 89°45'57" W. 2641.10 feet along the south line of said Section 11 to a marked stone at the south 1/4 corner of said section; thence,

N. 00°27'30" E. 5089.39 feet along the north-south centerline of said Section 11 to a 1/2 inch rebar found at the southwest corner of a 2 acre parcel shown on a Record of Survey dated August, 1978 and recorded in the office of the Elmore County Recorder in Book 1 of Surveys at Page 1, Instrument No. 183207; thence,

N. 89°57'16" E. (N. 89°50' E.) 498.00 feet along the south line of said 2 acre parcel to a 5/8 inch rebar set at the southeast corner of said 2 acre parcel;
thence,

N. 00°27'30" E., 175.18 feet (N. 00°30' E., 175.00 feet) along the east line of said 2 acre parcel to a point in the south right of way line of said Martha Avenue; thence,

S. 89°57'16" W., 498.00 feet along said right of way line to a 1/2 inch rebar at the northwest corner of said 2 acre parcel and in the west line of said E1/2 of Section 11; thence,

N. 00°27'30" E., 30.00 feet along said west line to an aluminum cap monument at the N1/4 corner of said Section 11, in the centerline of said Martha Avenue; thence,

N. 89°57'16" E., 2636.84 feet along the north line of said section (centerline of said Martha Avenue) to the POINT OF BEGINNING.

Said Parcel is subject to the right of way for Martha Avenue, being the north 30 feet of said Parcel.

Together with Water Right Number 61-7384A

ER. 90314

WHEN RECORDED RETURN TO:
Cardon Hiatt Investments, L.L.C.
1223 S. Clearview Avenue, Suite 103
Mesa, AZ 85209

Instrument # 411834
ELMORE COUNTY
10:38:29 am Dec 31, 2009
For: HICKMAN LAND TITLE COMPANY
No. of Pages: 3 Fee: $ 9.00
MARSA PLUMMER. Recorder
DELLIS. Deputy

SPECIAL WARRANTY DEED

For Ten Dollars ($10.00) and other valuable consideration, **Cardon Hiatt Investments, L.L.C., an Arizona limited liability company,** (Grantor) conveys to **Brentwood Apartment Homes, LC, a Utah limited liability company,** (Grantee) an undivided 5.1933% of the following described real property (the "Property"), situated in Elmore County, Idaho.

See Exhibit A attached hereto and incorporated herein.

SUBJECT TO current taxes and other assessments, reservations in patents and all easements, rights-of-way, encumbrances, liens, covenants, conditions, restrictions, obligations and liabilities and anything else that may appear of record or any matters that an accurate survey or inspection of the Property would reveal.

AND GRANTOR hereby binds itself and its successors to warrant and defend the title against all acts of the Grantor herein and no other, subject to the matters set forth above.

IN WITNESS WHEREOF, Grantor has caused this Special Warranty Deed to be executed this 28th day of December, 2009.

GRANTOR:

Cardon Hiatt Investments, L.L.C., an Arizona limited liability company

By: _____
Broc C. Hiatt, Manager

STATE OF ARIZONA)
)SS.
COUNTY OF MARICOPA)

The foregoing instrument was acknowledged before me this 28th day of December, 2009, by Broc C. Hiatt, Manager of Cardon Hiatt Investments, L.L.C., an Arizona limited liability company.

Sandra Calandrilla
Notary Public



CASE NO.: 07-588

Exhibit "A"

LEGAL DESCRIPTION

Gravel Pit

A Parcel of Land located in the E1/2 of Section 11, Township 2 South, Range 5 East, Boise Meridian, Elmore County, Idaho, described as follows:

BEGINNING at an aluminum monument in the center of Martha Avenue which marks the northeast corner of said Section 11; thence,

S. 00°26'21" W., 2649.93 feet along the east line of said Section 11 to an aluminum monument found at the east 1/4 corner of said Section 11; thence,

S. 00°23'12" W., 2635.91 feet to a 5/8 inch rebar found at the southeast corner of said section; thence,

S. 89°45'57" W. 2641.10 feet along the south line of said Section 11 to a marked stone at the south 1/4 corner of said section; thence,

N. 00°27'30" E. 5089.39 feet along the north-south centerline of said Section 11 to a 1/2 inch rebar found at the southwest corner of a 2 acre parcel shown on a Record of Survey dated August, 1978 and recorded in the office of the Elmore County Recorder in Book 1 of Surveys at Page 1, Instrument No. 183207; thence,

N. 89°57'16" E. (N. 89°50' E.) 498.00 feet along the south line of said 2 acre parcel to a 5/8 inch rebar set at the southeast corner of said 2 acre parcel;
thence,

N. 00°27'30" E., 175.18 feet (N. 00°30' E., 175.00 feet) along the east line of said 2 acre parcel to a point in the south right of way line of said Martha Avenue; thence,

S. 89°57'16" W., 498.00 feet along said right of way line to a 1/2 inch rebar at the northwest corner of said 2 acre parcel and in the west line of said E1/2 of Section 11; thence,

N. 00°27'30" E., 30.00 feet along said west line to an aluminum cap monument at the N1/4 corner of said Section 11, in the centerline of said Martha Avenue; thence,

N. 89°57'16" E., 2636.84 feet along the north line of said section (centerline of said Martha Avenue) to the POINT OF BEGINNING.

Said Parcel is subject to the right of way for Martha Avenue, being the north 30 feet of said Parcel.

Together with Water Right Number 61-7384A

90314

RE-RECORDED

When recorded mail to:

Cardon Hiatt Companies

1223 S. Clearview Ave, Ste 103

Mesa, AZ 85209

Instrument # 403701
Elmore County, Idaho
11:15am Jan.20,2009
For: CB VINEYARD GROUP LLC
No. of Pages: 4 Fee: $12.00
MARSA GRIMMETT, Recorder
Deputy: DLE

CAPTION HEADING

Warranty Deed

DO NOT REMOVE

This is part of the official document.

This document is being re-recorded for the purpose of correcting the percentage transferred **from** 11.84000% **to** 20.71%

It corrects instrument number 401211 recorded on September 12, 2008, in the Elmore County Recorder's Office.

Mt. Baldy Limited Partnership, an Arizona limited partnership

By: MRW Management Company, an Arizona corporation
Its: General Partner

By: _____
Michael T. Cowley, Vice President

KEVIN BRENT WHITENACK
Notary Public - Arizona
Maricopa County
My Commission Expires
November 26, 2009

STATE OF ARIZONA)
)SS.
COUNTY OF MARICOPA)

The foregoing instrument was acknowledged before me this 12th day of December 2008, by Michael T. Cowley, Vice President of MRW Management Company, an Arizona corporation, general partner of Mt. Baldy Limited Partnership, an Arizona limited partnership.

_____
Notary Public

LP 90314

Far Marel, L.L.C., an Arizona limited liability company

By: _____
Brent A. Bowden, Manager

STATE OF ARIZONA)
)SS.
COUNTY OF MARICOPA)

The foregoing instrument was acknowledged before me this 12th day of December 2008, by Brent A. Bowden, Manager of Far Marel, L.L.C., an Arizona limited liability company.

"OFFICIAL SEAL"
Sandra Calandrilla
Notary Public-Arizona
Maricopa County
My Commission Expires 4/14/2012

Sandra Calandrilla
Notary Public

RE-RECORDED

When recorded mail to:

Cardon Hiatt Companies

1223 S. Clearview Ave, Ste 103

Mesa, AZ 85209

Instrument # 403435
Elmore County, Idaho
11:43am Jan.02,2009
For: CB VINEYARD GROUP LLC
No. of Pages: 4 Fee: $12.00
MARSA GRIMMETT, Recorder
Deputy: DLE

CAPTION HEADING

Special Warranty Deed

DO NOT REMOVE

This is part of the official document.

This document is being re-recorded for the purpose of correcting the percentage transferred **from** 0.05% **to** 0.09%

It corrects instrument number 398394 recorded on May 27, 2008, in the Elmore County Recorder's Office.

Cardon Hiatt Investments, L.L.C., an Arizona limited liability company

By: _____
Broc C. Hiatt, Manager

STATE OF ARIZONA)
)SS.
COUNTY OF MARICOPA)

The foregoing instrument was acknowledged before me this 12th day of December, 2008, by Broc C. Hiatt, Manager of Cardon Hiatt Investments, L.L.C.

"OFFICIAL SEAL"
Sandra Calandrilla
Notary Public-Arizona
Maricopa County
My Commission Expires 4/14/2012

Sandra Calandrilla
Notary Public

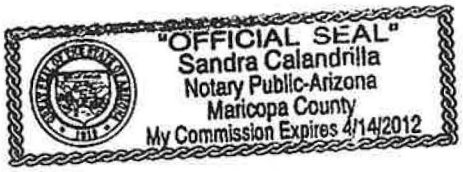
90314

Far Marel, L.L.C., an Arizona limited liability company

By: _____
Brent A. Bowden, Manager

STATE OF ARIZONA)
)SS.
COUNTY OF MARICOPA)

The foregoing instrument was acknowledged before me this 12th day of Dec., 2008, by Brent A. Bowden, Manager of Far Marel, L.L.C., an Arizona limited liability company.



_____
Notary Public

RE-RECORDED

Instrument # 403700
Elmore County, Idaho
11:14am Jan.20,2009
For: CB VINEYARD GROUP LLC
No. of Pages: 4 Fee: $12.00
MARSA GRIMMETT, Recorder
Deputy: DLE

When recorded mail to:

Cardon Hiatt Companies

1223 S. Clearview Ave, Ste 103

Mesa, AZ 85209

CAPTION HEADING

Special Warranty Deed

DO NOT REMOVE

This is part of the official document.

This document is being re-recorded for the purpose of correcting the percentage transferred from 11.84% to 20.71%

It corrects instrument number 398393 recorded on May 27, 2008, in the Elmore County Recorder's Office.

Cardon Hiatt Investments, L.L.C., an Arizona limited liability company

By: _____
Broc C. Hiatt, Manager

STATE OF ARIZONA)
)SS.
COUNTY OF MARICOPA)

The foregoing instrument was acknowledged before me this 12th day of December, 2008, by Broc C. Hiatt, Manager of Cardon Hiatt Investments, L.L.C.

"OFFICIAL SEAL"
Sandra Calandrilla
Notary Public-Arizona
Maricopa County
My Commission Expires 4/14/2012

Sandra Calandrilla
Notary Public

BK 90314

Mt. Baldy Limited Partnership, an Arizona limited partnership

By: MRW Management Company, an Arizona corporation
Its: General Partner

By:_____
Michael T. Cowley, Vice President

STATE OF ARIZONA)
)SS.
COUNTY OF MARICOPA)

The foregoing instrument was acknowledged before me this 23rd day of December, 2008, by Michael T. Cowley, Vice President of MRW Management Company, an Arizona corporation, general partner of Mt. Baldy Limited Partnership, an Arizona limited partnership.

R BOYLE
Notary Public - Arizona
Maricopa County
Expires 07/15/10

_____
Notary Public

WHEN RECORDED RETURN TO:
Far Marel, L.L.C.
1223 S. Clearview Avenue, Suite 105
Mesa, AZ 85209

Instrument # 403434
Elmore County, Idaho
11:42am Jan.02.2009
For: CB VINEYARD GROUP LLC
No. of Pages: 2 Fee: $6.00
MARSA GRIMMETT, Recorder
Deputy: DLE

SPECIAL WARRANTY DEED

For Ten Dollars ($10.00) and other valuable consideration, Cardon Hiatt Investments, L.L.C., an Arizona limited liability company, ("Grantor") conveys an undivided 5.67 % interest to Far Marel, L.L.C., an Arizona limited liability company, (Grantee) of the following described real property (the "Property"), situated in Elmore County, Idaho.

See Exhibit A attached hereto and incorporated herein.

SUBJECT TO current taxes and other assessments, reservations in patents and all easements, rights-of-way, encumbrances, liens, covenants, conditions, restrictions, obligations and liabilities and anything else that may appear of record or any matters that an accurate survey or inspection of the Property would reveal.

AND GRANTOR hereby binds itself and its successors to warrant and defend the title against all acts of the Grantor herein and no other, subject to the matters set forth above.

IN WITNESS WHEREOF, Grantor has caused this Special Warranty Deed to be executed this 12th day of December, 2008.

GRANTOR:

Cardon Hiatt Investments, L.L.C., an Arizona limited liability company

By: _____
Broc C. Hiatt, Manager

STATE OF ARIZONA)
)SS.
COUNTY OF MARICOPA)

The foregoing instrument was acknowledged before me this 12th day of December, 2008, by Broc C. Hiatt, Manager of Cardon Hiatt Investments, L.L.C.

"OFFICIAL SEAL"
Sandra Calandrilla
Notary Public-Arizona
Maricopa County
My Commission Expires 4/14/2012

Sandra Calandrilla
Notary Public

90314

CASE NO.: 07-588

Exhibit "A"

LEGAL DESCRIPTION

Gravel Pit

A Parcel of Land located in the E1/2 of Section 11, Township 2 South, Range 5 East, Boise Meridian, Elmore County, Idaho, described as follows:

BEGINNING at an aluminum monument in the center of Martha Avenue which marks the northeast corner of said Section 11; thence,

S. 00°26'21" W., 2649.93 feet along the east line of said Section 11 to an aluminum monument found at the east 1/4 corner of said Section 11; thence,

S. 00°23'12" W., 2635.91 feet to a 5/8 inch rebar found at the southeast corner of said section; thence,

S. 89°45'57" W. 2641.10 feet along the south line of said Section 11 to a marked stone at the south 1/4 corner of said section; thence,

N. 00°27'30" E. 5089.39 feet along the north-south centerline of said Section 11 to a 1/2 inch rebar found at the southwest corner of a 2 acre parcel shown on a Record of Survey dated August, 1978 and recorded in the office of the Elmore County Recorder in Book 1 of Surveys at Page 1, Instrument No. 183207; thence,

N. 89°57'16" E. (N. 89°50' E.) 498.00 feet along the south line of said 2 acre parcel to a 5/8 inch rebar set at the southeast corner of said 2 acre parcel;
thence,

N. 00°27'30" E., 175.18 feet (N. 00°30' E., 175.00 feet) along the east line of said 2 acre parcel to a point in the south right of way line of said Martha Avenue; thence,

S. 89°57'16" W., 498.00 feet along said right of way line to a 1/2 inch rebar at the northwest corner of said 2 acre parcel and in the west line of said E1/2 of Section 11; thence,

N. 00°27'30" E., 30.00 feet along said west line to an aluminum cap monument at the N1/4 corner of said Section 11, in the centerline of said Martha Avenue; thence,

N. 89°57'16" E., 2636.84 feet along the north line of said section (centerline of said Martha Avenue) to the POINT OF BEGINNING.

Said Parcel is subject to the right of way for Martha Avenue, being the north 30 feet of said Parcel.

Together with Water Right Number 61-7384A

RECORDATION REQUESTED BY:
Emerson Investments, LLC
625 S. 5th St.
Suite E2
Phoenix, AZ 85004

WHEN RECORDED MAIL TO:
SMT Investors LP
625 S. 5th St.
Suite E2
Phoenix, AZ 85004

Instrument # 398694
Elmore County, Idaho
11:53am Jun.09,2008
For: EMERSON INVESTMENTS LLC
No. of Pages: 3 Fee: $9 00
MARSA GRIMMETT, Recorder
Deputy: DLE

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE ONLY

WARRANTY DEED

FOR VALUE RECEIVED, Emerson Investments, LLC, an Arizona limited liability company, ("Grantors") hereby GRANT, BARGAIN, SELL AND CONVEY to SMT Investors Limited Partnership, an Arizona limited partnership; ("Grantee"), an undivided 16.66666% in the following-described real property situated in the County of Elmore, State of Idaho, legally described as:

See Exhibit A attached hereto and made a part hereof

To have and to hold the said premises with their appurtenances unto the said Grantee, and Grantee heirs and assigns forever. And the said Grantor does hereby covenant to and with the said encumbrances, EXCEPT those to which this conveyance Is expressly made subject and those made, suffered or done by the Grantee; and subject to reservations, restrictions, dedications, easements, rights of way and agreements (if any) of record, and general taxed and assessments, Including irrigation and utility assessments, if any) for the current year, which are not yet due and payable, and the Grantor will warrant and defend the same from all lawful claims whatsoever, except those of record.

DATED this 16th day of May, 2008.

GRANTOR:

Emerson Investments, LLC

Michael T. Cowley, Member

F. Lee Allen, Member

90314

STATE OF Arizona)
) ss.
County of Maricopa)

On this 15th day of May, 2008, before me Kevin B. Whitenack personally appeared Michael T. Cowley and F. Lee Allen, 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.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

KEVIN BRENT WHITENACK
Notary Public - Arizona
Maricopa County
My Commission Expires
November 26, 2009

NOTARY PUBLIC FOR ARIZONA
My Commission Expires 11.26.09

CASE NO.: 07-588

LEGAL DESCRIPTION

Gravel Pit 318

A Parcel of Land located in the E1/2 of Section 11, Township 2 South, Range 5 East, Boise Meridian, Elmore County, Idaho, described as follows:

BEGINNING at an aluminum monument in the center of Martha Avenue which marks the northeast corner of said Section 11; thence,

S. 00°26'21" W., 2649.93 feet along the east line of said Section 11 to an aluminum monument found at the east 1/4 corner of said Section 11; thence,

S. 00°23'12" W., 2635.91 feet to a 5/8 inch rebar found at the southeast corner of said section; thence,

S. 89°45'57" W. 2641.10 feet along the south line of said Section 11 to a marked stone at the south 1/4 corner of said section; thence,

N. 00°27'30" E. 5089.39 feet along the north-south centerline of said Section 11 to a 1/2 inch rebar found at the southwest corner of a 2 acre parcel shown on a Record of Survey dated August, 1978 and recorded in the office of the Elmore County Recorder in Book 1 of Surveys at Page 1, Instrument No. 183207; thence,

N. 89°57'16" E. (N. 89°50' E.) 498.00 feet along the south line of said 2 acre parcel to a 5/8 inch rebar set at the southeast corner of said 2 acre parcel;
thence,

N. 00°27'30" E., 175.18 feet (N. 00°30' E., 175.00 feet) along the east line of said 2 acre parcel to a point in the south right of way line of said Martha Avenue; thence,

S. 89°57'16" W., 498.00 feet along said right of way line to a 1/2 inch rebar at the northwest corner of said 2 acre parcel and in the west line of said E1/2 of Section 11; thence,

N. 00°27'30" E., 30.00 feet along said west line to an aluminum cap monument at the N1/4 corner of said Section 11, in the centerline of said Martha Avenue; thence,

N. 89°57'16" E., 2636.84 feet along the north line of said section (centerline of said Martha Avenue) to the POINT OF BEGINNING.

Said Parcel is subject to the right of way for Martha Avenue, being the north 30 feet of said Parcel.

Together with Water Right Number 61-7384A

90314

AIL TO:
ldy
S. 5th St.
ite E2
hoenix, AZ 85004

Instrument # 401211
Elmore County, Idaho
11:25am Sep.12,2008
For: MT BALDY LIMITED PARTNERSHI
No. of Pages: 2 Fee: $6.00
MARSA GRIMMETT, Recorder
Deputy: DLE

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE ONLY

WARRANTY DEED

FOR VALUE RECEIVED, **Mt. Baldy Limited Partnership**, an Arizona limited partnership, ("Grantor") does hereby GRANT, BARGAIN, SELL AND CONVEY to **Far Marel L.L.C.**, an Arizona limited liability company ("Grantee"), an undivided 11.84000% in the following described real property situated in the County of Elmore, State of Idaho, legally described as:

See Exhibit A attached hereto and made a part hereof

To have and to hold the said premises with their appurtenances unto the said Grantee, and Grantee heirs and assigns forever. And the said Grantor does hereby covenant to and with the said encumbrances, EXCEPT those to which this conveyance Is expressly made subject and those made, suffered or done by the Grantee; and subject to reservations, restrictions, dedications, easements, rights of way and agreements (if any) of record, and general taxed and assessments, Including irrigation and utility assessments, if any) for the current year, which are not yet due and payable, and the Grantor will warrant and defend the same from all lawful claims whatsoever, except those of record.

DATED this 12th day of September, 2008.

GRANTOR:

Mt. Baldy Limited Partnership
an Arizona limited partnership
By: MRW Management Company
an Arizona corporation
its General Partner

By: _____
Michael T. Cowley, Vice President

KEVIN BRENT WHITENACK
Notary Public - Arizona
Maricopa County
My Commission Expires
November 26, 2009

State of Arizona)
) ss.
County of Maricopa)

This instrument was acknowledged before me on this 10th day of September, 2008 by Michael T. Cowley, as Vice President of MRW Management Company, General Partner for Mt. Baldy Limited Partnership, an Arizona limited partnership

My Commission expires: 11/26/09

_____
Notary Public

90314

Exhibit A
ELMORE COUNTY

A Parcel of Land located in the E1/2 of Section 11, Township 2 South, Range 5 East, Boise Meridian, Elmore County, Idaho, described as follows:

BEGINNING at an aluminum monument in the center of Martha Avenue which marks the northeast corner of said Section 11; thence,

S. 00°26'21" W., 2649.93 feet along the east line of said Section 11 to an aluminum monument found at the east 1/4 corner of said Section 11; thence,

S. 00°23'12" W., 2635.91 feet to a 5/8 inch rebar found at the southeast corner of said section; thence,

S. 89°45'57" W. 2641.10 feet along the south line of said Section 11 to a marked stone at the south 1/4 corner of said section; thence,

N. 00°27'30" E. 5089.39 feet along the north-south centerline of said Section 11 to a 1/2 inch rebar found at the southwest corner of a 2 acre parcel shown on a Record of Survey dated August, 1978 and recorded in the office of the Elmore County Recorder in Book 1 of Surveys at Page 1, Instrument No. 183207; thence,

N. 89°57'16" E. (N. 89°50' E.) 498.00 feet along the south line of said 2 acre parcel to a 5/8 inch rebar set at the southeast corner of said 2 acre parcel; thence,

N. 00°27'30" E., 175.18 feet (N. 00°30' E., 175.00 feet) along the east line of said 2 acre parcel to a point in the south right of way line of said Martha Avenue; thence,

S. 89°57'16" W., 498.00 feet along said right of way line to a 1/2 inch rebar at the northwest corner of said 2 acre parcel and in the west line of said E1/2 of Section 11; thence,

N. 00°27'30" E., 30.00 feet along said west line to an aluminum cap monument at the N1/4 corner of said Section 11, in the centerline of said Martha Avenue; thence,

N. 89°57'16" E., 2636.84 feet along the north line of said section (centerline of said Martha Avenue) to the POINT OF BEGINNING.

Said Parcel is subject to the right of way for Martha Avenue, being the north 30 feet of said Parcel.

Together with Water Right Number 61-7384A

Instrument # 398394
Elmore County, Idaho
11:37am May 27,2008
For: CARDON HIATT COMPANIES
No. of Pages: 2 Fee: $6.00
MARSA GRIMMETT, Recorder
Deputy: DLE

WHEN RECORDED RETURN TO:
Far Marel, LLC
1223 S. Clearview Avenue, Suite 103
Mesa, AZ 85209

SPECIAL WARRANTY DEED

For Ten Dollars ($10.00) and other valuable consideration, Cardon Hiatt Investments, L.L.C., an Arizona limited liability company, ("Grantor") conveys an undivided 0.05 % interest to Far Marel, LLC, an Arizona limited liability company, (Grantee) of the following described real property (the "Property"), situated in Elmore County, Idaho.

See Exhibit A attached hereto and incorporated herein.

SUBJECT TO current taxes and other assessments, reservations in patents and all easements, rights-of-way, encumbrances, liens, covenants, conditions, restrictions, obligations and liabilities and anything else that may appear of record or any matters that an accurate survey or inspection of the Property would reveal.

AND GRANTOR hereby binds itself and its successors to warrant and defend the title against all acts of the Grantor herein and no other, subject to the matters set forth above.

IN WITNESS WHEREOF, Grantor has caused this Special Warranty Deed to be executed this 6th day of May, 2008.

GRANTOR:

Cardon Hiatt Investments, L.L.C., an Arizona limited liability company

By: _____
Broc C. Hiatt, Manager

STATE OF ARIZONA)
)SS.
COUNTY OF MARICOPA)

The foregoing instrument was acknowledged before me this 9 day of May, 2008, by Broc C. Hiatt, Manager of Cardon Hiatt Investments, L.L.C.

_____
Notary Public

NOTARY PUBLIC
STATE OF ARIZONA
Maricopa County
TERRI NEWMAN
My Commission Expires July 18, 2011

LT 90314

CASE NO.: 07-588

LEGAL DESCRIPTION

Gravel Pit 318

A Parcel of Land located in the E1/2 of Section 11, Township 2 South, Range 5 East, Boise Meridian, Elmore County, Idaho, described as follows:

BEGINNING at an aluminum monument in the center of Martha Avenue which marks the northeast corner of said Section 11; thence,

S. 00°26'21" W., 2649.93 feet along the east line of said Section 11 to an aluminum monument found at the east 1/4 corner of said Section 11; thence,

S. 00°23'12" W., 2635.91 feet to a 5/8 inch rebar found at the southeast corner of said section; thence,

S. 89°45'57" W. 2641.10 feet along the south line of said Section 11 to a marked stone at the south 1/4 corner of said section; thence,

N. 00°27'30" E. 5089.39 feet along the north-south centerline of said Section 11 to a 1/2 inch rebar found at the southwest corner of a 2 acre parcel shown on a Record of Survey dated August, 1978 and recorded in the office of the Elmore County Recorder in Book 1 of Surveys at Page 1, Instrument No. 183207; thence,

N. 89°57'16" E. (N. 89°50' E.) 498.00 feet along the south line of said 2 acre parcel to a 5/8 inch rebar set at the southeast corner of said 2 acre parcel;
thence,

N. 00°27'30" E., 175.18 feet (N. 00°30' E., 175.00 feet) along the east line of said 2 acre parcel to a point in the south right of way line of said Martha Avenue; thence,

S. 89°57'16" W., 498.00 feet along said right of way line to a 1/2 inch rebar at the northwest corner of said 2 acre parcel and in the west line of said E1/2 of Section 11; thence,

N. 00°27'30" E., 30.00 feet along said west line to an aluminum cap monument at the N1/4 corner of said Section 11, in the centerline of said Martha Avenue; thence,

N. 89°57'16" E., 2636.84 feet along the north line of said section (centerline of said Martha Avenue) to the POINT OF BEGINNING.

Said Parcel is subject to the right of way for Martha Avenue, being the north 30 feet of said Parcel.

Together with Water Right Number 61-7384A

WHEN RECORDED RETURN TO:
Mt. Baldy Limited Partnership
1223 S. Clearview Avenue, Suite 103
Mesa, AZ 85209

Instrument # 398393
Elmore County, Idaho
11:37am May 27,2008
For: CARDON HIATT COMPANIES
No. of Pages: 2 Fee: $6.00
MARSA GRIMMETT, Recorder
Deputy: DLE

SPECIAL WARRANTY DEED

For Ten Dollars ($10.00) and other valuable consideration, Cardon Hiatt Investments, L.L.C., an Arizona limited liability company, ("Grantor") conveys an undivided ~~11.84~~ 20.11% interest to Mt. Baldy Limited Partnership, an Arizona limited partnership, (Grantee) of the following described real property (the "Property"), situated in Elmore County, Idaho.

See Exhibit A attached hereto and incorporated herein.

SUBJECT TO current taxes and other assessments, reservations in patents and all easements, rights-of-way, encumbrances, liens, covenants, conditions, restrictions, obligations and liabilities and anything else that may appear of record or any matters that an accurate survey or inspection of the Property would reveal.

AND GRANTOR hereby binds itself and its successors to warrant and defend the title against all acts of the Grantor herein and no other, subject to the matters set forth above.

IN WITNESS WHEREOF, Grantor has caused this Special Warranty Deed to be executed this 6th day of May, 2008.

GRANTOR:

Cardon Hiatt Investments, L.L.C., an Arizona limited liability company

By: _____
Broc C. Hiatt, Manager

STATE OF ARIZONA)
)SS.
COUNTY OF MARICOPA)

The foregoing instrument was acknowledged before me this 6th day of May, 2008, by Broc C. Hiatt, Manager of Cardon Hiatt Investments, L.L.C.

Sandra Calandrilla
Notary Public

"OFFICIAL SEAL"
Sandra Calandrilla
Notary Public-Arizona
Maricopa County
My Commission Expires 4/14/2012

90314

CASE NO.: 07-588

LEGAL DESCRIPTION

Gravel Pit 318

A Parcel of Land located in the E1/2 of Section 11, Township 2 South, Range 5 East, Boise Meridian, Elmore County, Idaho, described as follows:

BEGINNING at an aluminum monument in the center of Martha Avenue which marks the northeast corner of said Section 11; thence,

S. 00°26'21" W., 2649.93 feet along the east line of said Section 11 to an aluminum monument found at the east 1/4 corner of said Section 11; thence,

S. 00°23'12" W., 2635.91 feet to a 5/8 inch rebar found at the southeast corner of said section; thence,

S. 89°45'57" W. 2641.10 feet along the south line of said Section 11 to a marked stone at the south 1/4 corner of said section; thence,

N. 00°27'30" E. 5089.39 feet along the north-south centerline of said Section 11 to a 1/2 inch rebar found at the southwest corner of a 2 acre parcel shown on a Record of Survey dated August, 1978 and recorded in the office of the Elmore County Recorder in Book 1 of Surveys at Page 1, Instrument No. 183207; thence,

N. 89°57'16" E. (N. 89°50' E.) 498.00 feet along the south line of said 2 acre parcel to a 5/8 inch rebar set at the southeast corner of said 2 acre parcel;
thence,

N. 00°27'30" E., 175.18 feet (N. 00°30' E., 175.00 feet) along the east line of said 2 acre parcel to a point in the south right of way line of said Martha Avenue; thence,

S. 89°57'16" W., 498.00 feet along said right of way line to a 1/2 inch rebar at the northwest corner of said 2 acre parcel and in the west line of said E1/2 of Section 11; thence,

N. 00°27'30" E., 30.00 feet along said west line to an aluminum cap monument at the N1/4 corner of said Section 11, in the centerline of said Martha Avenue; thence,

N. 89°57'16" E., 2636.84 feet along the north line of said section (centerline of said Martha Avenue) to the POINT OF BEGINNING.

Said Parcel is subject to the right of way for Martha Avenue, being the north 30 feet of said Parcel.

Together with Water Right Number 61-7384A

Instru[illegible] # 0000448644
ELMO[illegible] COUNTY, ID
10:46:56 AM Jul 10, 2015
For BENCH EQUITY, LLC
No. of Pages: 3 Fee: $16.00
BARBARA STEELE, Recorder
JBC, Deputy
Electronically Recorded by Simplifile

When recorded mail to:

Viel Gluck Limited Partnership

1223 S. Clearview Avenue, Suite 105

Mesa, AZ 85209

CAPTION HEADING_

Special Warranty Deed

DO NOT REMOVE

This is part of the official document.

This document is being re-recorded for the purpose of **correcting the percentage** transferred **from** 1.67% to 1.67004%

It corrects instrument number **398513** recorded on **June 02, 2008** in the Elmore County Recorder's Office.

Cardon Hiatt Investments, L.L.C., an Arizona limited liability company

By: _____
Craig D. Cardon, Manager

STATE OF ARIZONA)
) SS.
COUNTY OF MARICOPA)

The foregoing instrument was acknowledged before me this 8th day of July, 2015, by Craig D. Cardon, Manager of Cardon Hiatt Investments, L.L.C., an Arizona limited liability company.

TERRI NEWMAN
Notary Public - State of Arizona
MARICOPA COUNTY
My Commission Expires
July 18, 2015

_____
Notary Public

90314

WHEN RECORDED RETURN TO:
Viel Gluck Limited Partnership
1223 S. Clearview Avenue, Suite 103
Mesa, AZ 85209

Instrument # 398513
Elmore County, Idaho
12:22pm Jun.02,2008
For: CB VINEYARD GROUP LLC
No. of Pages: 2 Fee: $6.00
MARSA GRIMMETT, Recorder
Deputy: DLE

SPECIAL WARRANTY DEED

For Ten Dollars ($10.00) and other valuable consideration, Cardon Hiatt Investments, L.L.C., an Arizona limited liability company, ("Grantor") conveys an undivided 1.67 % interest to Viel Gluck Limited Partnership, an Arizona limited partnership, (Grantee) of the following described real property (the "Property"), situated in Elmore County, Idaho.

See Exhibit A attached hereto and incorporated herein.

SUBJECT TO current taxes and other assessments, reservations in patents and all easements, rights-of-way, encumbrances, liens, covenants, conditions, restrictions, obligations and liabilities and anything else that may appear of record or any matters that an accurate survey or inspection of the Property would reveal.

AND GRANTOR hereby binds itself and its successors to warrant and defend the title against all acts of the Grantor herein and no other, subject to the matters set forth above.

IN WITNESS WHEREOF, Grantor has caused this Special Warranty Deed to be executed this 27th day of May, 2008.

GRANTOR:

Cardon Hiatt Investments, L.L.C., an Arizona limited liability company

By: _____
Broc C. Hiatt, Manager

STATE OF ARIZONA)
)SS.
COUNTY OF MARICOPA)

The foregoing instrument was acknowledged before me this 27th day of May, 2008, by Broc C. Hiatt, Manager of Cardon Hiatt Investments, L.L.C.

Sandra Calandrilla
Notary Public

"OFFICIAL SEAL"
Sandra Calandrilla
Notary Public-Arizona
Maricopa County
My Commission Expires 4/14/2012

LP 90314

CASE NO.: 07-588

Exhibit "A"

LEGAL DESCRIPTION

Gravel Pit

A Parcel of Land located in the E1/2 of Section 11, Township 2 South, Range 5 East, Boise Meridian, Elmore County, Idaho, described as follows:

BEGINNING at an aluminum monument in the center of Martha Avenue which marks the northeast corner of said Section 11; thence,

S. 00°26'21" W., 2649.93 feet along the east line of said Section 11 to an aluminum monument found at the east 1/4 corner of said Section 11; thence,

S. 00°23'12" W., 2635.91 feet to a 5/8 inch rebar found at the southeast corner of said section; thence,

S. 89°45'57" W. 2641.10 feet along the south line of said Section 11 to a marked stone at the south 1/4 corner of said section; thence,

N. 00°27'30" E. 5089.39 feet along the north-south centerline of said Section 11 to a 1/2 inch rebar found at the southwest corner of a 2 acre parcel shown on a Record of Survey dated August, 1978 and recorded in the office of the Elmore County Recorder in Book 1 of Surveys at Page 1, Instrument No. 183207; thence,

N. 89°57'16" E. (N. 89°50' E.) 498.00 feet along the south line of said 2 acre parcel to a 5/8 inch rebar set at the southeast corner of said 2 acre parcel;
thence,

N. 00°27'30" E., 175.18 feet (N. 00°30' E., 175.00 feet) along the east line of said 2 acre parcel to a point in the south right of way line of said Martha Avenue; thence,

S. 89°57'16" W., 498.00 feet along said right of way line to a 1/2 inch rebar at the northwest corner of said 2 acre parcel and in the west line of said E1/2 of Section 11; thence,

N. 00°27'30" E., 30.00 feet along said west line to an aluminum cap monument at the N1/4 corner of said Section 11, in the centerline of said Martha Avenue; thence,

N. 89°57'16" E., 2636.84 feet along the north line of said section (centerline of said Martha Avenue) to the POINT OF BEGINNING.

Said Parcel is subject to the right of way for Martha Avenue, being the north 30 feet of said Parcel.

Together with Water Right Number 61-7384A

07-588

WARRANTY DEED

FOR VALUE RECEIVED
Philip A. Tait and Vickie S. Tait, husband and wife
M 09
VT

GRANTOR(S), does(do) hereby GRANT, BARGAIN, SELL and CONVEY unto
Cardon Hiatt Investments, LLC, an Arizona limited liability company as to an undivided 1/3 interest
Ben Fatto Limited Partnership, an Arizona limited partnership as to an undivided 1/3 interest
SMT Investors Limited Partnership, an Arizona limited partnership as to an undivided 1/6 interest
Emerson Investments, LLC, an Arizona limited liability company as to an undivided 1/6 interest
GRANTEE(S), whose current address is: 1223 S. Clearview Ave, St Mesa, AZ 85209
the following described real property in Elmore County, State of Idaho,
more particularly described as follows, to wit:

(See Attached)

Instrument # 392188
Elmore County. Idaho
04:48pm Oct.19.2007
For: GUARANTY TITLE INC
No. of Pages: 2 Fee: $6.00
MARSA GRIMMETT. Recorder
Deputy: DLE

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. , except those of record.

Dated: October 16, 2007

Philip M. Tait
Philip A. Tait
M 09

Vickie S. Tait
Vickie S. Tait

STATE OF Idaho, County of Elmore, ss.
On this 17th day of October
in the year of 2007, before me, the undersigned, a Notary Public in and for said State, personally appeared
Philip A. Tait, Vickie S. Tait
M.
known or identified to me to be the person S whose name are subscribed to the within instrument, and acknowledged to me that they executed the same.

Signature:
Name: Sheryl A Reyment (type or print)
Residing at: Mountain Home
My commission expires: 12/27/11

SHERYL A. REYMENT NOTARY PUBLIC STATE OF IDAHO

EF 90314

CASE NO.: 07-588

LEGAL DESCRIPTION

A Parcel of Land located in the E1/2 of Section 11, Township 2 South, Range 5 East, Boise Meridian, Elmore County, Idaho, described as follows:

BEGINNING at an aluminum monument in the center of Martha Avenue which marks the northeast corner of said Section 11; thence,

S. 00°26'21" W., 2649.93 feet along the east line of said Section 11 to an aluminum monument found at the east 1/4 corner of said Section 11; thence,

S. 00°23'12" W., 2635.91 feet to a 5/8 inch rebar found at the southeast corner of said section; thence,

S. 89°45'57" W. 2641.10 feet along the south line of said Section 11 to a marked stone at the south 1/4 corner of said section; thence,

N. 00°27'30" E. 5089.39 feet along the north-south centerline of said Section 11 to a 1/2 inch rebar found at the southwest corner of a 2 acre parcel shown on a Record of Survey dated August, 1978 and recorded in the office of the Elmore County Recorder in Book 1 of Surveys at Page 1, Instrument No. 183207; thence,

N. 89°57'16" E. (N. 89°50' E.) 498.00 feet along the south line of said 2 acre parcel to a 5/8 inch rebar set at the southeast corner of said 2 acre parcel;
thence,

N. 00°27'30" E., 175.18 feet (N. 00°30' E., 175.00 feet) along the east line of said 2 acre parcel to a point in the south right of way line of said Martha Avenue; thence,

S. 89°57'16" W., 498.00 feet along said right of way line to a 1/2 inch rebar at the northwest corner of said 2 acre parcel and in the west line of said E1/2 of Section 11; thence,

N. 00°27'30" E., 30.00 feet along said west line to an aluminum cap monument at the N1/4 corner of said Section 11, in the centerline of said Martha Avenue; thence,

N. 89°57'16" E., 2636.84 feet along the north line of said section (centerline of said Martha Avenue) to the POINT OF BEGINNING.

Said Parcel is subject to the right of way for Martha Avenue, being the north 30 feet of said Parcel.

Together with Water Right Number 61-7384A

PROPOSED PLACE OF USE OWNERSHIP

ORCHARD 160

90314

Orchard 160 Property Ownership Tree:

2008 – Helmick to Viel Gluck LP 14.57%

2008 – Helmick to Mt Olympus Investments LLC 33.33%

2016 – Mt Olympus to Ben Fatto LP 33.33%

2016 – Ben Fatto to **CB Casa Sierra LLC 33.33%**

2008 – Helmick to Cardon Hiatt Investments LLC 18.77%

2009 – Cardon Hiatt to Brentwood Apartment Homes LC 3.89%

2010 – Brentwood to Viel Gluck LP 3.89%

2009 – Cardon Hiatt to Viel Gluck LP 1.19%

2010 – Cardon Hiatt to Viel Gluck LP 13.69%

2016 – Viel Gluck to **Casa Sierra Vineyard LLC 33.34%**

2008 – Helmick to **SMT Investors LP 33.33%**

CB Casa Sierra, LLC – 33.33% Ownership
Manager: Cardon Bowden Investments, L.L.C.
Managers: Brent A. Bowden
Elijah T. Cardon
Elijah A. Cardon

Casa Sierra Vineyard, LLC – 33.34% Ownership
Manager: Cardon Hiatt Investments, L.L.C.
Managers: Craig D. Cardon
Broc C. Hiatt
Grif C. Hiatt
Brent A. Bowden
Elijah T. Cardon

SMT Investors, LP – 33.33% Ownership
General Partner: CCT Investors, LLC
Manager: Cowley Companies, Inc
Authorized Agent: Rory Blakemore, President

06-862

WARRANTY DEED

FOR VALUE RECEIVED
Keith O'Neil Helmick and Sandra R. Helmick, husband and wife

GRANTOR(S), does(do) hereby GRANT, BARGAIN, SELL and CONVEY unto
Viel Gluck Limited Partnership, an Arizona limited partnership, an undivided 14.57 % interest, Mount Olympus Investments, LLC, an Arizona limited ~~partnership~~ company, an undivided 33.33 % interest, Cardon Hiatt Investments, LLC, an Arizona limited liability company, an undivided 18.77 % interest, and SMT Investors Limited Partnership, an Arizona ~~limited corporation~~ partnership, an undivided 33.33% interest
GRANTEE(S), whose current address is: 1223 S. Clearview Ave., Ste. 103, Mesa AZ 85209
the following described real property in Elmore County, State of Idaho, more particularly described as follows, to wit:

Township 2 South, Range 4 East, Boise Meridian, Elmore County, Idaho

Section 10: A parcel of land being the NW1/4 of Section 10, T2S, R4E, B.M., and being more particularly described as follows:

Commencing at a 5/8 inch rebar in the center of Simco Road which marks the Northeast corner of said Section 10; thence S89°54'54"W 2640.91 feet along the north line of said Section 10 to a 5/8 inch rebar found at the Northeast corner of said NW1/4, said point being the POINT OF BEGINNING;
Thence S00°06'12"W, 2639.39 feet along the east line of said NW1/4 of Section 10 to an aluminum cap found at the Southeast corner of said NW1/4;
Thence S89°57'06"W, 1320.01 feet long the south line of said NW1/4 to an aluminum cap at the C-W 1/16 corner;
Thence S89°57'16"W, 1319.63 feet along the south line of said NW1/4 to an aluminum cap at the Southwest corner of said NW1/4;
Thence N00°04'33"E, 2637.64 feet along the west line of said Section 10 to a 5/8 inch rebar found at the Northwest corner of said Section 10;
Thence N89°54'54"E, 2640.91 feet to the POINT OF BEGINNING.

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. , except those of record.

Dated: January 2, 2008

Keith O'Neil Helmick — Keith O'Neil Helmick

Sandra R. Helmick — Sandra R. Helmick

STATE OF Idaho, County of Elmore, ss.
On this 9th day of January
in the year of 2008, before me, the undersigned, a Notary Public in and for said State, personally appeared
Keith O'Neil Helmick, Sandra R. Helmick
known or identified to me to be the person s whose name are subscribed to the within instrument, and acknowledged to me that they executed the same.
Signature: Sheryl A Reyment
Name: SHERYL A REYMENT (type or print)
Residing at: Mountain Home
My commission expires: 12-27-11

SHERYL A. REYMENT NOTARY PUBLIC STATE OF IDAHO

Instrument # 394783
Elmore County, Idaho
04:23pm Jan.16,2008
For: GUARANTY TITLE INC
No. of Pages: 1 Fee: $3.00
MARSA GRIMMETT, Recorder
Deputy: DLE

90314

Instrument # 0000452603
ELMORE COUNTY, ID
02:34:09 PM Mar 23, 2016
For BENCH EQUITY, LLC
No. of Pages: 3 Fee: $16.00
BARBARA STEELE, Recorder
DE, Deputy
Electronically Recorded by Simplifile

WHEN RECORDED MAIL TO:

Casa Sierra Vineyard, LLC
1223 S Clearview Ave, Ste 105
Mesa, AZ 85209

SPACE ABOVE THIS LINE FOR RECORDER'S USE

Special Warranty Deed

For the consideration of Ten Dollars, and other valuable considerations,

Mt. Olympus Investments, L.L.C., an Arizona limited liability company

hereby conveys 33.33% undivided interest to

Ben Fatto Limited Partnership, an Arizona limited partnership

the following real property situated in **Elmore** County, **IDAHO:**

See Exhibit A attached hereto and made a part hereof.

SUBJECT TO: Current taxes and other assessments, reservations in patents and all easements, rights of way, encumbrances, liens covenants, restrictions, obligations, and liabilities as may appear of record.

And the Grantor hereby binds itself and its successors to warrant and defend the title as against all acts of the Grantor herein and no other, subject to the matters above set forth.

Dated **February 22, 2016**

Grantors signature on next page

MT. OLYMPUS INVESTMENTS, L.L.C., AN ARIZONA LIMITED LIABILITY COMPANY

By: Craig D Cardon
Craig D. Cardon, Manager

STATE OF ARIZONA }
} SS.
COUNTY OF MARICOPA }

The foregoing instrument was acknowledged before me this 4 day of March, 2016, by Craig D. Cardon, Manager of Mt. Olympus Investments, L.L.C., an Arizona limited liability company.

TERRI NEWMAN
Notary Public - State of Arizona
MARICOPA COUNTY
My Commission Expires
July 18, 2019

Terri Newman
Notary Public

My commission expires: July 18, 2019

Orchard 1360

EXHIBIT A

Township 2 South, Range 4 East, Boise Meridian, Elmore County, Idaho

Section 10: A parcel of land being the NW1/4 of Section 10, T2S, R4E, B.M., and being more particularly described as follows:

Commencing at a 5/8 inch rebar in the center of Simco Road which marks the Northeast corner of said Section 10; thence S 89° 54' 54" W 2640.91 feet along the north line of said Section 10 to a 5/8 inch rebar found at the Northeast corner of said NW1/4, said point being the POINT OF BEGINNING;

Thence S 00° 06' 12" W, 2639.39 feet along the east line of said NW1/4 of Section 10 to an aluminum cap found at the Southeast corner of said NW1/4;

Thence S 89° 57' 06" W, 1320.01 feet along the south line of said NW1/4 to an aluminum cap at the C-W 1/16 corner;

Thence S 89° 57' 16" W, 1319.63 feet along the south line of said NW1/4 to an aluminum cap at the Southwest corner of said NW1/4;

Thence N 00° 04' 33" E, 2637.64 feet along the west line of said Section 10 to a 5/8 inch rebar found at the Northwest corner of said Section 10;

Thence N 89° 54' 54" E, 2640.91 feet to the POINT OF BEGINNING.

LP 90314

Instrument # 0000452605
ELMORE COUNTY, ID
02:40:52 PM Mar 23, 2016
For BENCH EQUITY, LLC
No. of Pages: 3 Fee: $16.00
BARBARA STEELE, Recorder
DE, Deputy
Electronically Recorded by Simplifile

WHEN RECORDED MAIL TO:

CB Casa Sierra, LLC
1223 S Clearview Ave, Ste 105
Mesa, AZ 85209

SPACE ABOVE THIS LINE FOR RECORDER'S USE

Special Warranty Deed

For the consideration of Ten Dollars, and other valuable considerations,

Ben Fatto Limited Partnership, an Arizona limited partnership

hereby conveys 33.33% undivided interest to

CB Casa Sierra, LLC, an Arizona limited liability company

the following real property situated in **Elmore** County, **IDAHO**:

See Exhibit A attached hereto and made a part hereof.

SUBJECT TO: Current taxes and other assessments, reservations in patents and all easements, rights of way, encumbrances, liens covenants, restrictions, obligations, and liabilities as may appear of record.

And the Grantor hereby binds itself and its successors to warrant and defend the title as against all acts of the Grantor herein and no other, subject to the matters above set forth.

Dated **February 22, 2016**

Grantors signature on next page

BEN FATTO LIMITED PARTNERSHIP, AN ARIZONA LIMITED PARTNERSHIP

By: Ben Fatto, LLC, an Arizona limited liability company
Its: General Partner

By: _____
Craig D. Cardon, Manager

STATE OF ARIZONA }
} SS.
COUNTY OF MARICOPA }

The foregoing instrument was acknowledged before me this 4 day of MARCH, 2016, by Craig D. Cardon, Manager of Ben Fatto, L.L.C., an Arizona limited liability company, General Partner of Ben Fatto Limited Partnership, an Arizona limited partnership.

TERRI NEWMAN
Notary Public - State of Arizona
MARICOPA COUNTY
My Commission Expires
July 18, 2019

_____
Notary Public

My commission expires: July 18, 2019

EXHIBIT A

Township 2 South, Range 4 East, Boise Meridian, Elmore County, Idaho

Section 10: A parcel of land being the NW1/4 of Section 10, T2S, R4E, B.M., and being more particularly described as follows:

Commencing at a 5/8 inch rebar in the center of Simco Road which marks the Northeast corner of said Section 10; thence S 89° 54' 54" W 2640.91 feet along the north line of said Section 10 to a 5/8 inch rebar found at the Northeast corner of said NW1/4, said point being the POINT OF BEGINNING;

Thence S 00° 06' 12" W, 2639.39 feet along the east line of said NW1/4 of Section 10 to an aluminum cap found at the Southeast corner of said NW1/4;

Thence S 89° 57' 06" W, 1320.01 feet along the south line of said NW1/4 to an aluminum cap at the C-W 1/16 corner;

Thence S 89° 57' 16" W, 1319.63 feet along the south line of said NW1/4 to an aluminum cap at the Southwest corner of said NW1/4;

Thence N 00° 04' 33" E, 2637.64 feet along the west line of said Section 10 to a 5/8 inch rebar found at the Northwest corner of said Section 10;

Thence N 89° 54' 54" E, 2640.91 feet to the POINT OF BEGINNING.

WHEN RECORDED RETURN TO:
Cardon Hiatt Investments, L.L.C.
1223 S. Clearview Avenue, Suite 103
Mesa, AZ 85209

Instrument # 411835
ELMORE COUNTY
10:38:30 am **Dec 31, 2009**
For: HICKMAN LAND TITLE COMPANY
No. of Pages: 3 **Fee: $ 9.00**
MARSA PLUMMER. Recorder
DELLIS. Deputy

SPECIAL WARRANTY DEED

For Ten Dollars ($10.00) and other valuable consideration, **Cardon Hiatt Investments, L.L.C., an Arizona limited liability company,** (Grantor) conveys to **Brentwood Apartment Homes, LC, a Utah limited liability company,** (Grantee) an undivided 3.89% of the following described real property (the "Property"), situated in Elmore County, Idaho.

See Exhibit A attached hereto and incorporated herein.

SUBJECT TO current taxes and other assessments, reservations in patents and all easements, rights-of-way, encumbrances, liens, covenants, conditions, restrictions, obligations and liabilities and anything else that may appear of record or any matters that an accurate survey or inspection of the Property would reveal.

AND GRANTOR hereby binds itself and its successors to warrant and defend the title against all acts of the Grantor herein and no other, subject to the matters set forth above.

IN WITNESS WHEREOF, Grantor has caused this Special Warranty Deed to be executed this 28th day of December, 2009.

GRANTOR:

Cardon Hiatt Investments, L.L.C., an Arizona limited liability company

By: _____
Broc C. Hiatt, Manager

STATE OF ARIZONA)
)SS.
COUNTY OF MARICOPA)

The foregoing instrument was acknowledged before me this 28th day of December, 2009, by Broc C. Hiatt, Manager of Cardon Hiatt Investments, L.L.C., an Arizona limited liability company.

Sandra Calandrilla
Notary Public

"OFFICIAL SEAL"
Sandra Calandrilla
Notary Public-Arizona
Maricopa County
My Commission Expires 4/14/2012

90314

CASE NO.: 06-862

Exhibit A

LEGAL DESCRIPTION

Township 2 South, Range 4 East, Boise Meridian, Elmore County, Idaho

Section 10: A parcel of land being the NW1/4 of Section 10, T2S, R4E, B.M., and being more particularly described as follows:

Commencing at a 5/8 inch rebar in the center of Simco Road which marks the Northeast corner of said Section 10; thence S89°54'54"W 2640.91 feet along the north line of said Section 10 to a 5/8 inch rebar found at the Northeast corner of said NW1/4, said point being the POINT OF BEGINNING;
Thence S00°06'12"W, 2639.39 feet along the east line of said NW1/4 of Section 10 to an aluminum cap found at the Southeast corner of said NW1/4;
Thence S89°57'06"W, 1320.01 feet long the south line of said NW1/4 to an aluminum cap at the C-W 1/16 corner;
Thence S89°57'16"W, 1319.63 feet along the south line of said NW1/4 to an aluminum cap at the Southwest corner of said NW1/4;
Thence N00°04'33"E, 2637.64 feet along the west line of said Section 10 to a 5/8 inch rebar found at the Northwest corner of said Section 10;
Thence N89°54'54"E, 2640.91 feet to the POINT OF BEGINNING.

Misc

Hickman Land Title Co
SINCE 1904

Instrument # 418371 # Pages: 2
ELMORE COUNTY, Idaho
Dec 15, 2010 2:04:57 pm Fee: $ 13.00
For: HICKMAN LAND TITLE COMPANY
MARSA PLUMMER. Recorder
DELLIS. Deputy

SPECIAL WARRANTY DEED

(CORPORATE FORM)

BRENTWOOD APARTMENT HOMES, LLC

a corporation organized and existing under the laws of the State of Utah, grantor(s), with its principal office at Hyde Park, County of Cache, State of Utah, hereby CONVEYS and WARRANTS only as against all claiming by, through or under it to

an undivided 3.89% to: VIEL GLUCK LIMITED PARTNERSHIP, an Arizona Limited Partnership

Grantee(s) of 1223 South Clearview Ave, ste 105, Mesa AZ 85209
For the sum of TEN DOLLARS and other good and valuable consideration the following described tract of land in Elmore County, State of Idaho.

See attached Exhibit "A"

Tax Roll No.

This document has been prepared as an accommodation by HICKMAN LAND TITLE COMPANY without the benefit of a title search and its accuracy is not guaranteed.

The officer(s) who sign this deed hereby certify that this deed and the transfer represented thereby was duly authorized by a quorum. In witness whereof, the grantor has caused its corporate name and seal to be hereunto affixed by its duly authorized officers this 30 day of October A.D. 2010

BRENTWOOD APARTMENT HOMES, LLC

By: JAY M. JENKS, Manager

LIMITED LIABILITY ACKNOWLEDGMENT

STATE OF UTAH)
SS
County of Cache)

On the 30 day of October A.D. 2010 personally appeared before me JAY M. JENKS, who being by me duly sworn did say, that he is a manager of BRENTWOOD APARTMENT HOMES, LLC, a Utah Limited Liability Company and that the within and foregoing instrument was signed on behalf of said Limited Liability Company by authority of its Articles of Organization and each duly acknowledged to me that said Limited Liability Company executed the same.

Commission expires: 9/6/13
Residing in: Logan, UT

Notary Public

Notary Public
JAMES S. HICKMAN
Commission #580035
My Commission Expires
September 6, 2013
State of Utah

JH

BK-90314

CASE NO.: 06-862

Exhibit A

LEGAL DESCRIPTION

Township 2 South, Range 4 East, Boise Meridian, Elmore County, Idaho

Section 10: A parcel of land being the NW1/4 of Section 10, T2S, R4E, B.M., and being more particularly described as follows:

Commencing at a 5/8 inch rebar in the center of Simco Road which marks the Northeast corner of said Section 10; thence S89°54'54"W 2640.91 feet along the north line of said Section 10 to a 5/8 inch rebar found at the Northeast corner of said NW1/4, said point being the POINT OF BEGINNING;
Thence S00°06'12"W, 2639.39 feet along the east line of said NW1/4 of Section 10 to an aluminum cap found at the Southeast corner of said NW1/4;
Thence S89°57'06"W, 1320.01 feet long the south line of said NW1/4 to an aluminum cap at the C-W 1/16 corner;
Thence S89°57'16"W, 1319.63 feet along the south line of said NW1/4 to an aluminum cap at the Southwest corner of said NW1/4;
Thence N00°04'33"E, 2637.64 feet along the west line of said Section 10 to a 5/8 inch rebar found at the Northwest corner of said Section 10;
Thence N89°54'54"E, 2640.91 feet to the POINT OF BEGINNING.

WHEN RECORDED RETURN TO:
Cardon Hiatt Investments, L.L.C.
1223 S. Clearview Avenue, Suite 103
Mesa, AZ 85209

Instrument # 411836
ELMORE COUNTY
10:38:31 am **Dec 31, 2009**
For: HICKMAN LAND TITLE COMPANY
No. of Pages: 3 **Fee: $ 9.00**
MARSA PLUMMER, Recorder
DELLIS, Deputy

SPECIAL WARRANTY DEED

For Ten Dollars ($10.00) and other valuable consideration, **Cardon Hiatt Investments, L.L.C., an Arizona limited liability company,** (Grantor) conveys to **Viel Gluck Limited Partnership, an Arizona limited partnership,** (Grantee) an undivided 1.19% of the following described real property (the "Property"), situated in Elmore County, Idaho.

See Exhibit A attached hereto and incorporated herein.

SUBJECT TO current taxes and other assessments, reservations in patents and all easements, rights-of-way, encumbrances, liens, covenants, conditions, restrictions, obligations and liabilities and anything else that may appear of record or any matters that an accurate survey or inspection of the Property would reveal.

AND GRANTOR hereby binds itself and its successors to warrant and defend the title against all acts of the Grantor herein and no other, subject to the matters set forth above.

IN WITNESS WHEREOF, Grantor has caused this Special Warranty Deed to be executed this 28th day of December, 2009.

GRANTOR:

Cardon Hiatt Investments, L.L.C., an Arizona limited liability company

By: _____
Broc C. Hiatt, Manager

STATE OF ARIZONA)
)SS.
COUNTY OF MARICOPA)

The foregoing instrument was acknowledged before me this 24th day of December, 2009, by Broc C. Hiatt, Manager of Cardon Hiatt Investments, L.L.C., an Arizona limited liability company.



Sandra Calandrilla
Notary Public

CASE NO.: 06-862

Exhibit A

LEGAL DESCRIPTION

Township 2 South, Range 4 East, Boise Meridian, Elmore County, Idaho

Section 10: A parcel of land being the NW1/4 of Section 10, T2S, R4E, B.M., and being more particularly described as follows:

Commencing at a 5/8 inch rebar in the center of Simco Road which marks the Northeast corner of said Section 10; thence S89°54'54"W 2640.91 feet along the north line of said Section 10 to a 5/8 inch rebar found at the Northeast corner of said NW1/4, said point being the POINT OF BEGINNING;
Thence S00°06'12"W, 2639.39 feet along the east line of said NW1/4 of Section 10 to an aluminum cap found at the Southeast corner of said NW1/4;
Thence S89°57'06"W, 1320.01 feet long the south line of said NW1/4 to an aluminum cap at the C-W 1/16 corner;
Thence S89°57'16"W, 1319.63 feet along the south line of said NW1/4 to an aluminum cap at the Southwest corner of said NW1/4;
Thence N00°04'33"E, 2637.64 feet along the west line of said Section 10 to a 5/8 inch rebar found at the Northwest corner of said Section 10;
Thence N89°54'54"E, 2640.91 feet to the POINT OF BEGINNING.

Instrument # 415121
ELMORE COUNTY
2:32:29 pm Jun 28, 2010
For: CB VINEYARD GROUP LLC
No. of Pages: 3 Fee: $ 9.00
MARSA PLUMMER Recorder
DELLIS Deputy

WHEN RECORDED RETURN TO:
Cardon Hiatt Investments, L.L.C.
1223 S. Clearview Avenue, Suite 103
Mesa, AZ 85209

SPECIAL WARRANTY DEED

For Ten Dollars ($10.00) and other valuable consideration, **Cardon Hiatt Investments, L.L.C., an Arizona limited liability company**, (Grantor) conveys to **Viel Gluck Limited Partnership, an Arizona limited partnership,** (Grantee) an undivided 13.69% of the following described real property (the "Property"), situated in Elmore County, Idaho.

See Exhibit A attached hereto and incorporated herein.

SUBJECT TO current taxes and other assessments, reservations in patents and all easements, rights-of-way, encumbrances, liens, covenants, conditions, restrictions, obligations and liabilities and anything else that may appear of record or any matters that an accurate survey or inspection of the Property would reveal.

AND GRANTOR hereby binds itself and its successors to warrant and defend the title against all acts of the Grantor herein and no other, subject to the matters set forth above.

IN WITNESS WHEREOF, Grantor has caused this Special Warranty Deed to be executed this 27th day of May, 2010.

GRANTOR:

Cardon Hiatt Investments, L.L.C., an Arizona limited liability company

By: Craig D Card
Craig D. Cardon, Manager

90314

STATE OF ARIZONA)
)SS.
COUNTY OF MARICOPA)

The foregoing instrument was acknowledged before me this 27th day of May, 2010, by Craig D. Cardon, Manager of Cardon Hiatt Investments, L.L.C., an Arizona limited liability company.

Sandra Calandrilla
Notary Public



CASE NO.: 06-862

Exhibit A-1

LEGAL DESCRIPTION

Township 2 South, Range 4 East, Boise Meridian, Elmore County, Idaho

Section 10: A parcel of land being the NW1/4 of Section 10, T2S, R4E, B.M., and being more particularly described as follows:

Commencing at a 5/8 inch rebar in the center of Simco Road which marks the Northeast corner of said Section 10; thence S89°54'54"W 2640.91 feet along the north line of said Section 10 to a 5/8 inch rebar found at the Northeast corner of said NW1/4, said point being the POINT OF BEGINNING;
Thence S00°06'12"W, 2639.39 feet along the east line of said NW1/4 of Section 10 to an aluminum cap found at the Southeast corner of said NW1/4;
Thence S89°57'06"W, 1320.01 feet long the south line of said NW1/4 to an aluminum cap at the C-W 1/16 corner;
Thence S89°57'16"W, 1319.63 feet along the south line of said NW1/4 to an aluminum cap at the Southwest corner of said NW1/4;
Thence N00°04'33"E, 2637.64 feet along the west line of said Section 10 to a 5/8 inch rebar found at the Northwest corner of said Section 10;
Thence N89°54'54"E, 2640.91 feet to the POINT OF BEGINNING.

Instrument # 0000452604
ELMORE COUNTY, ID
02:34:30 PM Mar 23, 2016
For BENCH EQUITY, LLC
No. of Pages: 3 Fee: $16.00
BARBARA STEELE, Recorder
DE, Deputy
Electronically Recorded by Simplifile

WHEN RECORDED MAIL TO:

Casa Sierra Vineyard, LLC
1223 S Clearview Ave, Ste 105
Mesa, AZ 85209

SPACE ABOVE THIS LINE FOR RECORDER'S USE

Special Warranty Deed

For the consideration of Ten Dollars, and other valuable considerations,

Viel Gluck Limited Partnership, an Arizona limited partnership

hereby conveys 33.34% undivided interest to

Casa Sierra Vineyard, LLC, an Arizona limited liability company

the following real property situated in **Elmore** County, **IDAHO**:

See Exhibit A attached hereto and made a part hereof.

SUBJECT TO: Current taxes and other assessments, reservations in patents and all easements, rights of way, encumbrances, liens covenants, restrictions, obligations, and liabilities as may appear of record.

And the Grantor hereby binds itself and its successors to warrant and defend the title as against all acts of the Grantor herein and no other, subject to the matters above set forth.

Dated **February 22, 2016**

Grantors signature on next page

VIEL GLUCK LIMITED PARTNERSHIP, AN ARIZONA LIMITED PARTNERSHIP

By: Viel Gluck, LLC, an Arizona limited liability company
Its: General Partner

By: _____
Elijah T. Cardon, Manager

STATE OF ARIZONA }
} SS.
COUNTY OF MARICOPA }

The foregoing instrument was acknowledged before me this 4 day of March, 2016, by Elijah T. Cardon, Manager of Viel Gluck, L.L.C., an Arizona limited liability company, General Partner of Viel Gluck Limited Partnership, an Arizona limited partnership.

TERRI NEWMAN
Notary Public - State of Arizona
MARICOPA COUNTY
My Commission Expires
July 18, 2019

_____
Notary Public

My commission expires: July 18, 2019

EXHIBIT A

Township 2 South, Range 4 East, Boise Meridian, Elmore County, Idaho

Section 10: A parcel of land being the NW1/4 of Section 10, T2S, R4E, B.M., and being more particularly described as follows:

Commencing at a 5/8 inch rebar in the center of Simco Road which marks the Northeast corner of said Section 10; thence S 89° 54' 54" W 2640.91 feet along the north line of said Section 10 to a 5/8 inch rebar found at the Northeast corner of said NW1/4, said point being the POINT OF BEGINNING;

Thence S 00° 06' 12" W, 2639.39 feet along the east line of said NW1/4 of Section 10 to an aluminum cap found at the Southeast corner of said NW1/4;

Thence S 89° 57' 06" W, 1320.01 feet along the south line of said NW1/4 to an aluminum cap at the C-W 1/16 corner;

Thence S 89° 57' 16" W, 1319.63 feet along the south line of said NW1/4 to an aluminum cap at the Southwest corner of said NW1/4;

Thence N 00° 04' 33" E, 2637.64 feet along the west line of said Section 10 to a 5/8 inch rebar found at the Northwest corner of said Section 10;

Thence N 89° 54' 54" E, 2640.91 feet to the POINT OF BEGINNING.

INST. 90314

ATTACHMENT 2A

WATER RIGHT 61-12112

90314

Close

Water Right Report : 61-12112(Decreed/Active)

Water Right Owners

Owner Type	Name	Address	City	State	Postal Code
Current Owner	CARDON HIATT INVESTMENTS LLC	1223 S CLEARVIEW AVE STE 103	MESA	AZ	85209
Current Owner	SMT INVESTORS LTD PARTNERSHIP	1223 S CLEARVIEW AVE STE 103	MESA	AZ	85209
Current Owner	VIEL GLUCK LLP	1223 S CLEARVIEW AVE STE 103	MESA	AZ	85209
Current Owner	BEN FATTO LTD PARTNERSHIP	1223 S CLEARVIEW AVE STE 103	MESA	AZ	85209
Current Owner	FAR MAREL LLC	1223 S CLEARVIEW AVE STE 103	MESA	AZ	85209-3306
Original Owner	WESTERN IDAHO PRODUCTION CREDIT ASSN			ID	
Original Owner	HONEYCUTT JR, HAYWOOD P	PO BOX 451	MOUNTAIN HOME	ID	83647
Previous Owner	EMERSON INVESTMENTS LLC	1223 S CLEARVIEW AVE STE 103	MESA	AZ	85209

Water Right Status

Priority Date : 4/20/1979
Basis : Decreed
Status : Active

Water Source

Source	Source Qualifier	Tributary	Tributary Qualifier
GROUND WATER			

Points Of Diversion (Location)

Source	Township	Range	Section	Govt. Lot	QQQ	QQ	Q	County	Diversion Type
GROUND WATER	02S	05E	11	0		NE	NE	ELMORE	
GROUND WATER	02S	05E	11	0		NE	SE	ELMORE	

Water Uses

Beneficial Use	From	To	Diversion Rate	Volume
IRRIGATION	04/01	10/31	2.78 CFS	
TOTAL			2.78 CFS	

Places of Use

Printable View | Paged View

Place of Use Legal Description : IRRIGATION (ELMORE county)

Township	Range	Section	Lot	QQQ	QQ	Q	Acres
02S	05E	11			NE	NE	40.0
02S	05E	11			NW	NE	38.0
02S	05E	11			SW	NE	40.0
02S	05E	11			SE	NE	40.0
02S	05E	11			NE	SE	40.0
02S	05E	11			NW	SE	40.0
02S	05E	11			SW	SE	40.0
02S	05E	11			SE	SE	40.0

Irrigation Totals

90314

Total Acres	Acre Limit
318.00	248.00

Conditions

Code	Condtions
T19	Pursuant to Section 42-1412(6), Idaho Code, this water right is subject to such general provisions necessary for the definition of the rights or for the efficient administration of water rights as may be determined by the Snake River Basin Adjudication court at a point in time no later than the entry of the final unified decree.
	Prior to diversion of water under this right, the right holder shall provide a means of measurement acceptable to the Department from all authorized points of diversion which will allow determination of the total rate of diversion.
	The total instantaneous diversion of water from all points of diversion under this right shall not exceed 2.78 cfs, nor total combined annual volume of 992.0 af.
X61	The period of use for the irrigation described in this approval may be extended to a beginning date of 3/15 and an ending date of 11/15 provided that beneficial use of the water can be shown and other elements of the right are not exceeded. The use of water before 4/1 and after 10/31 is subordinate to all water rights having no subordinated early or late irrigation use and a priority date earlier than the date of this approval.
X27	This right is limited to the irrigation of 248 acres within the place of use described above in a single irrigation season.

Dates

Licensed Date :
Decreed Date : 10/26/2000
Permit Proof Due Date :
Permit Proof Made Date :
Permit Approved Date :
Permit Moratorium Expiration Date :
Enlargment Use Priority Date :
Enlargement Statute Priority Date :
Application Recevied Date:
Protest Deadline Date:

Other Information

State or Federal : S
Water District Number : 161
Generic Max Rate Per Acre : 0.02
Generic Max Volume Per Acre : 0
Civil Case Number :
Decree Plantiff :
Decree Defendant :
Swan Falls Trust or Nontrust :
Swan Falls Dismissed :
DLE Act Number :
Cary Act Number :
Mitigation Plan: False

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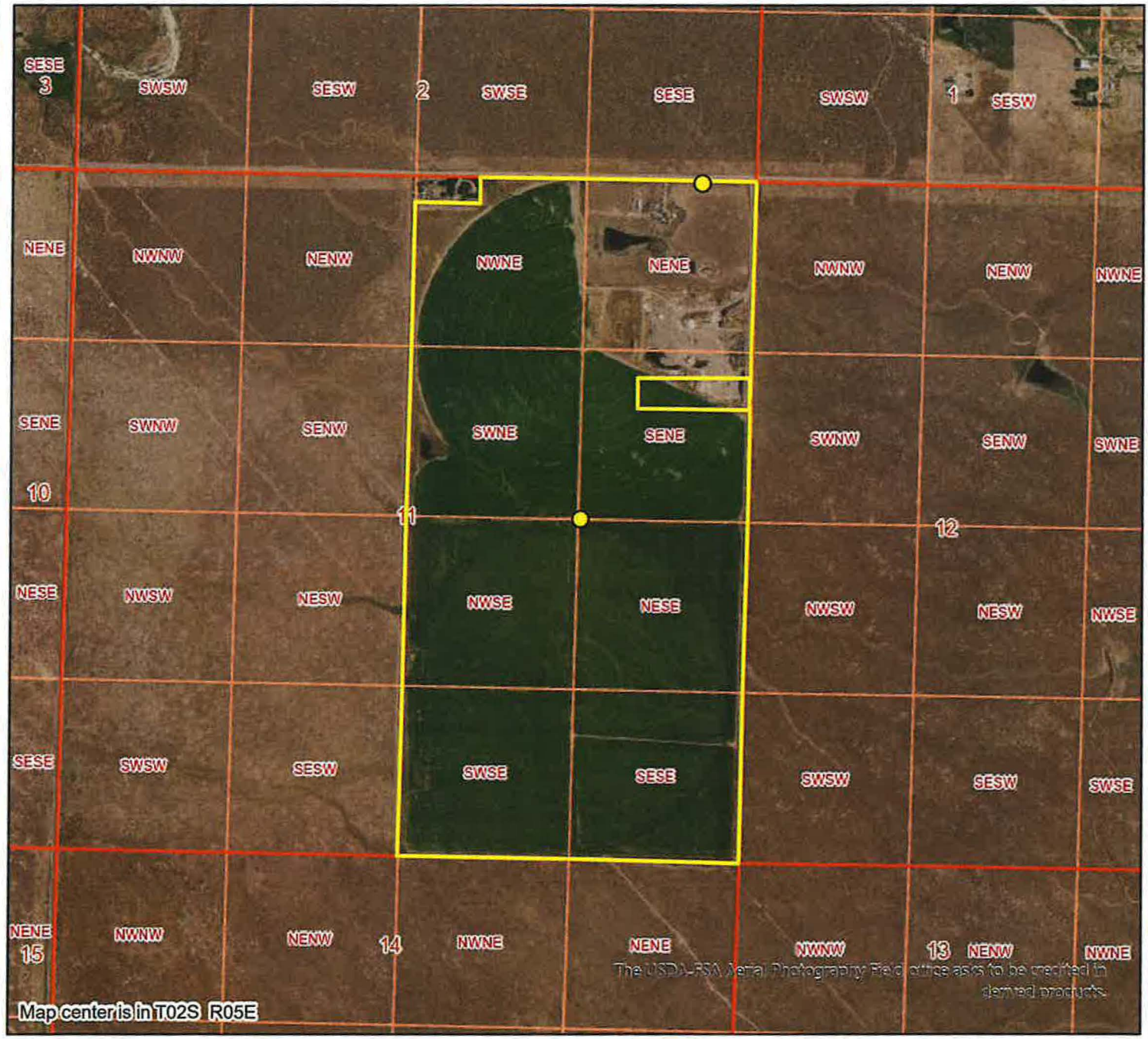
State of Idaho
Department of Water Resources

Water Right

61-12112

IRRIGATION

The map depicts the place of use for the water use listed above and point(s) of diversion of this right as currently derived from interpretations of the paper records and is used solely for illustrative purposes. Discrepancies between the computer representation and the permanent document file will be resolved in favor of the actual water right documents in the water right file.





0 0.07 0.15 0.3 0.45 0.6
Miles

Legend
- Quarter Quarters
- PLS Sections
- Townships
- Place of Use Boundary
- Point of Diversion

N

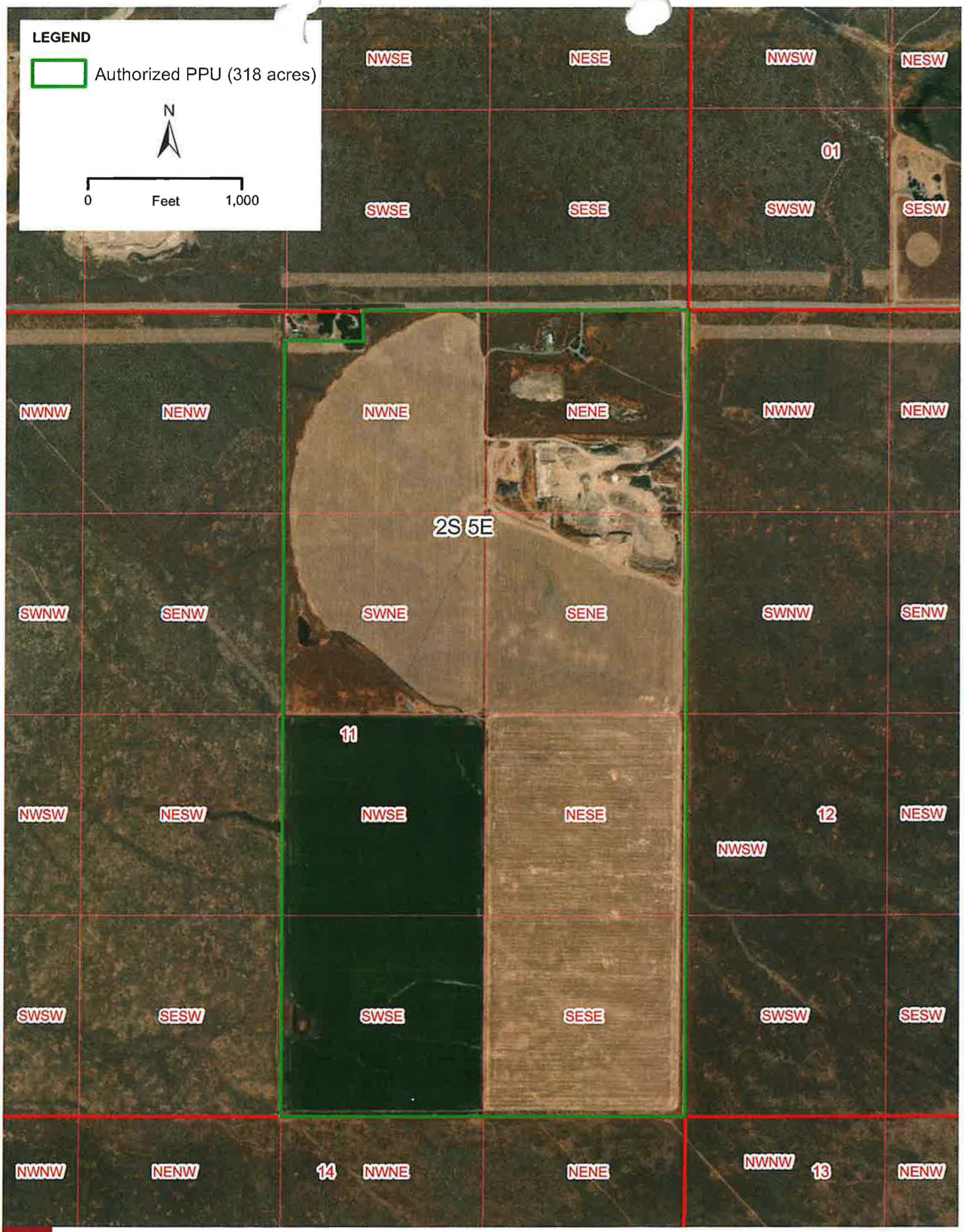
Date created: 2/10/2026

2014

ATTACHMENT 2B

MAP OF CURRENT SYSTEM

90314



HDR

ATTACHMENT 2B

WATER RIGHT 61-12112

CURRENT PLACE OF USE

PATH: S:\PROJECTS\A THRU D PROJECTS\C PROJECTS\CARDON BOWDEN_601\10452762 SIMCO RD WR TRANSFER\PROJECT\GIS\ARCMAP_PROJECTS\CURRENT POU.MXD - USER: LGRAVES - DATE: 2/13/2026

PROJECT #10452762

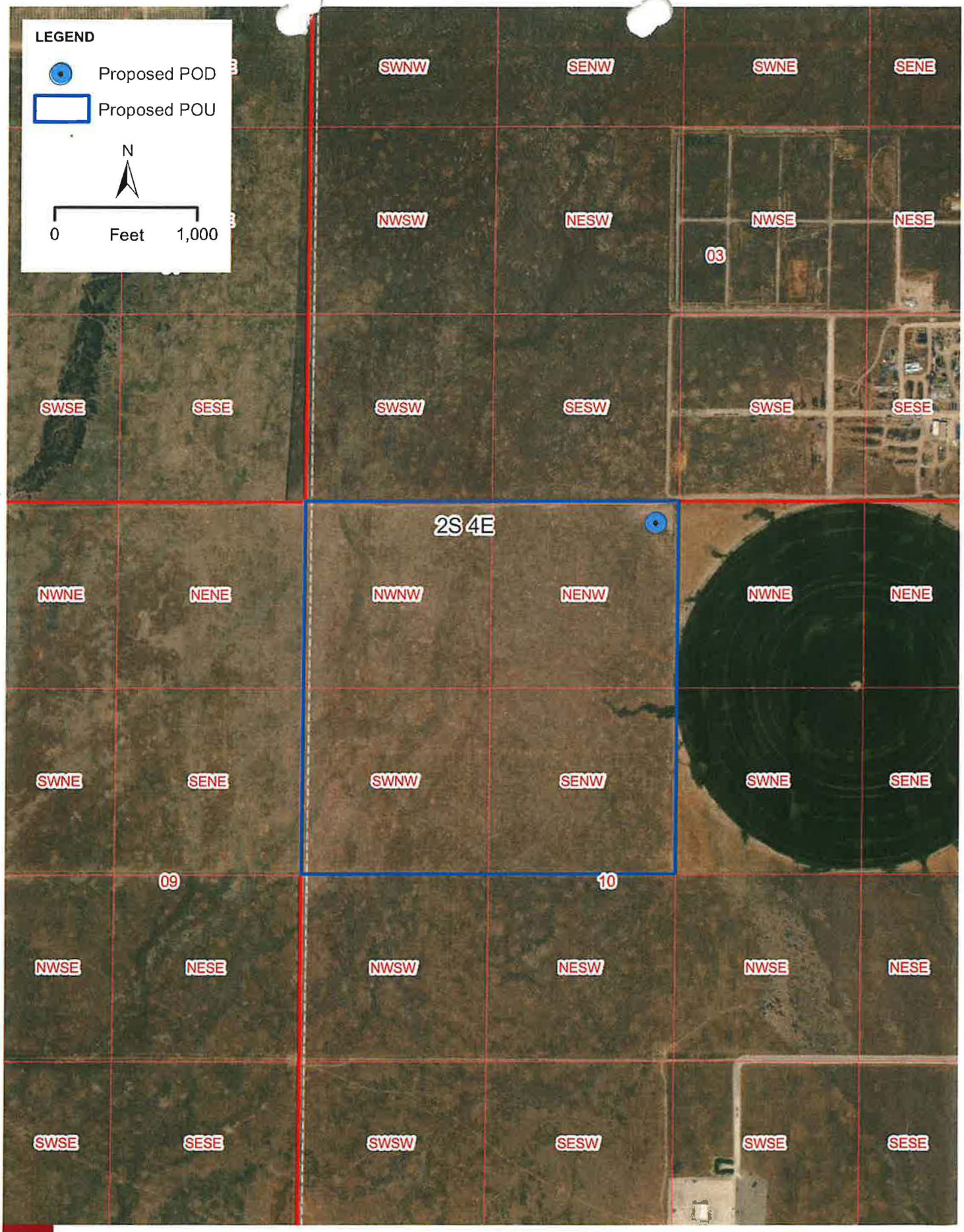
90214

ATTACHMENT 3C

MAP OF PROPOSED INDUSTRIAL PARK

206 MAP FOR REMAINING WATER RIGHT

90314



HDR

90314

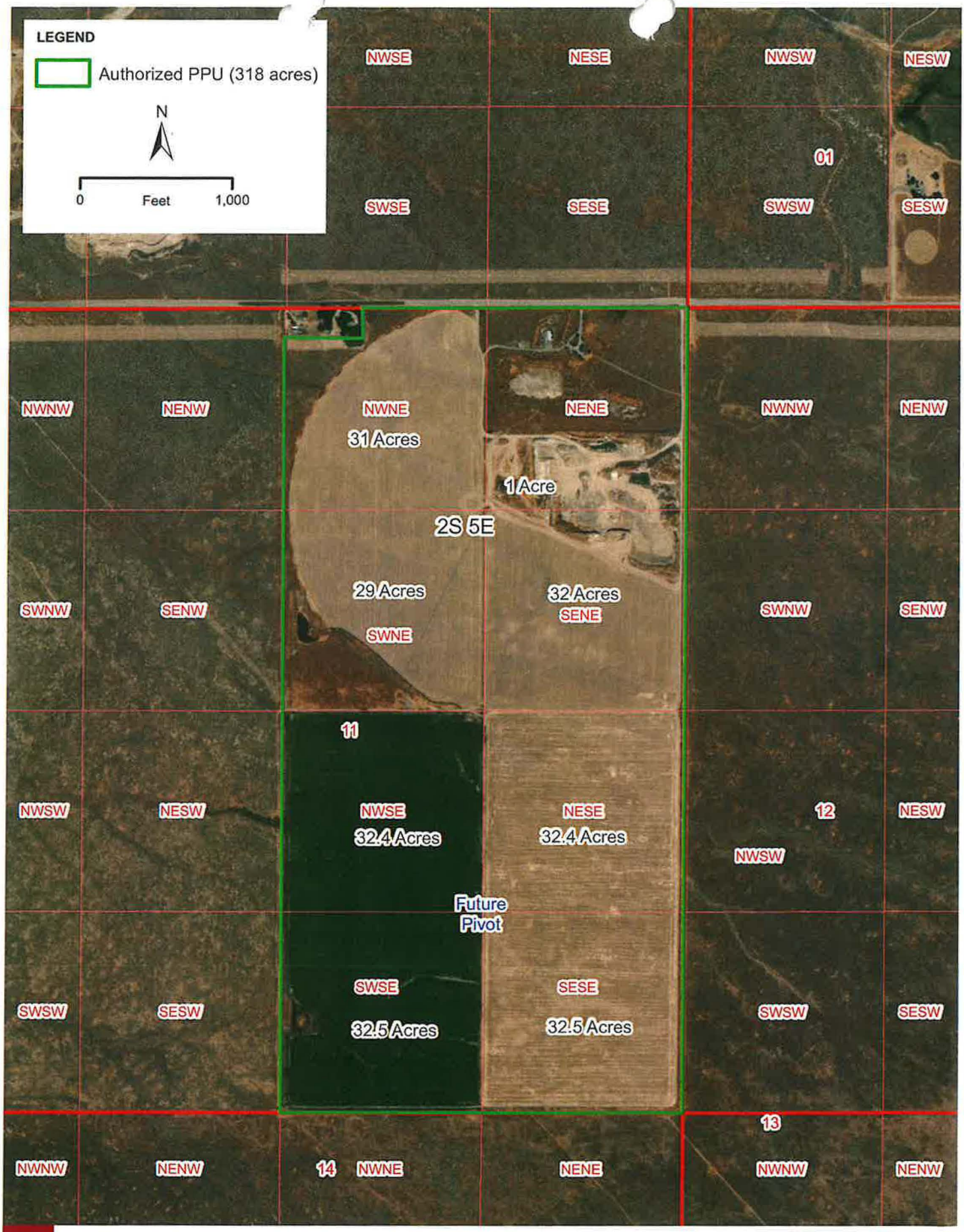
ATTACHMENT 3C

WATER RIGHT 61-12112 (PORTION)

PROPOSED INDUSTRIAL PARK PLACE OF USE

PATH: S:\PROJECTS\A THRU D PROJECTS\C PROJECTS\CARDON BOWDEN_601\10452762 SIMCO RD WR TRANSFER\PROJECT\GIS\ARCMAP_PROJECTS\PROPOSED POU.MXD - USER: LGRAVES - DATE: 2/13/2026

PROJECT #10452762



(CLIENT LOGO)

90314

206 MAP

WATER RIGHT 61-12112

REMAINING IRRIGATION WITHIN PPU

PATH: S:\PROJECTS\A THRU D PROJECTS\C PROJECTS\CARDON BOWDEN_601\10452762 SIMCO RD WR TRANSFER\PROJECT\GIS\ARCMAP_PROJECTS\206 MAP.MXD - USER: LGRAVES - DATE: 2/13/2026

PROJECT #10452762

ATTACHMENT 4C-5

HISTORICAL CONSUMPTIVE USE

90314

Table 4C-5. Summary of crop records and precipitation deficit for water right 61-12112													
Crop	Growing Season Precipitation Deficit			Water Right 61-12112 (Farm 348)									
				2025		2024		2023		2022		2021	
	mm	in	ft	acres	Pdef (af)	acres	Pdef (af)	acres	Pdef (af)	acres	Pdef (af)	acres	Pdef (af)
winter wheat	516.82	20.3	1.70	60.00	101.74	77.20	130.90	87.94	149.11	154.80	262.48	115.00	194.99
spring wheat	588.94	23.2	1.93		0.00		0.00		0.00		0.00	39.80	76.90
corn	612.05	24.1	2.01		0.00		0.00		0.00		0.00	80.56	161.77
teff (using spring grain)	588.94	23.2	1.93	60.00	115.93		0.00		0.00		0.00		0.00
triticale (using winter grain)	516.82	20.3	1.70		0.00	87.94	149.11	77.60	131.58		0.00		0.00
sugar beets	793.41	31.2	2.60	80.56	209.70	77.60	202.00	77.00	200.43	87.94	228.91		0.00
irrigated native grass	742.5	29.2	2.44		0.00	0.00	0.00		0.00		0.00		0.00
TOTAL				200.56	427.37	242.74	482.01	242.54	481.12	242.74	491.39	235.36	433.66
Pdef over 248 ac limit (af/ac)				1.72		1.94		1.94		1.98		1.75	
Pdef over reported irrigated area (af/ac)				2.13		1.99		1.98		2.02		1.84	

Precipitation Deficit is mean growing season for Mountain Home 1W NWS Station 1977-2006

Acres needed for 50 af transfer	29.01465	25.72572	25.77297	25.2345	28.59361

25.2 acres to transfer
50 af cu for transfer
1.98 af/ac
248 ac
2.78 cfs
0.01121 cfs/ac
0.282484 cfs to transfer

90147

Elmore, Idaho

FSA - 578 (09-13-16)

Farm Number: 348

REPORT OF COMMODITIES
FARM SUMMARY

PROGRAM YEAR: 2021

DATE: 01/26/2026
PAGE: 2

Operator Name and Address

ERIC J ORR
1355 S 10TH E
MOUNTAIN HOME, ID 83647-6035

Original: NDG
Revision: NDG
Cropland: 249.66
Farmland: 312.45

NOTE: The following statement is made in accordance with the Privacy Act of 1974 (5 USC 552a – as amended). The authority for requesting the information identified on this form is 7 CFR Part 718, the Farm Security and Rural Investment Act of 2002 (Pub L. 107-171), and the Agricultural Act of 2014 (Pub. L. 113-79). The information will be used to collect producer certification of the report of acreage of crops/commodities and land use data which is needed in order to determine producer eligibility to participate in and receive benefits under FSA programs. The information collected on the form may be disclosed to other Federal, State, Local government agencies, Tribal agencies, and nongovernmental entities that have been authorized access to the information by statute or regulation and/or as described in applicable Routine Uses identified in the System of Records Notice for USDA/FSA-2, Farm Records File (Automated) and USDA/FSA-14, Applicant/Borrower. Providing the requested information is voluntary. However, failure to furnish the requested information may result in a denial of the producer's request to participate in and receive benefits under FSA programs. According to the Paperwork Reduction Act of 1995, an agency may not conduct or sponsor, and a person is not required to respond to, a collection of information unless it displays a valid OMB control number. The valid OMB control number for this information collection is 0560-0175. The time required to complete this information collection is estimated to average 30 minutes per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. The provisions of criminal and civil fraud, privacy, and other statutes may be applicable to the information provided. RETURN THIS COMPLETED FORM TO YOUR COUNTY FSA OFFICE.

	Crop/ Commodity	Variety/ Type	Share	Crop/ Commodity	Variety/ Type	Share	Crop/ Commodity	Variety/ Type	Share	Crop/ Commodity	Variety/ Type	Share
ERIC J ORR	WHEAT	SWS	100.00	FALOW		100.00	CORN	YEL	100.00	WHEAT	SWW	100.00

PP	Crop/ Commodity	Variety/ Type	Intended Use	Irrigation Practice	Reporting Unit	Reported Quantity	Determined Quantity	PP	Crop/ Commodity	Variety/ Type	Intended Use	Irrigation Practice	Reporting Unit	Reported Quantity	Determined Quantity
01	WHEAT	SWS	FG	I	A	39.80		01	CORN	YEL	GR	I	A	80.58	
01	WHEAT	SWW	GR	I	A	115.00		01	FALOW			N	A	14.80	

CERTIFICATION: I certify to the best of my knowledge and belief that the acreage of crops/commodities and land uses listed herein are true and correct and that all required crops/commodities and land uses have been reported for the farm(s) as applicable. I certify that the applicable crop, type, practice, and intended use is not planted if it is not included on the Report of Commodities for this crop year. The signing of this form gives FSA representatives authorization to enter and inspect crops/commodities and land uses on the above identified land. A signature date (the date the producer signs the FSA-578) will also be captured.

Producer's Signature (By)	Title/Relationship of Individual Signing in the Representative Capacity	Date
		235.36 irrigated acres

In accordance with Federal civil rights law and U.S. Department of Agriculture (USDA) civil rights regulations and policies, the USDA, its Agencies, offices, and employees, and institutions participating in or administering USDA programs are prohibited from discriminating based on race, color, national origin, religion, sex, gender identity (including gender expression), sexual orientation, disability, age, marital status, family/parental status, income derived from a public assistance program, political beliefs, or reprisal or retaliation for prior civil rights activity, in any program or activity conducted or funded by USDA (not all bases apply to all programs). Remedies and complaint filing deadlines vary by program or incident. Persons with disabilities who require alternative means of communication for program information (e.g., Braille, large print, audiotape, American Sign Language, etc.) should contact the responsible Agency or USDA's TARGET Center at (202) 720-2600 (voice and TTY) or contact USDA through the Federal Relay Service at (800) 877-8339. Additionally, program information may be made available in languages other than English. To file a program discrimination complaint, complete the USDA Program Discrimination Complaint Form, AD-3027, found online at http://www.ascr.usda.gov/complaint_filing_cust.html and at any USDA office or write a letter addressed to USDA and provide in the letter all of the information requested in the form. To request a copy of the complaint form, call (866) 632-9992. Submit your completed form or letter to USDA by: (1) mail: U.S. Department of Agriculture Office of the Assistant Secretary for Civil Rights 1400 Independence Avenue, SW Washington, D.C. 20250-9410; (2) fax: (202) 690-7442; or (3) email: program.intake@usda.gov. USDA is an equal opportunity provider, employer, and lender.

Elmore, Idaho

FSA - 578 (09-13-16)

Farm Number: 348

REPORT OF COMMODITIES
FARM SUMMARY

PROGRAM YEAR: 2022

DATE: 01/26/2026
PAGE: 2

Operator Name and Address

ERIC J ORR
355 S 10TH E
MOUNTAIN HOME, ID 83647-6055

Orginal: NDG
Revision: KJT
Cropland: 249.66
Farmland: 312.45

NOTE: The following statement is made in accordance with the Privacy Act of 1974 (5 USC 552a – as amended). The authority for requesting the information identified on this form is 7 CFR Part 718, the Farm Security and Rural Investment Act of 2002 (Pub L. 107-171), and the Agricultural Act of 2014 (Pub. L. 113-79). The information will be used to collect producer certification of the report of acreage of crops/commodities and land use data which is needed in order to determine producer eligibility to participate in and receive benefits under FSA programs. The information collected on the form may be disclosed to other Federal, State, Local government agencies, Tribal agencies, and nongovernmental entities that have been authorized access to the information by statute or regulation and/or as described in applicable Routine Uses identified in the System of Records Notice for USDA/FSA-2, Farm Records File (Automated) and USDA/FSA-14, Applicant/Borrower. Providing the requested information is voluntary. However, failure to furnish the requested information may result in a denial of the producer's request to participate in and receive benefits under FSA programs. According to the Paperwork Reduction Act of 1995, an agency may not conduct or sponsor, and a person is not required to respond to, a collection of information unless it displays a valid OMB control number. The valid OMB control number for this information collection is 0560-0175. The time required to complete this information collection is estimated to average 30 minutes per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. The provisions of criminal and civil fraud, privacy, and other statutes may be applicable to the information provided. RETURN THIS COMPLETED FORM TO YOUR COUNTY FSA OFFICE.

	Crop/ Commodity	Variety/ Type	Share	Crop/ Commodity	Variety/ Type	Share	Crop/ Commodity	Variety/ Type	Share	Crop/ Commodity	Variety/ Type	Share
ERIC J ORR	SBEET		100.00	FALOW		100.00	WHEAT	SWW	100.00			

PP	Crop/ Commodity	Variety/ Type	Intended Use	Irrigation Practice	Reporting Unit	Reported Quantity	Determined Quantity
01	SBEET		PR	I	A	87.94	
01	FALOW		N		A	6.92	

PP	Crop/ Commodity	Variety/ Type	Intended Use	Irrigation Practice	Reporting Unit	Reported Quantity	Determined Quantity
01	WHEAT	SWW	GR	I	A	154.80	

CERTIFICATION: I certify to the best of my knowledge and belief that the acreage of crops/commodities and land uses listed herein are true and correct and that all required crops/commodities and land uses have been reported for the farm(s) as applicable. I certify that the applicable crop, type, practice, and intended use is not planted if it is not included on the Report of Commodities for the crop year. The signing of this form gives FSA representatives authorization to enter and inspect crops/commodities and land uses on the above identified land. A signature date (the date the producer signs the FSA-578) will also be captured.

Producer's Signature (By)	Title/Relationship of Individual Signing in the Representative Capacity	Date
		242.74 irrigated acres

In accordance with Federal civil rights law and U.S. Department of Agriculture (USDA) civil rights regulations and policies, the USDA, its Agencies, offices, and employees, and institutions participating in or administering USDA programs are prohibited from discriminating based on race, color, national origin, religion, sex, gender identity (including gender expression), sexual orientation, disability, age, marital status, family/parental status, income derived from a public assistance program, political beliefs, or reprisal or retaliation for prior civil rights activity, in any program or activity conducted or funded by USDA (not all bases apply to all programs). Remedies and complaint filing deadlines vary by program or incident. Persons with disabilities who require alternative means of communication for program information (e.g., Braille, large print, audiotape, American Sign Language, etc.) should contact the responsible Agency or USDA's TARGET Center at (202) 720-2600 (voice and TTY) or contact USDA through the Federal Relay Service at (800) 877-8339. Additionally, program information may be made available in languages other than English. To file a program discrimination complaint, complete the USDA Program Discrimination Complaint Form, AD-3027, found online at http://www.ascr.usda.gov/complaint_filing_cust.html and at any USDA office or write a letter addressed to USDA and provide in the letter all of the information requested in the form. To request a copy of the complaint form, call (866) 632-9992. Submit your completed form or letter to USDA by: (1) mail: U.S. Department of Agriculture Office of the Assistant Secretary for Civil Rights 1400 Independence Avenue, SW Washington, D.C. 20250-9410; (2) fax: (202) 690-7442; or (3) email: program.intake@usda.gov. USDA is an equal opportunity provider, employer, and lender.

90314

Elmore, Idaho

FSA - 578 (09-13-16)

Farm Number: 348

REPORT OF COMMODITIES
FARM SUMMARY

PROGRAM YEAR: 2023

DATE: 01/26/2026
PAGE: 2

Operator Name and Address

ERIC J ORR
1355 S 10TH E
MOUNTAIN HOME, ID 83647-6055

Original: KJT
Revision: KJT
Cropland: 249.66
Farmland: 312.45

NOTE: The following statement is made in accordance with the Privacy Act of 1974 (5 USC 552a – as amended). The authority for requesting the information identified on this form is 7 CFR Part 718, the Farm Security and Rural Investment Act of 2002 (Pub L. 107-171), and the Agricultural Act of 2014 (Pub. L. 113-79). The information will be used to collect producer certification of the report of acreage of crops/commodities and land use data which is needed in order to determine producer eligibility to participate in and receive benefits under FSA programs. The information collected on the form may be disclosed to other Federal, State, Local government agencies, Tribal agencies, and nongovernmental entities that have been authorized access to the information by statute or regulation and/or as described in applicable Routine Uses identified in the System of Records Notice for USDA/FSA-2, Farm Records File (Automated) and USDA/FSA-14, Applicant/Borrower. Providing the requested information is voluntary. However, failure to furnish the requested information may result in a denial of the producer's request to participate in and receive benefits under FSA programs. According to the Paperwork Reduction Act of 1995, an agency may not conduct or sponsor, and a person is not required to respond to, a collection of information unless it displays a valid OMB control number. The valid OMB control number for this information collection is 0560-0175. The time required to complete this information collection is estimated to average 30 minutes per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. The provisions of criminal and civil fraud, privacy, and other statutes may be applicable to the information provided. RETURN THIS COMPLETED FORM TO YOUR COUNTY FSA OFFICE.

	Crop/ Commodity	Variety/ Type	Share	Crop/ Commodity	Variety/ Type	Share	Crop/ Commodity	Variety/ Type	Share	Crop/ Commodity	Variety/ Type	Share
ERIC J ORR	SBEET		100.00	TRICL		100.00	FALOW		100.00	WHEAT	SWW	100.00

PP	Crop/ Commodity	Variety/ Type	Intended Use	Irrigation Practice	Reporting Unit	Reported Quantity	Determined Quantity
01	TRICL		FG	I	A	77.60	
01	SBEET		PR	I	A	77.00	
01	WHEAT	SWW	GR	I	A	87.94	
01	FALOW			N	A	7.12	

CERTIFICATION: I certify to the best of my knowledge and belief that the acreage of crops/commodities and land uses listed herein are true and correct and that all required crops/commodities and land uses have been reported for the farm(s) as applicable. I certify that the applicable crop, type, practice, and intended use is not planted if it is not included on the Report of Commodities for this crop year. The signing of this form gives FSA representatives authorization to enter and inspect crops/commodities and land uses on the above identified land. A signature date (the date the producer signs the FSA-578) will also be captured.

Producer's Signature (By)	Title/Relationship of Individual Signing in the Representative Capacity	Date
		242.54 irrigated acres

In accordance with Federal civil rights law and U.S. Department of Agriculture (USDA) civil rights regulations and policies, the USDA, its Agencies, offices, and employees, and institutions participating in or administering USDA programs are prohibited from discriminating based on race, color, national origin, religion, sex, gender identity (including gender expression), sexual orientation, disability, age, marital status, family/parental status, income derived from a public assistance program, political beliefs, or reprisal or retaliation for prior civil rights activity, in any program or activity conducted or funded by USDA (not all bases apply to all programs). Remedies and complaint filing deadlines vary by program or incident. Persons with disabilities who require alternative means of communication for program information (e.g., Braille, large print, audiotape, American Sign Language, etc.) should contact the responsible Agency or USDA's TARGET Center at (202) 720-2600 (voice and TTY) or contact USDA through the Federal Relay Service at (800) 877-8339. Additionally, program information may be made available in languages other than English. To file a program discrimination complaint, complete the USDA Program Discrimination Complaint Form, AD-3027, found online at http://www.ascr.usda.gov/complaint_filing_cust.html and at any USDA office or write a letter addressed to USDA and provide in the letter all of the information requested in the form. To request a copy of the complaint form, call (866) 632-9992. Submit your completed form or letter to USDA by: (1) mail: U.S. Department of Agriculture Office of the Assistant Secretary for Civil Rights 1400 Independence Avenue, SW Washington, D.C. 20250-9410; (2) fax: (202) 690-7442; or (3) email: program.intake@usda.gov. USDA is an equal opportunity provider, employer, and lender.

Elmore, Idaho

FSA - 578 (09-13-16)

Farm Number: 348

REPORT OF COMMODITIES
FARM SUMMARY

PROGRAM YEAR: 2024

DATE: 01/26/2026
PAGE: 2

Operator Name and Address

ERIC J ORR
1356 S 10TH E
MOUNTAIN HOME, ID 83647-6055

Original: SEM
Revision: SEM
Cropland: 249.66
Farmland: 312.45

NOTE: The following statement is made in accordance with the Privacy Act of 1974 (5 USC 552a – as amended). The authority for requesting the information identified on this form is 7 CFR Part 718, the Farm Security and Rural Investment Act of 2002 (Pub L. 107-171), and the Agricultural Act of 2014 (Pub. L. 113-79). The information will be used to collect producer certification of the report of acreage of crops/commodities and land use data which is needed in order to determine producer eligibility to participate in and receive benefits under FSA programs. The information collected on the form may be disclosed to other Federal, State, Local government agencies, Tribal agencies, and nongovernmental entities that have been authorized access to the information by statute or regulation and/or as described in applicable Routine Uses identified in the System of Records Notice for USDA/FSA-2, Farm Records File (Automated) and USDA/FSA-14, Applicant/Borrower. Providing the requested information is voluntary. However, failure to furnish the requested information may result in a denial of the producer's request to participate in and receive benefits under FSA programs. According to the Paperwork Reduction Act of 1995, an agency may not conduct or sponsor, and a person is not required to respond to, a collection of information unless it displays a valid OMB control number. The valid OMB control number for this information collection is 0560-0175. The time required to complete this information collection is estimated to average 30 minutes per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. The provisions of criminal and civil fraud, privacy, and other statutes may be applicable to the information provided. RETURN THIS COMPLETED FORM TO YOUR COUNTY FSA OFFICE.

	Crop/ Commodity	Variety/ Type	Share	Crop/ Commodity	Variety/ Type	Share	Crop/ Commodity	Variety/ Type	Share	Crop/ Commodity	Variety/ Type	Share
ERIC J ORR	SBEET		100.00	TRICL		100.00	GRASS	NAG	100.00	WHEAT	SWW	100.00

PP	Crop/ Commodity	Variety/ Type	Intended Use	Irrigation Practice	Reporting Unit	Reported Quantity	Determined Quantity	PP	Crop/ Commodity	Variety/ Type	Intended Use	Irrigation Practice	Reporting Unit	Reported Quantity	Determined Quantity
01	TRICL		FG	I	A	87.94		01	SBEET		PR	I	A	77.60	
01	WHEAT	SWW	GR	I	A	77.20		01	GRASS	NAG	GZ	I	A	6.92	

CERTIFICATION: I certify to the best of my knowledge and belief that the acreage of crops/commodities and land uses listed herein are true and correct and that all required crops/commodities and land uses have been reported for the farm(s) as applicable. I certify that the applicable crop, type, practice, and intended use is not planted if it is not included on the Report of Commodities for the crop year. The signing of this form gives FSA representatives authorization to enter and inspect crops/commodities and land uses on the above identified land. A signature date (the date the producer signs the FSA-578) will also be captured.

Producer's Signature (By)	Title/Relationship of Individual Signing in the Representative Capacity	Date
		242.74 irrigated acres

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Elmore, Idaho

FSA - 578 (09-13-16)

Farm Number: 348

REPORT OF COMMODITIES
FARM SUMMARY

PROGRAM YEAR: 2025

DATE: 01/26/2026
PAGE: 3

Original: SEM
Revision: SEM
Cropland: 249.68
Farmland: 312.45

Operator Name and Address

ERIC J ORR
1355 S 10TH E
MOUNTAIN HOME, ID 83647-6055

NOTE: The following statement is made in accordance with the Privacy Act of 1974 (5 USC 552a – as amended). The authority for requesting the information identified on this form is 7 CFR Part 718, the Farm Security and Rural Investment Act of 2002 (Pub L. 107-171), and the Agricultural Act of 2014 (Pub. L. 113-79). The information will be used to collect producer certification of the report of acreage of crops/commodities and land use data which is needed in order to determine producer eligibility to participate in and receive benefits under FSA programs. The information collected on the form may be disclosed to other Federal, State, Local government agencies, Tribal agencies, and nongovernmental entities that have been authorized access to the information by statute or regulation and/or as described in applicable Routine Uses identified in the System of Records Notice for USDA/FSA-2, Farm Records File (Automated) and USDA/FSA-14, Applicant/Borrower. Providing the requested information is voluntary. However, failure to furnish the requested information may result in a denial of the producer's request to participate in and receive benefits under FSA programs. According to the Paperwork Reduction Act of 1995, an agency may not conduct or sponsor, and a person is not required to respond to, a collection of information unless it displays a valid OMB control number. The valid OMB control number for this information collection is 0560-0175. The time required to complete this information collection is estimated to average 30 minutes per response, including the time for reviewing instructions, searching existing data sources, gathering and maintaining the data needed, and completing and reviewing the collection of information. The provisions of criminal and civil fraud, privacy, and other statutes may be applicable to the information provided. RETURN THIS COMPLETED FORM TO YOUR COUNTY FSA OFFICE.

	Crop/ Commodity	Variety/ Type	Share	Crop/ Commodity	Variety/ Type	Share	Crop/ Commodity	Variety/ Type	Share	Crop/ Commodity	Variety/ Type	Share
ERIC J ORR	SBEET		100.00	IDLE		100.00	TEFF		100.00	WHEAT	SWW	100.00

PP	Crop/ Commodity	Variety/ Type	Intended Use	Irrigation Practice	Reporting Unit	Reported Quantity	Determined Quantity	PP	Crop/ Commodity	Variety/ Type	Intended Use	Irrigation Practice	Reporting Unit	Reported Quantity	Determined Quantity
01	SBEET		PR	I	A	80.56		01	TEFF		GR	I	A	60.00	
01	WHEAT	SWW	GR	I	A	60.00		01	IDLE			N	A	49.10	

CERTIFICATION: I certify to the best of my knowledge and belief that the acreage of crops/commodities and land uses listed herein are true and correct and that all required crops/commodities and land uses have been reported for the farm as applicable. I certify that for any crop for which NAP coverage has been obtained that the applicable crop, type, practice, and intended use is not planted if it is not included on the Report of Commodities for this crop year. The signing of this form gives FSA representatives authorization to enter and inspect crops/commodities and land uses on the above identified land. A signature date (the date the producer signs the FSA-578) will also be captured.

Producer's Signature (By)	Title/Relationship of Individual Signing in the Representative Capacity	Date
		200.56 Irrigated acres

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IDAHO DEPARTMENT OF
WATER RESOURCES

322 E Front Street, Suite 648, Boise ID 83702 • PO Box 83720, Boise ID 83720-0098
Phone: 208-287-4800 • Fax: 208-287-6700 • Email: idwrinfo@idwr.idaho.gov • Website: idwr.idaho.gov

Governor Brad Little Director Mathew Weaver

October 14, 2026

SMT INVESTORS LP
CB CASA SIERRA LLC
CASA SIERRA VINEYARD LLC
C/O CARDON BOWDEN INVESTMENTS
1223 S CLEARVIEW AVE STE 105
MESA AZ 85209

RE: Transfer No. 90314
Water Right No(s). 61-12112

Dear Applicant(s):

The Department of Water Resources has received your water right transfer application. Please refer to the transfer number referenced above in all future correspondence regarding this transfer.

A legal notice of the application has been prepared and is scheduled for publication in the MOUNTAIN HOME NEWS on 10/21/2026 and 10/28/2026. Protests to this application may be submitted for a period ending ten (10) days after the second publication.

If the application is protested, you will be sent a copy of each protest. All protests must be resolved before the application can be considered for approval. If the protest(s) cannot be resolved voluntarily, the Department will conduct a conference and/or hearing on the matter.

If the application is not protested, the Department will process your application and notify you of any action taken on the application. If your application is approved, the Department will send you a copy of the approval document.

Please contact this office if you have any questions regarding the application.

Sincerely,

Jean Hersley
Technical Records Specialist

CC: HDR ENGINEERING INC

Hersley, Jean

From: Hersley, Jean
Sent: Wednesday, October 14, 2026 2:08 PM
To: Legal Dept
Subject: Transfer No. 90314; Water Right No(s). 61-12112
Attachments: Legal Notice Transfer 90314.docx

Please publish the enclosed legal notice on the dates indicated (once a week for two consecutive weekly issues). If you cannot publish the notice on the proposed dates, please contact us immediately.

An affidavit of publication must be submitted to the Department along with the publication bill. Please send the affidavit and bill to this office before 11/9/2026. Your cooperation is appreciated.

Jean Hersley
Technical Records Specialist II
Idaho Dept Water Resources
(208) 287-4942

NOTICE OF PROPOSED CHANGE OF WATER RIGHT
TRANSFER NO. 90314

SMT INVESTORS LP, C/O CARDON BOWDEN INVESTMENTS,CB CASA SIERRA LLC and CASA SIERRA VINEYARD LLC, C/O CARDON BOWDEN INVESTMENTS, 1223 S CLEARVIEW AVE STE 105, MESA, AZ 85209 has filed Application No. 90314 for changes to the following water rights within ELMORE County(s): Right No(s). 61-12112; to see a full description of these rights and the proposed transfer, please see https://research.idwr.idaho.gov/apps/waterrights/querynewtransfers. The purpose of the transfer is to change a portion of the above rights as follows:

add a point of diversion (POD), change the place of use, nature of use and period of use for an annual volume of 50 acre-feet of water, from approximately 25.2 acres of irrigation. The proposed use is Industrial from 01/01 to 12/31 at the 160-acre property known as Orchard 160, 0.5 miles west of Simco Road in the NW 1/4 of Section 10, Township 02 S, Range 04 E. The new POD would divert 0.28 cfs from groundwater at an anticipated depth of 800 feet.

For additional information concerning the property location, contact IDWR State office at (208) 287-4800; or for a full description of the transfer, please see https://research.idwr.idaho.gov/apps/waterrights/querynewtransfers. Protests may be submitted based on the criteria of Idaho Code Sec. 42-222. Any protest against the proposed change must be filed with the Department of Water Resources, 322 E Front St, PO Box 83720, Boise ID 83720-0098 together with a protest fee of $25.00 for each application on or before 11/09/2026. The protestant must also send a copy of the protest to the applicant.

MATHEW WEAVER, Director

Published on 10/21/2026 and 10/28/2026

State of Idaho - Unrestricted/Public

Hersley, Jean

From: Hersley, Jean
Sent: Wednesday, October 14, 2026 2:08 PM
To: Birdhunter2462@hotmail.com
Subject: Application for Transfer No. 90314
Attachments: WM Recommendation Transfer 90314.docx

Watermaster:

The Idaho Department of Water Resources (IDWR) is seeking written comment and/or recommendations from you regarding the above referenced water right application. You can find a copy of the application at: https://research.idwr.idaho.gov/apps/waterrights/querynewtransfers. Please review the application, then complete the enclosed recommendation form and return it to this office by November 9, 2026.

If the application is approved, IDWR will include appropriate standard conditions of approval for a water right located within a water district, such as regulation by the watermaster, lockable controlling works, and/or measuring devices. Any special conditions or other concerns you have related to this application should be specifically addressed in your recommendation.

IDWR can finish reviewing an unprotested application as soon as the protest period has passed. Your prompt response to this request will ensure that your recommendation can be considered. If IDWR has not received your written recommendation by November 9, 2026, IDWR will presume that you do not oppose approval of the application and that you have no comments for IDWR to consider.

Please contact this office if you have any questions regarding the application.

Jean Hersley
Technical Records Specialist II
Idaho Dept Water Resources
(208) 287-4942

HDR

RECEIVED
FEB 19 2026
DEPARTMENT OF
WATER RESOURCES

February 18, 2026

Scott Storms
IDWR Western Region Office
2735 Airport Way
Boise, ID 83705

Subject: Application for Transfer

Dear Scott,

Enclosed on behalf of CB Casa Sierra LLC, Casa Sierra Vineyard LLC and SMT Investors LP, is an *Application for Transfer* seeking changes to water right 61-12112 as described in the transfer narrative.

The $625 filing fee is being paid upon submittal and includes $500 for the transfer application (based on the portion being transferred) and $125 to split the right and change ownership.

Thank you very much for your consideration and assistance in this matter. Please let me know if you have any questions.

Sincerely,

HDR Engineering, Inc.

Lori Graves

Lori Graves
Sr. Water Rights Specialist

Cc: Brent Bowden, Cardon Bowden Investments

Enclosers: application

hdrinc.com

HDR, 412 E Parkcenter Blvd, Suite 100, Boise, ID 83706
(208) 387-7000

- 90314