

STATE OF OREGON

COUNTY OF CLACKAMAS

CERTIFICATE OF WATER RIGHT

THIS CERTIFICATE ISSUED TO

WEST COAST TRUST, TRUSTEE
FRANK J. BRONEC TRUST, UTD 9/12/05
PO BOX 1012
SALEM, OR 97308

B FARMS LLC
c/o JOSEPH E. BRONEC
27886 BARLOW ROAD
CANBY, OR 97013

JOSEPH E. BRONEC
27886 BARLOW ROAD,
CANBY, OR 97013

confirms the right to use the waters of A WELL in the ROCK CREEK BASIN for IRRIGATION of 56.8 ACRES.

This right was perfected under Permit G-11369. The date of priority is OCTOBER 18, 1990. The amount of water to which this right is entitled is limited to an amount actually used beneficially, and shall not exceed 0.46 CUBIC FOOT PER SECOND or its equivalent in case of rotation, measured at the well.

The well is located as follows:

Twp	Rng	Mer	Sec	Q-Q	DLC	Measured Distances
5 S	1 W	WM	12	NW NE	71	1230 FEET SOUTH AND 2610 FEET WEST FROM THE NE CORNER OF SECTION 12

The amount of water used for irrigation, together with the amount secured under any other right existing for the same lands, is limited to a diversion of ONE-EIGHTIETH of one cubic foot per second, or its equivalent for each acre irrigated, and shall be further limited to a diversion of not to exceed 2.5 acre-feet per acre for each acre irrigated during the irrigation season of each year.

A description of the place of use to which this right is appurtenant is as follows:

IRRIGATION						
Twtp	Rng	Mer	Sec	Q-Q	DLC	Acres
5 S	1 W	WM	1	SW SE	71	2.7
5 S	1 W	WM	1	SE SE	71	3.0
5 S	1 W	WM	12	NE NE	71	18.2

IRRIGATION						
Twp	Rng	Mer	Sec	Q-Q	DLC	Acres
5 S	1 W	WM	12	NW NE	71	8.3
5 S	1 W	WM	12	NE NW	71	10.0
5 S	1 W	WM	12	SE NW	71	14.3
5 S	1 W	WM	12	NE SW	72	0.3
TOTAL						56.8

The well shall be maintained in accordance with the General Standards for the Construction and Maintenance of Water Wells in Oregon. The works shall be equipped with a usable access port, and may also include air line and pressure gauge to determine the water level elevation in the well at all times. When required by the Department, the water user shall install and maintain a weir, meter, or other suitable measuring device and keep record of the amount of ground water withdrawn.

The Director may require water level or pump tests every ten years.

Failure to comply with any of the provisions of the right may result in action including, but not limited to restrictions on the use, civil penalties, or cancellation of the right.

This right is for beneficial use without waste. The water user is advised that new regulations may require the use of best practical technologies or conservation practices to achieve this end.

By law, the land use associated with this water use must be in compliance with statewide land-use goals and any local acknowledged land-use plan.

The use of water shall be limited when it interferes with any prior surface or ground water rights.

This certificate describes that portion of water right Certificate 87542, State Record of Water Right Certificates, NOT modified by the provisions of an order of the Water Resources Director entered SEP 17 2025, approving Transfer Application T-14616.

The issuance of this superseding certificate does not confirm the status of the water right in regard to the provisions of ORS 540.610 pertaining to forfeiture or abandonment.

The right to the use of the water for the above purpose is restricted to beneficial use on the lands or place of use described.

WITNESS the signature of the Water Resources Director, affixed SEP 17 2025.



Lisa J. Jaramillo, Transfer and Conservation Section Manager, for
IVAN GALL, DIRECTOR
Oregon Water Resources Department