

Temporary

Name Ash Creek Forest Management, LLC
C/O Brad BurkeAddress 2796 SE 73rd Ave
Hillsboro, OR 97123
bburke@ashcreekforestry.comChange in POU, POADate Filed 4/22/2024Initial notice date 4/30/2024

DPD issued date

PD issued date

PD notice date

Date of FO 6/10/24 Vol 131 Page 271-274

C-Date

COBU due date

COBU Received date

Certificate issued

DESCRIPTION OF WATER RIGHT(S)

Name of Stream Curtis WETrib. of Christensen CreekUse IrrigationCounty Washington

Quantity of water (CFS)

No. of Acres

Name of ditch

App# G-2449Per # G-2249Cert # 35180PR Date 9-17-1962

App#

Per #

Cert #

PR Date

App#

Per #

Cert #

PR Date

App#

Per #

Cert #

PR Date

App#

Per #

Cert #

PR Date

FEES PAID

Date	Amount	Receipt #
<u>4-22-24</u>	<u>\$952.84</u>	<u>142785</u>

FEES REFUNDED

Date	Amount	Receipt #
------	--------	-----------

Assignments:

Irrigation District

Agent

CWRE

CC's list Washington County☐ - Oversized map - Location



Oregon

Tina Kotek, Governor

Water Resources Department

North Mall Office Building

725 Summer St NE, Suite A

Salem, OR 97301

Phone 503 986-0900

Fax 503 986-0904

www.oregon.gov/owrd

June 10, 2024

Ash Creek Forest Management, LLC
Brad Burke
2796 SE 73rd Ave.
Hillsboro, OR 97123

REFERENCE: District Temporary Transfer Application T-14445

Enclosed is a copy of the final order approving your TEMPORARY water right transfer application.

The temporary change shall be effective at the **beginning of the 2024 irrigation season**. The use shall revert to the original authorized place of use at the **end of the 2028 irrigation season**.

If you have any questions related to the approval of this temporary transfer, you may contact your caseworker, Scott Grew, by telephone at (503) 986-0890 or by e-mail at Scott.a.grew@water.oregon.gov.

Sincerely,

Elyse D. Richman
Water Rights Services Support
Transfers and Conservation Section

cc: Jacob W. Constans, Watermaster Dist. # 18 (via email)
Washington County Planning Department, Local Government

Enclosure

**BEFORE THE WATER RESOURCES DEPARTMENT
OF THE
STATE OF OREGON**

In the Matter of Transfer Application)	FINAL ORDER APPROVING TEMPORARY
T-14445, Washington County)	CHANGES IN PLACE OF USE AND POINT
)	OF APPROPRIATION

Authority.

Oregon Revised Statute (ORS) 537.705 and 540.505 to 540.580 establish the process in which a water right holder may submit a request to temporarily transfer the place of use and, if necessary to convey the water to the temporary place of use, the point of appropriation authorized under an existing water right. Oregon Administrative Rule (OAR) Chapter 690, Division 380 implements the statutes and provides the Department's procedures and criteria for evaluating transfer applications.

Applicant

ASH CREEK FOREST MANAGEMENT, LLC
2796 SE 73RD AVE
HILLSBORO, OR 97123

Findings of Fact

1. On April 22, 2024, ASH CREEK FOREST MANAGEMENT, LLC filed an application to temporarily change the place of use and point of appropriation to serve the proposed place of use under Certificate 35180 for a period of 5 years. The Department assigned the application number T-14445.
2. Notice of the application for transfer was published on April 30, 2024, pursuant to OAR 690-380-4000.
3. The portion of the right to be transferred is as follows:

Certificate: 35180 in the name of RALPH MOONEY (perfected under Permit G-2249)
Use: IRRIGATION of 1.05 ACRES
Priority Date: SEPTEMBER 17, 1962
Rate: 0.009 CUBIC FOOT PER SECOND

This is a final order in other than a contested case. This order is subject to judicial review under ORS 183.484. Any petition for judicial review must be filed within the 60-day time period specified by ORS 183.484(2). Pursuant to ORS 536.075 and OAR 137-004-0080, you may petition for judicial review or petition the Director for reconsideration of this order. A petition for reconsideration may be granted or denied by the Director, and if no action is taken within 60 days following the date the petition was filed, the petition shall be deemed denied.

Limit/Duty: The amount of water used for irrigation, together with the amount secured under any other right existing for the same lands, shall be limited to ONE-EIGHTIETH of one cubic foot per second per acre, 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.

Source: CURTIS WELL a tributary of CHRISTENSEN CREEK (Tualatin River)

Authorized Point of Appropriation:

Twp	Rng	Mer	Sec	Q-Q	Measured Distances
1 S	3 W	WM	25	SW SW	280 FEET EAST AND 1180 FEET NORTH FROM THE SW CORNER OF SECTION 25

Authorized Place of Use:

IRRIGATION					
Twp	Rng	Mer	Sec	Q-Q	Acres
1 S	3 W	WM	25	SW SW	1.05

4. Temporary Transfer Application T-14445 proposes to temporarily change the place of use of the right to:

IRRIGATION					
Twp	Rng	Mer	Sec	Q-Q	Acres
1 S	3 W	WM	25	SE SE	1.05

5. A change in point of appropriation is necessary to convey the water to the proposed temporary place of use. Temporary Transfer Application T-14445 proposes to move the authorized point of appropriation approximately 0.9 mile east to:

Twp	Rng	Mer	Sec	Q-Q	Measured Distances
1 S	3 W	WM	25	SE SE	POD #9 - 25 FEET WEST AND 950 FEET NORTH FROM THE SE CORNER OF SECTION 25

Temporary Transfer Review Criteria

- Water has been used within the last five years according to the terms and conditions of the right. There is no evidence available that would demonstrate that the right is subject to forfeiture under ORS 540.610.
- A pump, pipeline, and sprinkler system sufficient to use the full amount of water allowed under the existing right are present.
- The proposed changes would prevent the lands from which the water right is removed during the period of the temporary transfer from receiving water under the transferred right, as required by ORS 540.523(7).

9. The proposed changes as conditioned would not result in injury to other water rights. This finding is made through an abbreviated review recognizing that the transfer may be revoked under ORS 540.523(5) if the Department later finds that the transfer is causing injury to any existing water right.

Conclusions of Law

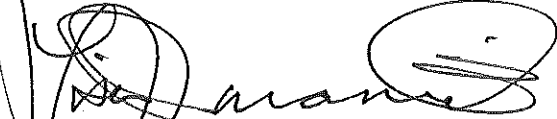
The temporary changes in place of use and point of appropriation to serve the temporary place of use proposed in Temporary Transfer Application T-14445 are consistent with the requirements of ORS 540.523 and OAR 690-380-8000.

Now, therefore, it is ORDERED:

1. The temporary change in place of use and change in point of appropriation to serve the temporary place of use proposed in Temporary Transfer Application T-14445 are approved.
2. The former place of use **shall not** be irrigated as part of this water right during the 2024, 2025, 2026, 2027, and 2028 irrigation seasons.
3. The use shall revert to the authorized place of use at the end of the 2028 irrigation season. The authorization to use the temporary point of appropriation shall be terminated concurrently.
4. The approval of this temporary transfer may be revoked or modified if the Department finds the changes cause injury to any existing water right.
5. The quantity of water diverted at the proposed temporary point of appropriation shall not exceed the quantity of water lawfully available at the original point of appropriation.
6. A subsequent application for permanent transfer of Certificate 35180 shall be subject to a full and complete review to determine consistency with the requirements of OAR Chapter 690, Division 380. Approval of this temporary transfer does not establish a precedent for approval of a subsequent application filed for a permanent transfer.
7. The use of water at the temporary place of use authorized by this transfer shall be in accordance with the terms and conditions of Certificate 35180.
8. The time during which water is used under this approved temporary transfer does not apply toward a finding of forfeiture under ORS 540.610.
9. Water use measurement conditions:
 - a. Before water use may begin under this order, the water user shall install a totalizing flow meter, or, with prior approval of the Director, another suitable measuring device, at each point of appropriation (new and existing).
 - b. The water user shall maintain the meters or measuring devices in good working order.

- c. The water user shall allow the Watermaster access to the meters or measuring devices; provided however, where the meters or measuring devices are located within a private structure, the Watermaster shall request access upon reasonable notice.
10. The use of the remaining water right described by Certificate 35180 shall continue to be in accordance with the terms and conditions of Certificate 35180.

Dated in Salem, Oregon on **JUN 10 2024**



Lisa J. Jaramillo, Transfer and Conservation Section Manager for
DOUGLAS E. WOODCOCK, ACTING DIRECTOR
Oregon Water Resources Department

Mailing Date: **JUN 11 2024**

WATER RIGHT TRANSFER COVER SHEET

Transfer: T-14445

Transfer Specialist: *Joan*

Transfer Type: Temporary Transfer

DROUGHT? ☐

Applicant: Brad Burke 2796 SE 73rd Ave Hillsboro, OR 97123	Agent:	Receiving Landowner:
Current Landowner if other than Applicant:	CWRE:	Irrigation District:
Affected Local Gov'ts: Washington County	Affected Tribal Gov't:	BOR Notified (date):

Water Rights Affected

File Marked	App. File # or Decree Name	Permit	Certificate
<input type="checkbox"/>		6-2249	35180
<input type="checkbox"/>			
<input type="checkbox"/>			

Key Dates & Initial Actions (Support Staff)

Rec'd: April 22, 2024	Proposed Action(s): POINT OF APPROPRIATION; PLACE OF USE	
Fees Pd: 952.84	Acknowledgement Letter Sent <input checked="" type="checkbox"/>	Basin: 2 Willamette
Initial Public Notice: 4/30/2024	County sent cc: of Ack Letter <input checked="" type="checkbox"/>	County: WASHINGTON
WM District: 18 Jacob W. Constans	WM Review request sent:	WM Review date received:
Groundwater	GW Review sent:	GW Review date received:

Peer Review:

Document	Drafted	Peer Review	Coordinator	Changes Made	Signature Bin	Signature Date
FO	Date: 6/5/24 Initials: <i>Joan</i>	Date: 6/5/24 Initials: <i>Scott</i>	Date: 6/5/24 Initials: <i>Sarah</i>	Date: _____ Initials: _____	Date: _____ No. of docs for sig: _____ WM Sheet <input type="checkbox"/>	Date: 6/10/24

Special Issues: _____

Special Order Volume: Vol. 131 Pages 271-274

5 year temp

Groundwater Transfer Review Summary Form

Transfer/PA # T- 14445

GW Reviewer Dennis Orlowski Date Review Completed: June 3, 2024

Summary of Same Source Review:

☐ The proposed change in point of appropriation is not within the same aquifer as per OAR 690-380-2110(2).

Summary of Injury Review:

☐ The proposed transfer will result in another, existing water right not receiving previously available water to which it is legally entitled or result in significant interference with a surface water source as per 690-380-0100(3).

Summary of GW-SW Transfer Similarity Review:

☐ The proposed SW-GW transfer doesn't meet the definition of "similarly" as per OAR 690-380-2130.

This is only a summary. Documentation is attached and should be read thoroughly to understand the basis for determinations.



Oregon Water Resources Department
725 Summer Street NE, Suite A
Salem, Oregon 97301-1271
(503) 986-0900
www.wrd.state.or.us

Ground Water Review Form:

- ☒ Water Right Transfer
☐ Permit Amendment
☐ GR Modification
☐ Other

Application: T-14445

Applicant Name: Ash Creek Forest Management LLC

Proposed Changes: ☒ POA ☐ APOA ☐ SW→GW ☐ RA
☐ USE ☒ POU ☐ OTHER

Reviewer(s): Dennis Orlowski

Date of Review: June 3, 2024

Date Reviewed by GW Mgr. and Returned to WRSD: June 3, 2024

The information provided in the application is insufficient to evaluate whether the proposed transfer may be approved because:

- ☐ The water well reports provided with the application do not correspond to the water rights affected by the transfer.
- ☐ The application does not include water well reports or a description of the well construction details sufficient to establish the ground water body developed or proposed to be developed.
- ☐ Other _____

1. Basic description of the changes proposed in this transfer: This transfer relates to certificate 35180, which authorizes primary irrigation of 10.0 acres in Washington County using groundwater from a single POA, WASH 10962, pumped at a maximum instantaneous rate of 0.09 cfs (~40 gpm).

This transfer proposes to temporarily (1) authorize a portion of groundwater allocation to nearby WASH 640 and (2) shift a 1.05 acre portion of the authorized POU to an area near WASH 640.

NOTE: both the authorized and proposed temporary POA are located within the Chehalem Mountains Groundwater Limited Area (GWLA); the proposed temporary use appears to be compliant with the irrigation limitations imposed by the GWLA designation.

2. Will the proposed POA develop the same aquifer (source) as the existing authorized POA?
☒ Yes ☐ No Comments: Both the authorized POA (WASH 10962) and proposed temporary POA (WASH 640) obtain groundwater from the Columbia River Basalt Group (CRBG) aquifer system.

3. a) Is there more than one source developed under the right (e.g., basalt and alluvium)?
☐ Yes ☒ No _____

b) If yes, estimate the portion of the right supplied by each of the sources and describe any limitations that will need to be placed on the proposed change (rate, duty, etc.): _____

4. a) Will this proposed change, at its maximum allowed rate of use, likely result in an increase in interference with **another ground water right**?

☒ Yes ☐ No Comments: Relative to the location of authorized POA WASH 10962, the proposed temporary POA WASH 640 is nearer to several domestic wells. Consequently, the proposed change, at its maximum allowed rate of use, would likely result in an increase in interference with one or more of these other groundwater rights.

b) If yes, would this proposed change, at its maximum allowed rate of use, likely result in another groundwater right not receiving the water to which it is legally entitled?

☐ Yes ☒ No If yes, explain: The domestic well nearest to WASH 640 with reliable location information (the locations of other domestic wells in the area are only known to the nearest quarter-quarter section) is WASH 79802, which is estimated to be from 400 to 500 feet from WASH 640. WASH 640 is 198 feet deep, with its primary water-bearing zone between ~ elev. 0-20 ft msl. WASH 79802 is 283 feet deep, with its primary water-bearing zone between ~ elev. -80 to -100 ft msl. Because the respective WBZs differ in depth by approximately 100 to 120 feet, with an intervening lower-permeability basalt flow interior, it is unlikely that pumping at WASH 640 will result in WASH 79802 or other nearby similarly-constructed wells from receiving the water to which they are legally entitled.

Additionally, the low proportional allocation for WASH 640 (1.05 acres of the total authorized 10.0 acres) will further reduce the likelihood of adverse interference with wells near WASH 640.

5. a) Will this proposed change, at its maximum allowed rate of use, likely result in an increase in interference with **another surface water source**?

☐ Yes ☒ No Comments: Neither the authorized POA WASH 10962 nor the proposed temporary POA WASH 640 are hydraulically connected to nearby perennial stream reaches, and thus the proposed change will not likely result in an increase in interference with any nearby surface water sources.

b) If yes, at its maximum allowed rate of use, what is the expected change in degree of interference with any **surface water sources** resulting from the proposed change?

Stream: _____ ☐ Minimal ☐ Significant

Stream: _____ ☐ Minimal ☐ Significant

Provide context for minimal/significant impact: _____

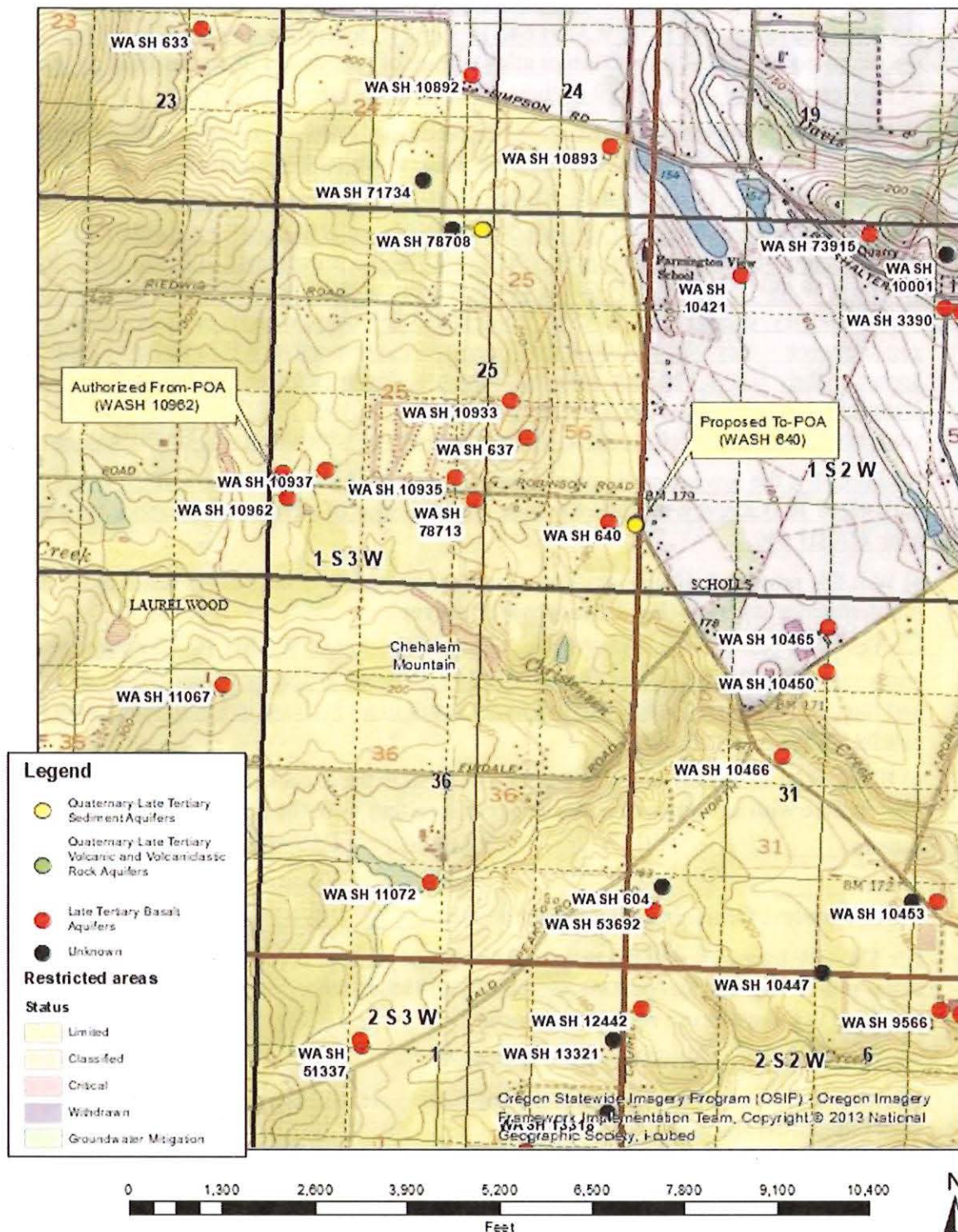
6. For SW-GW transfers, will the proposed change in point of diversion affect the surface water source similarly (as per OAR 690-380-2130) to the authorized point of diversion specified in the water use subject to transfer?

☐ Yes ☐ No Comments: Not applicable.

7. What conditions or other changes in the application are necessary to address any potential issues identified above: None

8. Any additional comments: None

Application T-14445, Ash Creek Forest Management T1S, R3W, Section 25





Oregon

Tina Kotek, Governor

Water Resources Department

North Mall Office Building

725 Summer St NE, Suite A

Salem, OR 97301

Phone 503 986-0900

Fax 503 986-0904

April 24, 2024

Ash Creek Forest Management, LLC

Attn: Brad Burke

2796 SE 73rd Ave

Hillsboro, OR 97123

Reference: Application T-14445

On April 22, 2024, the Department received your water right Temporary Transfer Application. The application was accompanied by \$952.84. Receipt number 142785 is enclosed.

By copy of this letter, we are asking the Watermaster for a report regarding the potential for injury to existing water rights which may be caused by the requested change.

Except as provided under ORS 540.510(3) for municipalities, you may not **temporarily** use water at the new place of use or from the new point of appropriation until a final order approving the temporary transfer application has been issued by the Department. Additionally, pursuant to OAR 690-380-8010, the lands from which an irrigation water right is to be temporarily transferred and the land to which the right is to be temporarily transferred may not both receive water during the same season. If the temporary transfer is approved during an irrigation season and water has already been used at the currently authorized location during that season, then the temporary transfer will not take effect until the following season.

If the land is sold before the temporary transfer is approved, the buyer's consent to the temporary transfer will be required unless a recorded deed or other legal document clearly established that the water right was not conveyed in the sale.

If you have any questions, please contact the Transfer Section at (503) 986-0935.

Cc: Watermaster Dist. #18, Jacob W. Constans (via email)
Washington County Planning Department, Local Government

Enclosure

Watermaster Review Form: Water Right Transfer



Oregon Water Resources Department
725 Summer St NE, Suite A
Salem, Oregon 97301-1266
(503) 986-0900
www.oregon.gov/OWRD

Transfer Application: T-14445

Review Due Date:

Applicant Name: Ash Creek Forest Management

Proposed Changes: ☒ POU ☐ POD ☒ POA ☐ USE ☐ OTHER

Reviewer(s): Jake Constans

Date of Review:

1. Do you have evidence that the right has not been used in the last 5 years and that the presumption of forfeiture would not likely be rebuttable? ☐ Yes ☒ No If "Yes", attach evidence (e.g. dated aerial photo showing pavement or building on the land for >5 yrs.)
2. Is there a history of regulation on the source that serves this (or these) right(s) that has involved the transferred right(s) and downstream water rights? ☐ Yes ☒ No Generally characterize the frequency of any regulation or explain why regulation has not occurred:
To date there is no history of groundwater regulation in the Tualatin Basin.
3. Have headgate notices been issued for the source that serves the transferred right(s)?
☐ Yes ☒ No ☐ Records not available.
4. In your estimation, after the proposed change, would distribution of water for the right(s) result in regulation of other water rights that would not have occurred if use under the original right(s) was/were maximized? ☐ Yes ☒ No If "Yes", explain:
5. In your estimation, if the proposed change is approved, are there upstream water rights that would be affected? ☐ Yes ☒ No If "Yes", describe how the rights would be affected and list the rights most affected:

6. Check here ☐ if it appears that downstream water rights benefit from return flows resulting from the current use of the transferred right(s)? If you check the box, generally characterize the locations where the return flows likely occur and list the water rights that benefit most:

☒ N/A

7. For POD changes and instream transfers, check here if there are channel losses between the old and new PODs or within the proposed instream reach? If you check the box, describe and, if possible, estimate the losses:

☒ N/A

8. For instream transfers that propose protection of a reach beyond the mouth of the source stream:

☒ N/A Would the quantity be measureable into the receiving stream consistent with OAR 690-077-0015(8)? ☐ Yes ☐ No

9. For POU changes: ☐ N/A Is it likely the original place of use would continue to receive water from the same source? ☐ Yes ☒ No If "Yes", explain:

10. For POU or USE changes: ☐ N/A In your best judgment, would use of the existing right at "full face value," result in the diversion of more water than can be used beneficially and without waste? ☐ Yes ☒ No If "Yes", explain:

11. For POU changes that involve micro-irrigation: ☒ N/A

- a. Has the applicant made changes (absent a transfer) to convert to micro-irrigation within the current place of use boundary of the water right proposed for transfer, and previously demonstrated to the Department through monitoring and site inspections by the Watermaster that the proposed transfer will not result in injury or enlargement?

☐ Yes ☐ No If "Yes", explain:

- b. Has a temporary transfer of this nature been previously filed and approved on the same lands (or portions thereof) as those lands involved in this transfer?

☐ Yes ☐ No If "Yes", answer the following:

- i. Were there any problems with more acres being irrigated (or wetted) than were authorized under the temporary transfer? ☐ Yes ☐ No If "Yes", explain:

- ii. Did the designated areas that were to remain dry (or not wetted) under the temporary transfer actually remain dry? ☐ Yes ☐ No If "No", explain:

- iii. Did the applicant comply with and meet all of the conditions of the temporary transfer? ☐ Yes ☐ No If "No", explain:

- iv. Do you have any other observations regarding the temporary transfer?

☐ Yes ☐ No If "Yes", describe:

- v. Did the applicant demonstrate to the Department through monitoring and site inspections by the Watermaster that neither injury nor enlargement occurred as a result of the temporary transfer? ☐ Yes ☐ No If "No", explain:

- c. To the best of your knowledge, if this transfer is approved, does it appear that:

- i. "Injury" will occur to other water rights that share the same source?

☐ Yes ☐ No If "Yes", explain:

- ii. "Enlargement" of the water right being transferred will occur?

☐ Yes ☐ No If "Yes", explain:

12. Are there other issues not identified through the above questions that should be considered in determining whether the change "can be effected without injury to other rights"?

☐ Yes ☒ No If "Yes", explain:

13. What alternatives may be available for addressing any issues identified above:

14. Do conditions need to be included in the transfer order to avoid enlargement of the right or injury to other rights? ☐ No ☒ Yes, as checked and provided below:

☐ For POU changes that involve micro-irrigation, provide the monitoring and reporting conditions necessary to prevent injury/enlargement:

☐ A Headgate should be required prior to diverting water.

☒ Measurement Devices for POD or POA: (if this condition is selected, also fill in the top sections of Page 4)

*a. Before water use may begin under this order, the water user shall install a **totalizing flow meter***, or, with prior approval of the Director, another suitable measuring device, ☐ at each point of diversion/appropriation (new and existing) **OR** at each new point of diversion/appropriation ☒ with the exception that water rights issued to the Bureau of Reclamation or an irrigation district (or similar entity) are not subject to this condition.*

b. The water user shall maintain the meters or measuring devices in good working order.

c. The water user shall allow the Watermaster access to the meters or measuring devices; provided however, where the meters or measuring devices are located within a private structure, the Watermaster shall request access upon reasonable notice.

☐ Reservoir water use measurement: (if this condition is selected, also fill in the top sections of Page 4)

*a. Before water use may begin under this order, the water user shall install **staff gages***, or, with prior approval of the Director, other suitable measuring devices, that measure the entire range and stage between empty and full in each reservoir. Staff gages shall be United States Geological Survey style.*

b. Before water use may begin under this order, if the reservoir is located in channel, weirs or other suitable measuring devices must be installed upstream and downstream of the reservoir, and, an adjustable outlet valve must be installed. The water user shall maintain such devices in good working order. A written waiver may be obtained, if in the judgment of the Director, the installation of weirs or other suitable measuring devices, or the adjustable outlet valve, will provide no public benefit.

* The following alternative device(s) should be substituted for the bold, underlined device in the above selected condition:

☐

Weir

☐

Submerged Orifice

☐

Parshall Flume

☐

Flow Restrictor

☐

Other: ____

Oregon Water Resources Department

Measurement Condition Information for the Applicant

(To be sent with the Draft Preliminary Determination or Final Order)

Transfer #: T- 14445



In order to avoid enlargement of the right or injury to other rights, a **totalizing flow meter** will be required to be installed prior to diversion of water, as a condition of this transfer:



at each point of diversion/appropriation (new and existing) **OR**



at each new point of diversion/appropriation.

For additional information, or to obtain approval of a different type of measurement device, the applicant should contact the area Watermaster:

Watermaster name: **Jake Constans**

District: **18**

Address: **1400 SW Walnut Street #240**

City/State/Zip: **Hillsboro, OR 97123**

Phone: **503-846-7780**

Email: **jake.w.constans@water.oregon.gov**

Note: If a device other than the one specified in the Preliminary Determination or Final Order is approved by the Watermaster, fill out and mail the form below to the Salem office.

Approval of an Alternate Measurement Device

T-

(to be filled out after consultation with the applicant, or after a site visit)

On behalf of the Director, I authorize use of the following suitable **alternate measurement device**:

Watermaster signature

District

Date

If this form is used for approval of an alternative measurement device, it must be mailed to:

Oregon Water Resources Department
725 Summer Street NE, Suite A
Salem, OR 97301-1266

**STATE OF OREGON
WATER RESOURCES DEPARTMENT**

725 Summer St. N.E. Ste. A
SALEM, OR 97301-4172
(503) 986-0900 / (503) 986-0904 (fax)

RECEIPT # **142785**

INVOICE # _____

RECEIVED FROM: Ash Creek Forest Management LLC
BY: _____

APPLICATION	
PERMIT	
TRANSFER	T-14445

CASH: ☐ CHECK: # 12712 OTHER: (IDENTIFY) ☐

TOTAL REC'D \$ 952.84

1083 TREASURY 4170 WRD MISC CASH ACCT

0407 COPIES \$ _____
OTHER: (IDENTIFY) \$ _____

0243 I/S Lease _____ 0244 Muni Water Mgmt. Plan _____ 0245 Cons. Water _____

4270 WRD OPERATING ACCT

MISCELLANEOUS

0407 COPY & TAPE FEES 46110 \$ _____
0410 RESEARCH FEES \$ _____
0408 MISC REVENUE: (IDENTIFY) \$ _____
TC162 DEPOSIT LIAB. (IDENTIFY) \$ _____
0240 EXTENSION OF TIME \$ _____

WATER RIGHTS:

	EXAM FEE		RECORD FEE
0201 SURFACE WATER	\$ _____	0202	\$ _____
0203 GROUND WATER	\$ _____	0204	\$ _____

0205 TRANSFER \$952.84

WELL CONSTRUCTION

	EXAM FEE		LICENSE FEE
0218 WELL DRILL CONSTRUCTOR	\$ _____	0219	\$ _____
LANDOWNER'S PERMIT		0220	\$ _____

OTHER (IDENTIFY) _____

0536 TREASURY 0437 WELL CONST. START FEE

0211 WELL CONST START FEE	\$ _____	CARD#	_____
0210 MONITORING WELLS	\$ _____	CARD#	_____

OTHER (IDENTIFY) _____

0607 TREASURY 0467 HYDRO ACTIVITY LIC NUMBER

0233 POWER LICENSE FEE (FWWRD)		\$ _____
0231 HYDRO LICENSE FEE (FWWRD)		\$ _____
HYDRO APPLICATION		\$ _____

TREASURY OTHER / RDX

FUND _____ TITLE _____

OBJ. CODE _____ VENDOR # _____

DESCRIPTION _____ \$ _____

RECEIPT: **142785**

DATED: 4-27-2024 BY: m mills

APR 22 2024

Part 2 of 5 – Temporary Transfer Application Map Checklist**OWRD**

Your temporary transfer application will be returned if any of the map requirements listed below are not met.

Please be sure that the temporary transfer application map you submit includes all the required items and matches the existing water right map. Check all boxes that apply.

- ☐ ☒ N/A If more than three water rights are involved, separate maps are needed for each water right.
- ☒ Permanent quality printed with dark ink on good quality paper.
- ☒ The size of the map can be 8½ x 11 inches, 8½ x 14 inches, 11 x 17 inches, or up to 30 x 30 inches. For 30 x 30 inch maps, one extra copy is required.
- ☒ A north arrow, a legend, and scale.
- ☒ The scale of the map must be: 1 inch = 400 feet, 1 inch = 1,320 feet; the scale of the Final Proof/Claim of Beneficial Use Map (the map used when the permit was certificated); the scale of the county assessor map if the scale is not smaller than 1 inch = 1,320 feet; or a scale that has been pre-approved by the Department.
- ☒ Township, Range, Section, ¼ ¼, DLC, Government Lot, and other recognized public land survey lines.
- ☒ Tax lot boundaries (property lines) are required. Tax lot numbers are recommended.
- ☒ Major physical features including rivers and creeks showing direction of flow, lakes and reservoirs, roads, and railroads.
- ☒ Major water delivery system features from the point(s) of diversion/appropriation such as main pipelines, canals, and ditches.
- ☒ Existing place of use that includes separate hachuring for each water right, priority date, and use including number of acres in each quarter-quarter section, government lot, or in each quarter-quarter section as projected within government lots, donation land claims, or other recognized public land survey subdivisions. If less than the entirety of the water right is being changed, a separate hachuring is needed for lands left unchanged.
- ☒ ☐ N/A Proposed temporary place of use that includes separate hachuring for each water right, priority date, and use including number of acres in each quarter-quarter section, government lot, or in each quarter-quarter section as projected within government lots, donation land claims, or other recognized public land survey subdivisions.
- ☒ Existing point(s) of diversion or well(s) with distance and bearing or coordinates from a recognized survey corner. This information can be found in your water right certificate or permit.
- ☒ ☐ N/A If you are proposing a change in point(s) of diversion or well(s) to convey water to the new temporary place of use, show the proposed location and label it clearly with distance and bearing or coordinates. If GPS coordinates are used, latitude-longitude coordinates may be expressed as either degrees-minutes-seconds with at least one digit after the decimal (example – 42°32'15.5") or degrees-decimal with five or more digits after the decimal (example – 42.53764°).

Part 3 of 5 – Fee Worksheet

FEE WORKSHEET for TEMPORARY (not drought) TRANSFERS			
1	Base Fee (includes temporary change to one water right for up to 1 cfs)	1	\$950.00
2	Number of water rights included in transfer: <u>1</u> (2a) Subtract 1 from the number in 3a above: <u>1</u> (2b) <i>If only one water right this will be 0</i> Multiply line 2b by \$310.00 and enter » » » » » » » » » »	2	\$0
3	Do you propose to change the place of use for a non-irrigation use? <input checked="" type="checkbox"/> No: enter 0 on line 3 » » » » » » » » » » » » » » » » <input type="checkbox"/> Yes: enter the cfs for the portions of the rights to be transferred: _____ (3a) Subtract 1.0 from the number in 3a above: _____ (3b) If 3b is 0, enter 0 on line 3 » » » » » » » » » » » » » » » » If 3b is greater than 0, round up to the nearest whole number: _____ (3c) and multiply 4c by \$230.00, then enter on line 3	3	Received APR 22 2024 OWRD
4	Do you propose to change the place of use for an irrigation use? <input type="checkbox"/> No: enter 0 on line 4 » » » » » » » » » » » » » » » » <input checked="" type="checkbox"/> Yes: enter the number of acres in the footprint of the place of use for the portions of the rights to be transferred: <u>1.05</u> (4a) Multiply the number of acres in 4a above by \$2.70 and enter on line 4 » »	4	\$2.84
5	Add entries on lines 1 through 4 above » » » » » » » » » » Subtotal:	5	\$952.84
6	Is this transfer: <input type="checkbox"/> necessary to complete a project funded by the Oregon Watershed Enhancement Board (OWEB) under ORS 541.932? <input type="checkbox"/> endorsed in writing by ODFW as a change that will result in a net benefit to fish and wildlife habitat? If one or more boxes is checked, multiply line 5 by 0.5 and enter on line 6 »	6	
7	Subtract line 6 from line 5 » » » » » » » » » » » » » » » » Transfer Fee:	7	\$952.84

FEE WORKSHEET for TEMPORARY DROUGHT TRANSFERS			
1	Base Fee (includes drought application and recording fee for up to 1 cfs)	1	\$200.00
2	Enter the cfs for the portions of the rights to be transferred (see example below*): _____ (2a) Subtract 1.0 from the number in 2a above: _____ (2b) If 2b is 0, enter 0 on line 2 » » » » » » » » » » » » » » » » If 2b is greater than 0, round up to the nearest whole number: _____ (2c) and multiply 2c by \$50, then enter on line 2 » » » » » » » » » »	2	
3	Add entries on lines 1 through 2 above » » » » » » » » » » » » » » » » Transfer Fee:	3	

***Example for Line 2a calculation** to transfer 45.0 acres of Primary Certificate 12345 (total 1.25 cfs for 100 acres) and 45.0 acres of Supplemental Certificate 87654 (1/80 cfs per acre) on the same land:

1. Divide total authorized cfs by total acres in the water right (for C12345, $1.25 \text{ cfs} \div 100 \text{ ac}$); then multiply by the number of acres to be transferred to get the transfer cfs ($\times 45 \text{ ac} = 0.56 \text{ cfs}$).
2. If the water right certificate does not list total cfs, but identifies the allowable use as 1/40 or 1/80 of a cfs per acre; multiply number of acres proposed for change by either 0.025 (1/40) or 0.0125 (1/80). (For C87654, $45.0 \text{ ac} \times 0.0125 \text{ cfs/ac} = 0.56 \text{ cfs}$)
3. Add cfs for the portions of water rights on all the land included in the transfer; however **do not count cfs for supplemental rights on acreage for which you have already calculated the cfs fee for the primary right on the same land**. The fee should be assessed only once for each "on the ground" acre included in the transfer. (In this example, blank 2a would be only 0.56 cfs, since both rights serve the same 45.0 acres. Blank 2b would be 0 and Line 2 would then also become 0).

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Part 4 of 5 – Applicant Information and Signature**Applicant Information**


APPLICANT/BUSINESS NAME Ash Creek Forest Management, LLC		PHONE NO. 503.523.7431	ADDITIONAL CONTACT NO. 503.515.2606
ADDRESS 2796 SE 73rd Ave			FAX NO.
CITY Hillsboro	STATE OR	ZIP 97123	E-MAIL bburke@ashcreekforestry.com
BY PROVIDING AN E-MAIL ADDRESS, CONSENT IS GIVEN TO RECEIVE ALL CORRESPONDENCE FROM THE DEPARTMENT ELECTRONICALLY. COPIES OF THE FINAL ORDER DOCUMENTS WILL ALSO BE MAILED.			

Agent Information – The agent is authorized to represent the applicant in all matters relating to this application.

AGENT/BUSINESS NAME		PHONE NO.	ADDITIONAL CONTACT NO.
ADDRESS			FAX NO.
CITY	STATE	ZIP	E-MAIL
BY PROVIDING AN E-MAIL ADDRESS, CONSENT IS GIVEN TO RECEIVE ALL CORRESPONDENCE FROM THE DEPARTMENT ELECTRONICALLY. COPIES OF THE FINAL ORDER DOCUMENTS WILL ALSO BE MAILED.			

Explain in your own words what you propose to accomplish with this transfer application and why:
 We're a B-Corp habitat restoration company that will be using this water right to irrigate native plants being grown for restoration purposes.
 If you need additional space, continue on a separate piece of paper and attach to the application as "Attachment 1".

I (we) affirm that the information contained in this application is true and accurate.


 Applicant (District) signature

Brad Burke, Owner (Ash Creek Forest Management, LLC)

Print Name (and Title if applicable)

2/19/2024

Date

Applicant (District) signature

Print Name (and Title if applicable)

Date

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Is the applicant the sole owner of the land on which the water right, or portion thereof, proposed for transfer is located? ☐ Yes ☒ No

If NO, include signatures of all landowners (and mailing and/or e-mail addresses if different than the applicant's) or attach affidavits of consent from all landowners or individuals/entities (and mailing and/or e-mail addresses) to which the water right(s) has been conveyed.

DocuSigned by:

Cynthia Y. Leung

Cynthia Y. Leung, Owner

32400 SW Unger Rd, Cornelius, OR 97113
trainerstotherescue@gmail.com

3/19/2024

date

DocuSigned by:

Christopher Hall, Owner

30580 SW Unger Rd, Cornelius, Oregon, 97113
toefurry@gmail.com

3/18/2024

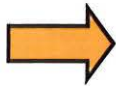
date

☐ Check here if any of the water rights proposed for transfer are or will be located within or served by an irrigation or other water district. (NOTE: If this box is checked, you must complete and attach Supplemental Form D.)

DISTRICT NAME	ADDRESS	
CITY	STATE	ZIP

☐ Check here if water for any of the rights supplied under a water service agreement or other contract for stored water with a federal agency or other entity.

ENTITY NAME	ADDRESS	
CITY	STATE	ZIP



To meet State Land Use Consistency Requirements, you must list all local governments (each county, city, municipal corporation, or tribal government) within whose jurisdiction water will be diverted, conveyed and/or used.

ENTITY NAME Washington County (Watermaster)	ADDRESS 1400 SW Walnut Street	
CITY Hillsboro	STATE Oregon	ZIP 97123

ENTITY NAME	ADDRESS	
CITY	STATE	ZIP

Note: Property is outside of Water Districts and Irrigation Districts

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Supplemental Form D

Note: Property is outside of Water Districts and Irrigation Districts

Water Right Transfers Within the Boundaries of or Served by an Irrigation District or other Water Supplier (Association, Ditch Co., etc.)

[For transfers submitted under OAR Chapter 690 Division 380]



Oregon Water Resources Department
725 Summer Street NE, Suite A
Salem, Oregon 97301-1266
503-986-0900
www.oregon.gov/OWRD

The Department requires non-district applicants to communicate with districts/water suppliers during the planning and preparation of transfer applications involving water rights having a point of diversion or appropriation (POD/POA) or place of use (POU) served by or located within the boundaries of an irrigation district, or other type of water supplier to which assessments are paid. In some cases consent will be required from the district or water supplier.

This form must be included with any transfer application that involves rights served by or located within the boundaries of a district or other type of water supplier.

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1. APPLICANT INFORMATION

NAME Brad Burke		PHONE (HM) 503-515-2606	
PHONE (WK) 503-523-7431	CELL		FAX
ADDRESS 30580 SW Unger Road			
CITY Cornelius	STATE OR	ZIP 97113	E-MAIL** bburke@ashcreekforestry.com

2. DISTRICT or WATER SUPPLIER INFORMATION

DISTRICT/WATER SUPPLIER NAME N/A		PHONE (HM)	
PHONE (WK)	CELL		FAX
ADDRESS			
CITY	STATE	ZIP	E-MAIL**

** By providing an e-mail address, the applicant and/or the district/water supplier consents to receive all correspondence from the Department electronically. Copies of final order documents will also be mailed.

3. WATER RIGHTS ISSUED IN THE NAME OF, or LOCATED WITHIN, or SERVED BY AN IRRIGATION DISTRICT, OTHER DISTRICT, OR WATER SUPPLIER

a. List the water right(s) involved in this transfer:

	Application / Decree	Permit / Previous Transfer	Certificate	Is the water right in the name of a district, water supplier, or BOR*?
1.		-		YES <input type="checkbox"/>
2.		-		YES <input type="checkbox"/>
3.		-		YES <input type="checkbox"/>

Attach additional pages for additional water rights if necessary.

*Bureau of Reclamation

- b. Determine a district's/water supplier's connection to your points of diversion (POD) or appropriation (POA) and places of use (POU). [You may need to consult with your district/water supplier.]

CURRENT ASSOCIATIONS Please answer the following "yes" or "no" questions:

- YES ☐ NO ☒ One or more of the current POD(s) / POA(s) involved in the transfer are served by a district/water supplier or rely on BOR water.
- YES ☐ NO ☒ All or a portion of the current POU involved in this proposed transfer receives water for either primary or supplemental irrigation from the district/water supplier; i.e., the POU is currently layered with a district or BOR water supplied water right(s).

PROPOSED ASSOCIATIONS Please answer the following "yes" or "no" questions:

- YES ☐ NO ☒ One or more of the proposed POD(s) / POA(s) involved in the transfer are currently served or will be served by a district/water supplier if the transfer is approved, or rely on BOR water.
- YES ☐ NO ☒ All or a portion of the proposed POU involved in this proposed transfer currently receives or will receive either primary or supplemental irrigation from the district/water supplier; i.e., the POU will be layered with a district/water supplier or BOR water supplied water right(s).

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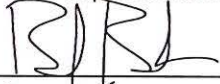
COMMENTS OR ADDITIONAL INFORMATION

4. APPLICANT'S SIGNATURE

- (1) I certify that I have notified the district/water supplier about the proposed water right transfer application by [check one]:

☐ email, ☐ phone, ☐ postal mail, ☐ in person, or ☐ other (please specify) _____

- (2) I certify that to the best of my knowledge the information contained in this Supplemental Form D is true and accurate.



Brad Burke

4/16/2024

Applicant Signature

Name (print)

Date

5. (WHEN REQUIRED) DISTRICT or WATER SUPPLIER CONSENT TO THE PROPOSED WATER RIGHT TRANSFER

District Manager or Water Supplier consent is required if any box on this form is marked "YES."

The district/water supplier certifies the following:

- (1) The district/water supplier has reviewed the applicant's proposed water right transfer application and maps; and

- (2) The district/water supplier consents to the proposed water right transfer application.

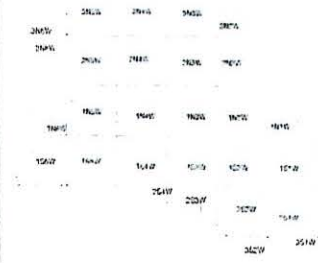
YES ☐ NO ☐ After proof of completion, the confirming water right certificate is to remain in the name of the U.S. Bureau of Reclamation or the district/water supplier.

YES ☐ NO ☐ The district/water supplier will be responsible for submitting the claim of beneficial use prepared by a Certified Water Rights Examiner (CWRE).

Signature of District Manager /Water Supplier

Name (print), Title

Date








36	31	32	33	34	35	36	31
1	6	5	4	3	2	1	6
12	7	8	9	10	11	12	7
13	18	17	16	15	14	13	18
24	19	20	21	22	23	24	19
25	30	29	28	27	26	25	30
36	31	32	33	34	35	36	31

BB	BA	AB	AA
	B		A
BC	BD	AC	AD
CB	CA	DB	DA
	C		D
CC	CD	DC	DD

1700, 1711, 1800, 1801, 1900, 1901, 2000, 2009, 2100,
2200, 2300, 2400, 2401, 3500, 3501, 3600, 3700,
3800, 3806, 3900, 3903, 4000, 4100, 4101, 4200, 4300,
4400, 4500, 4600, 2500, 2600, 2903, 100, 1103, 4900,
104,



- 10 Acres Total
-  Taxlot
 -  Existing POU (10 Acres Total)
 -  Proposed Temporary POU (1.05 Acres)
 -  Existing POU Left Unchanged (8.95 Acres)
 -  Well

Please use and attach additional pages of Table 2 as needed.
See page 6 for instructions.

Do you have questions about how to fill-out the tables?
Contact the Department at 503-986-0900 and ask for Transfer Staff.

Table 2. Description of Temporary Changes to Water Right Certificate # G-2249

List only the part of the right that will be changed. For the acreage in each $\frac{1}{4}$ $\frac{1}{4}$, list the change proposed. If more than one change, specify the acreage associated with each change. If more than one POD/POA, specify the acreage associated with each POD/POA.

AUTHORIZED (the "from" or "off" lands) The listing that appears on the Certificate BEFORE PROPOSED CHANGES List only that part or portion of the water right that will be changed.											Proposed Changes (see "CODES" from previous page)	PROPOSED (the "to" or "on" lands) The listing as it would appear AFTER PROPOSED CHANGES are made.										
Twp	Rng	Sec	Section of USE listed on Certificate	POD(s) or POA(s) (name or number from Table 1)	Priority Date	Twp	Rng	Sec	Section of USE of USE	POD(s)/ POA(s) to be used (from Table 1)		Priority Date										
EXAMPLE																						
2	S	9	E	15		2	S	9	E	1												
"	"	"	"	"		2	S	9	E	2												
EXAMPLE																						
1	S	3	W	25	SW NE 3000	10	Irrigation	POD #1	9/17/62	POU/POD	1	S	3	W	25	SW SW 100	1.05	Irrigation	POD #9	9/17/62		
1	S	3	W	25	SW NE 3000	10	Irrigation	POD #1	9/17/62	POU/POD	1	S	3	W	25	SW NE 3000	8.95	Irrigation	POD #1	9/17/62		
TOTAL ACRES						10	TOTAL ACRES						10									

Additional remarks:

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Part 5 of 5 – Water Right Information

Please use a separate Part 5 for each water right being changed. See instructions on page 6, to copy and paste additional Part 5s, or to add rows to tables within the form.

Water Right Certificate # G-2249

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Description of Water Delivery System

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System capacity: 0.09 cubic feet per second (cfs) **OR**
40.39 gallons per minute (gpm)

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Describe the current water delivery system or the system that was in place at some time within the last five years. Include information on the pumps, canals, pipelines, and sprinklers used to divert, convey, and apply the water at the authorized place of use. Sprinkler connected to hoses and PVC pipes

Table 1. Location of Authorized and Proposed Point(s) of Diversion (POD) or Appropriation (POA)
 (Note: If the POD/POA name is not specified on the certificate, assign it a name or number here.)

POD/POA Name or Number	Is this POD/POA Authorized on the Certificate or is it Proposed?	If POA, OWRD Well Log ID# (or Well ID Tag # L-___)	Twp		Rng		Sec	¼ ¼	Tax Lot, DLC or Gov't Lot	Measured Distances (from a recognized survey corner)
POD #1 G2249	<input checked="" type="checkbox"/> Authorized <input type="checkbox"/> Proposed	WASH 10962	1	S	3	W	25	SW NE	3000	280 feet east and 1180 north from SW corner of sec 25
POD #9	<input type="checkbox"/> Authorized <input checked="" type="checkbox"/> Proposed	WASH 640	1	S	3	W	25	SW SW	100	25 feet west and 950 north from SE corner of sec 25
	<input type="checkbox"/> Authorized <input type="checkbox"/> Proposed									
	<input type="checkbox"/> Authorized <input type="checkbox"/> Proposed									

Check all type(s) of temporary change(s) proposed below (change "CODES" are provided in parentheses):

- ☒ Place of Use (POU)
 ☐ Appropriation/Well (POA)
☒ Point of Diversion (POD)
 ☐ Additional Point of Appropriation (APOA)
☐ Additional Point of Diversion (APOD)

Check all type(s) of temporary change(s) due to drought proposed below (change "CODES" are provided in parentheses):

- ☐ Place of Use (POU)
 ☐ Point of Appropriation/Well (POA)
☐ Character of Use (USE)
 ☐ Additional Point of Appropriation (APOA)
☐ Point of Diversion (POD)
 ☐ Additional Point of Diversion (APOD)

Will all of the proposed changes affect the entire water right?

- ☐ Yes Complete only the Proposed ("to" lands) section of Table 2 on the next page. Use the "CODES" listed above to describe the proposed changes.
☒ No Complete all of Table 2 to describe the portion of the water right to be changed.

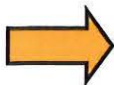
Water Right Certificate # G-2249**For Place of Use Changes**

Are there other water right certificates, water use permits or ground water registrations associated with the "from" or the "to" lands? ☐ Yes ☒ No

If YES, list the certificate, water use permit, or ground water registration numbers:

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Pursuant to ORS 540.525, any "layered" water use such as an irrigation right that is supplemental to a primary right proposed for temporary transfer can be included in the transfer or remain unused on the authorized place of use. If the primary water right does not revert soon enough to allow use of the supplemental right within five years, the supplemental right shall become subject to cancellation for nonuse under ORS 540.610.

If a change in point(s) of appropriation (well(s)) or additional point(s) of appropriation is necessary to convey the water to the new temporary place of use you must provide:

- ☒ Well log(s) for each authorized and proposed well(s) that are clearly labeled and associated with the corresponding well(s) in Table 1 above and on the accompanying application map. (Tip: You may search for well logs on the Department's web page at: http://apps.wrd.state.or.us/apps/gw/well_log/Default.aspx)

AND/OR

- ☐ Describe the construction of the authorized and proposed well(s) in Table 3 below for any well that does not have a well log. For a *proposed well(s) not yet constructed or built*, provide "a best estimate" for each requested information element in the table. The Department recommends you consult a licensed well driller, geologist, or certified water right examiner to assist with assembling the information necessary to complete Table 3.

Table 3. Construction of Point(s) of Appropriation

Any well(s) in this listing must be clearly tied to corresponding well(s) described in Table 1 and shown on the accompanying application map. Failure to provide the information will delay the processing of your transfer application until it is received. The information is necessary for the Department to assess whether the proposed well(s) will access the same source aquifer as the authorized point(s) of appropriation (POA). The Department is prohibited by law from approving POA changes that do not access the same source aquifer.

Proposed or Authorized POA Name or Number	Is well already built? (Yes or No)	If an existing well, OWRD Well ID Tag No. L-___	Total well depth	Casing Diameter	Casing Intervals (feet)	Seal depth(s) (intervals)	Perforated or screened intervals (in feet)	Static water level of completed well (in feet)	Source aquifer (sand, gravel, basalt, etc.)	Well-specific rate (cfs or gpm). If less than full rate of water right
POD 1	Yes	WASH 10962	134	8"	0-109 106-134	109	1	9ft	Chehalem Mountain GWLA (Basalt)	25gpm
POD 9	Yes	WASH 640	198	6"	2+ to 198	80	0.58	18ft	Chehalem Mountain GWLA (Basalt)	21gpm

(as required by ORS 537.765 & OAR 690-240-095)

Instructions for completing this report are on the last page of this form.

(2) TYPE OF WORK:

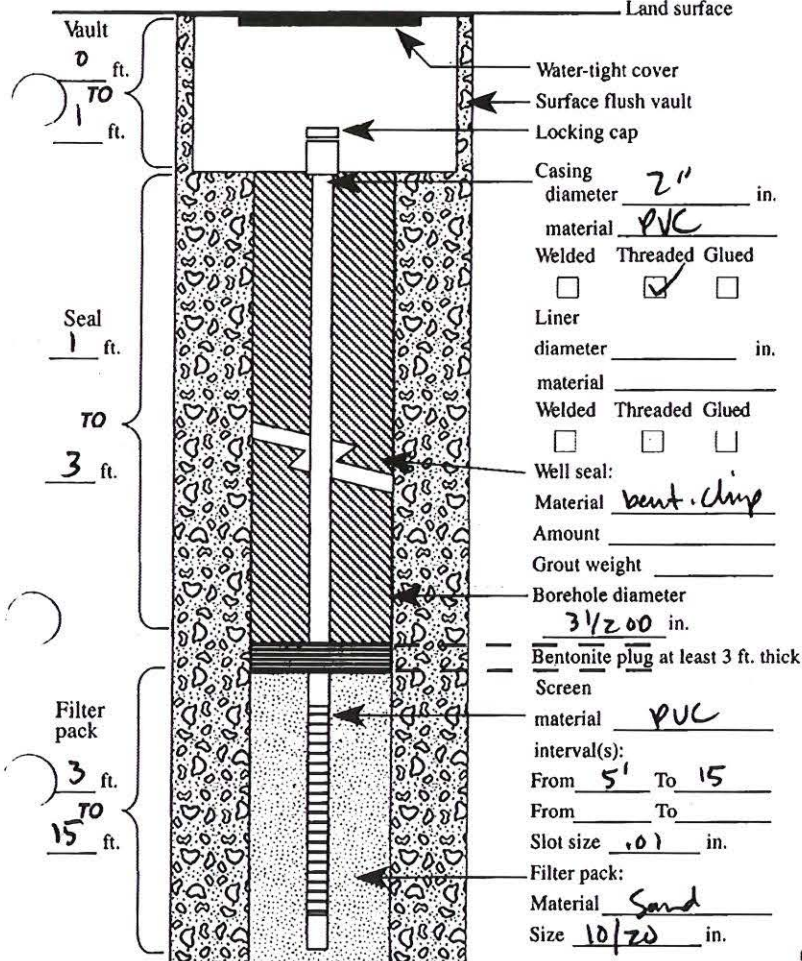
- ☒ New construction ☐ Alteration (Repair/Recondition)
☐ Conversion ☐ Deepening ☐ Abandonment

(3) DRILLING METHOD

- ☐ Rotary Air ☐ Rotary Mud ☐ Cable
☐ Hollow Stem Auger ☐ Other hand dug/hand auger

(A) BORE HOLE CONSTRUCTION

Special Standards ☒ Yes ☐ No Depth of completed well 15 ft.



(5) WELL TEST:

- ☐ Pump ☒ Bailer ☐ Air ☐ Flowing Artesian
 Permeability _____ Yield _____ GPM
 Conductivity _____ PH _____
 Temperature of water 56° °F/C Depth artesian flow found _____ ft.
 Was water analysis done? ☐ Yes ☐ No
 By whom? _____
 Depth of strata to be analyzed. From _____ ft. to _____ ft.
 Remarks: _____

Name of supervising Geologist/Engineer Martin S. Burke

(6) LOCATION OF WELL By legal description

Well Location: County Washington
Township 1S (N or S) Range 3W (E or W) Section 25
1. SW 1/4 of NE 1/4 of above section.

2. Either Street address of well location
32400 SW Unger Rd, Cornelius, OR
or Tax lot number of well location 3000

3. ATTACH MAP WITH LOCATION IDENTIFIED. Map shall include approximate scale and north arrow.

(7) STATIC WATER LEVEL:

7 Ft. below land surface. Date 2-27-98
Artesian Pressure _____ lb/sq. in. Date _____

(8) WATER BEARING ZONES:

Depth at which water was first found 7'

From	To	Est. Flow Rate	SWL

(9) WELL LOG:

Ground elevation

[illegible]

Date started 2 27 98 Completed 2 27 98

(unbonded) Monitor Well Constructor Certification:

I certify that the work I performed on the construction, alteration, or abandonment of this well is in compliance with Oregon well construction standards. Materials used and information reported above are true to the best knowledge and belief.

knowledge and belief. MWC Number 10423
Signed [Signature] Date 2-27-99

(bonded) Monitor Well Constructor Certification:

I accept responsibility for the construction, alteration, or abandonment work performed on this well during the construction dates reported above. All work performed during this time is in compliance with Oregon well construction standards. This report is true to the best of my knowledge and belief.

Signed [Signature] MWC Number 10024
Date 2-27-98
SECOND COPY-CONSTRUCTOR THIRD COPY-CUSTOMER

14445-

MBA0405, 091

WASH

68327

* ABANDONMENT *

20760

* AMENDED *

~~110346~~

199612

OWRD

Start Card # 110347

SALEM, OREGON

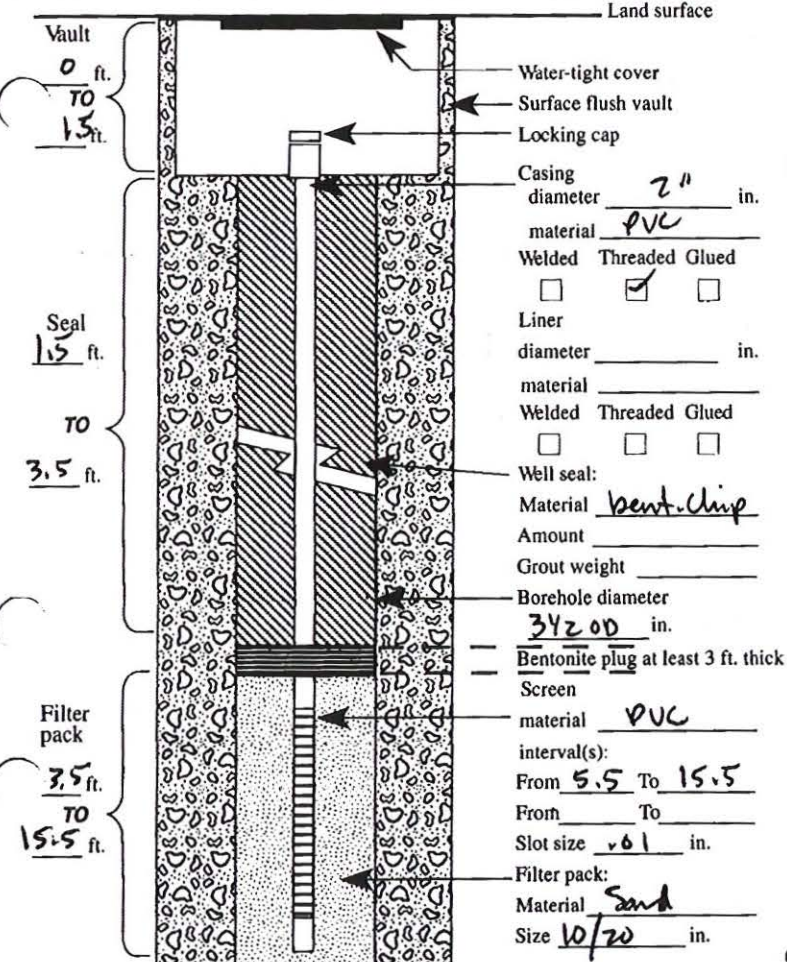
Instructions for completing this report are on the last page. SALEM, O.

Name Jacobs Property
Address 32400 SW Unger Rd.
City Cornelius State OR Zip 97113

☒ New construction ☐ Alteration (Repair/Recondition)
☐ Conversion ☐ Deepening ☐ Abandonment

☐ Rotary Air ☐ Rotary Mud ☐ Cable
☐ Hollow Stem Auger ☐ Other hand dug/hand auger

Special Standards ☒ Yes ☐ No Depth of completed well 15.5 ft.



☐ Pump ☐ Bailer ☐ Air ☐ Flowing Artesian

Permeability _____ Yield _____ GPM

Conductivity _____ PH _____

Temperature of water 56° °F/C Depth artesian flow found _____ ft.

Was water analysis done? ☐ Yes ☐ No

By whom? _____

Depth of strata to be analyzed. From _____ ft. to _____ ft.

Remarks: _____

Well Location: County Washington
Township 1S (N or S) Range 3W (E or W) Section 25
I. SW 1/4 of NE 1/4 of above section.

2. Either Street address of well location
32400 SW Unger Rd, Cornhusker
or Tax lot number of well location 3600

3. ATTACH MAP WITH LOCATION IDENTIFIED. Map shall include approximate scale and north arrow.

7 Ft. below land surface. Date 2-27-98
Artesian Pressure lb/sq. in. Date

Depth at which water was first found _____

From	To	Est. Flow Rate	SWL

[illegible]

Date started 2 27 98 Completed 2 27 98

(unbonded) Monitor Well Constructor Certification:
I certify that the work I performed on the construction, alteration, or abandonment of this well is in compliance with Oregon well construction standards. Materials used and information reported above are true to the best knowledge and belief.

Signed Daniel R. Mathis MWC Number 10423
Date 2 27 98

(bonded) Monitor Well Constructor Certification:
I accept responsibility for the construction, alteration, or abandonment work performed on this well during the construction dates reported above. All work performed during this time is in compliance with Oregon well construction standards. This report is true to the best of my knowledge and belief.

Signed [Signature] MWC Number 10024
Date 2-27-98

SECOND COPY-CONSTRUCTOR THIRD COPY-CUSTOMER

14445.

1444.5

WASH 68325

MBA0405.09D

STATE OF OREGON
MONITORING WELL REPORT

(as required by ORS 537.765 & OAR 690-240-0395)

WELL LABEL # L 20761

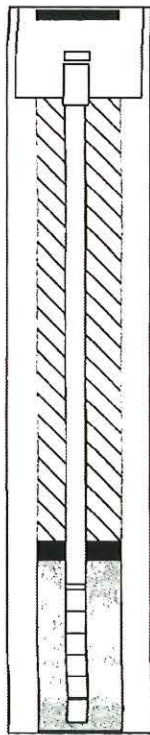
START CARD # 110347 199610

(1) LAND OWNER Owner Well I.D. MW - I
First Name Jim & Cindy Last Name Lewinson
Company
Address 32400 SW Unger Rd.
City Cornelius State OR Zip 97113

(2) TYPE OF WORK ☐ New ☐ Deepening ☐ Conversion
☐ Alteration (repair/recondition) ☒ Abandonment

(3) DRILL METHOD
☐ Rotary Air ☐ Rotary Mud ☐ Cable ☒ Hollow Stem Auger ☐ Cable Mud
☐ Reverse Rotary ☐ Other

(4) CONSTRUCTION Piezometer Well ☐
Depth of Completed Well 15.5 ft. Special Standard ☐



MONUMENT/VAULT Below Ground
From 0 To 1

BORE HOLE
Diameter 3.5 From 0 To 15.5

CASING
Dia. 2 From ☒ 0 To 5.5
Gauge sch 40 Wld Thrd
Material ☐ Steel ☒ Plastic ☐ ☒

LINER
Dia. From To
Gauge Wld Thrd
Material ☐ Steel ☐ Plastic ☐ ☐

SEAL
From 1.5 To 3.5
Material Bentonite Chips
Amount 1 S Grout weight

SCREEN
Casing/Liner Material sch. 40
Diameter 2 From 5.5 To 15.5
Slot Size .01

FILTER
From 3.5 To 15.5 Material silica sand Size of pack 10/20

(5) WELL TESTS

☐ Pump ☐ Bailer ☐ Air ☐ Flowing Artesian
Yield gal/min Drawdown Drill stem/Pump depth Duration (hr)

Temperature 55 °F Lab analysis ☐ Yes By

Supervising Geologist/Engineer Martin S. Burk, RPG

Water quality concerns? ☐ Yes (describe below)
From To Description Amount Units

(6) LOCATION OF WELL (legal description)

County WASHINGTON Twp 1 S N/S Range 3 W E/W WM
Sec 25 SW 1/4 of the NE 1/4 Tax Lot 3000
Tax Map Number Lot
Lat " or 0 DMS or DD
Long " or 0 DMS or DD
☒ Street address of well ☐ Nearest address
32400 SW Unger Rd. Cornelius, OR. 97113

(7) STATIC WATER LEVEL

Date SWL (psi) + SWL (ft)
Existing Well / Predeepening ☐ ☐
Completed Well 09-24-2008 2009 ☒ 7
Flowing Artesian? ☐ Dry Hole? ☐
WATER BEARING ZONES Depth water was first found 20
SWL Date From To Est Flow SWL (psi) + SWL (ft)
09-24-2008 7 15.5 ☒ 7
2009

(8) WELL LOG

Ground Elevation
Material From To
Abandonment: removed well vault and concrete, 0 15.5
overdrilled well with 4.25" augers to 15.5'. Chipped 0 15.5
bore hole with bentonite chips (3/8") from 15.5' to 0 15.5
surface. 0 15.5
Received
APR 22 2024
RECEIVED OWRD RECEIVED
OCT 26 2009 JAN 05 2010
WATER RESOURCES DEPT WATER RESOURCES DEPT
SALEM, OREGON SALEM, OREGON

Date Started 09-24-2008 2009 Completed 09-24-2008 2009

(unbonded) Monitor Well Constructor Certification

I certify that the work I performed on the construction, deepening, alteration, or abandonment of this well is in compliance with Oregon monitoring well construction standards. Materials used and information reported above are true to the best of my knowledge and belief.

License Number 10496 Date 10/21/09
Password: (if filing electronically)
Signed Joe Johnson

(bonded) Monitor Well Constructor Certification

I accept responsibility for the construction, deepening, alteration, or abandonment work performed on this well during the construction dates reported above. All work performed during this time is in compliance with Oregon monitoring well construction standards. This report is true to the best of my knowledge and belief.

License Number 10288 Date 10-21-09
Password: (if filing electronically)
Signed Joe L. Lowe
Contact Info (optional)

ORIGINAL - WATER RESOURCES DEPARTMENT

THIS REPORT MUST BE SUBMITTED TO THE WATER RESOURCES DEPARTMENT WITHIN 30 DAYS OF COMPLETION OF WORK

Form Version: 0.31

APR - 6 1938

10 L20762

MONITORING WELL REPORT

(as required by ORS 537.765 & OAR 690-240-095)

PRODUCES DEPT.

Start Card # 110348

Instructions for completing this report are on the next page of this form

(1) OWNER/PROJECT:

WELL NO.

SALEM, OREGON
Mw-2

Name Jacobs Property
Address 32400 SW Unger Rd.
City Cornelius State OR Zip 97113

(2) TYPE OF WORK:

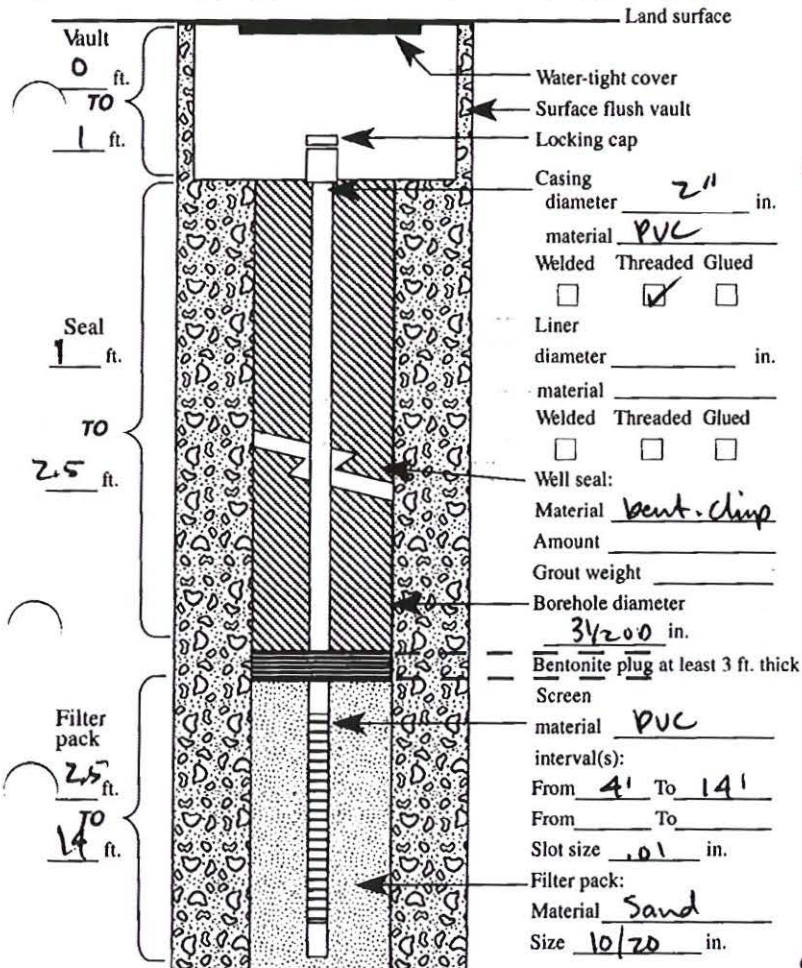
- ☒ New construction ☐ Alteration (Repair/Recondition)
☐ Conversion ☐ Deepening ☐ Abandonment

(3) DRILLING METHOD

- ☐ Rotary Air ☐ Rotary Mud ☐ Cable
☐ Hollow Stem Auger ☐ Other hand dug/hand auger

(A) BORE HOLE CONSTRUCTION

Special Standards ☒ Yes ☐ No Depth of completed well 14 ft.



(5) WELL TEST:

- ☐ Pump ☐ Bailer ☐ Air ☐ Flowing Artesian
 Permeability _____ Yield _____ GPM
 Conductivity _____ PH _____
 Temperature of water 56° °F/C Depth artesian flow found _____ ft.
 Was water analysis done? ☐ Yes ☐ No
 By whom? _____
 Depth of strata to be analyzed. From _____ ft. to _____ ft.
 Remarks: _____

Name of supervising Geologist/Engineer

Martin S. Busch

ORIGINAL & FIRST COPY-WATER RESOURCES DEPARTMENT

(6) LOCATION OF WELL By legal description

Well Location: County Washington
Township 1 S (N or S) Range 3 W (E or W) Section 25
1. SW 1/4 of NE 1/4 of above section.
2. Either Street address of well location
32400 SW Unger Rd, Cornelius, OR
or Tax lot number of well location 3000

(7) STATIC WATER LEVEL:

7 Ft. below land surface. Date 2-27-98
Artesian Pressure lb/sq. in. Date

(8) WATER BEARING ZONES:

Depth at which water was first found _____

[illegible]

(9) WELL LOG:

Ground elevation

[illegible]

Date started 2 27 98 Completed 2 27 98

(unbonded) Monitor Well Constructor Certification:

I certify that the work I performed on the construction, alteration, or abandonment of this well is in compliance with Oregon well construction standards. Materials used and information reported above are true to the best knowledge and belief.

MWC Number 10423

Signed David K. Mett

Date 2 27 98

(bonded) Monitor Well Constructor Certification:

I accept responsibility for the construction, alteration, or abandonment work performed on this well during the construction dates reported above. All work performed during this time is in compliance with Oregon well construction standards. This report is true to the best of my knowledge and belief.

MWC Number 10024

Signed

Date 2-27-98

SECOND COPY-CONSTRUCTOR THIRD COPY-CUSTOMER

14445

WASH 68326

MBA 0405 09D

WASH
68326STATE OF OREGON
MONITORING WELL REPORT

(as required by ORS 537.765 & OAR 690-240-0395)

* ABANDONMENT *

WELL LABEL # L 20762

START CARD # 110348

199611

* AMENDED *

(1) LAND OWNER

Owner Well I.D. MW - 2

First Name Jim & Cindy

Last Name Lewinson

Company

Address 32400 SW Unger Rd.

City Cornelius

State OR

Zip 97113

(2) TYPE OF WORK

☐ New☐ Deepening☐ Conversion☐ Alteration (repair/recondition) ☒ Abandonment

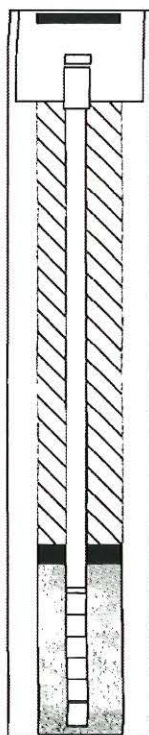
(3) DRILL METHOD

☐ Rotary Air☐ Rotary Mud☐ Cable☒ Hollow Stem Auger☐ Cable Mud☐ Reverse Rotary☐ Other

(4) CONSTRUCTION

Piezometer Well ☐

Depth of Completed Well 14

ft. Special Standard ☐

MONUMENT/VAULT

Below Ground

From 0

To 1

BORE HOLE

Diameter 3.5

From 0

To 14

CASING

Dia. 2

From ☒ 0

To 4

Gauge sch 40

Wid Thrd

Material ☐ Steel☒ Plastic ☐ ☒

LINER

Dia.

From ☐

To

Gauge

Wid Thrd

Material ☐ Steel☐ Plastic ☐ ☐

SEAL

From 1.5

To 2.5

Material Bentonite Chips

Amount 1

S

Grout weight

SCREEN

Casing/Liner

Material sch. 40

Diameter 2

From 4

To 14

Slot Size .01

FILTER

From 2.5

To 14

Material silica sand

Size of pack 10/20

(5) WELL TESTS

☐ Pump☐ Bailer☐ Air☐ Flowing Artesian

Yield gal/min

Drawdown

Drill stem/Pump depth

Duration (hr)

Temperature 55

°F

Lab analysis ☐ Yes By

Supervising Geologist/Engineer Martin S. Burk, RPG

Water quality concerns? ☐ Yes (describe below)

From

To

Description

Amount

Units

(6) LOCATION OF WELL (legal description)

County WASHINGI Twp 1 S N/S Range 3 W E/W WM

Sec 25 SW 1/4 of the NE 1/4 Tax Lot 3000

Tax Map Number

Lot

Lat

" or 0

DMS or DD

Long

" or 0

DMS or DD

☒ Street address of well☐ Nearest address

32400 SW Unger Rd. Cornelius, OR. 97113

(7) STATIC WATER LEVEL

Date SWL(psi) + SWL(ft)

Existing Well / Predeepening

Completed Well

09-24-2008

7

Flowing Artesian? ☐Dry Hole? ☐

WATER BEARING ZONES

Depth water was first found 20

SWL Date

From

To

Est Flow

SWL(psi)

+ SWL(ft)

09-24-2008

7

14

7

(8) WELL LOG

Ground Elevation

Material

From

To

Abandonment: removed well vault and concrete,
over-drilled well with 4.25" augers to 14'. Chipped
bore hole with bentonite chips (3/8") from 1 to
surface.

0

14

0

14

0

14

Received

APR 22 2024

OWRD

RECEIVED

RECEIVED

JAN 05 2010

OCT 26 2009

WATER RESOURCES DEPT
SALEM, OREGONWATER RESOURCES DEPT
SALEM, OREGON

Date Started 09-24-2008

2009

Completed

09-24-2008

2009

(unbonded) Monitor Well Constructor Certification

I certify that the work I performed on the construction, deepening, alteration, or abandonment of this well is in compliance with Oregon monitoring well construction standards. Materials used and information reported above are true to the best of my knowledge and belief.

License Number 10496

Date

10/21/09

Password: (if filing electronically)

Signed

Dec Johnson

(bonded) Monitor Well Constructor Certification

I accept responsibility for the construction, deepening, alteration, or abandonment work performed on this well during the construction dates reported above. All work performed during this time is in compliance with Oregon monitoring well construction standards. This report is true to the best of my knowledge and belief.

License Number 10288

Date

10-21-09

Password: (if filing electronically)

Signed

Robert L. Basso

Contact Info (optional)

ORIGINAL - WATER RESOURCES DEPARTMENT

THIS REPORT MUST BE SUBMITTED TO THE WATER RESOURCES DEPARTMENT WITHIN 30 DAYS OF COMPLETION OF WORK

Form Version: 0.31

WASH 68328

MBA 0405.090

WASH
68328STATE OF OREGON
MONITORING WELL REPORT

(as required by ORS 537.765 & OAR 690-240-0395)

* ABANDONMENT *

* AMENDED *

WELL LABEL # L 20763

START CARD # 110249 199613

(1) LAND OWNER

Owner Well I.D. MW - 4

First Name Jim & Cindy

Last Name Lewinson

Company

Address 32400 SW Unger Rd.

City Cornelius

State OR

Zip 97113

(2) TYPE OF WORK

☐ New☐ Deepening☐ Conversion☐ Alteration (repair/recondition) ☒ Abandonment

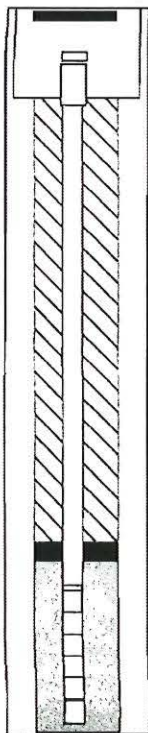
(3) DRILL METHOD

☐ Rotary Air☐ Rotary Mud☐ Cable☒ Hollow Stem Auger☐ Cable Mud☐ Reverse Rotary☐ Other

(4) CONSTRUCTION

Piezometer Well ☐

Depth of Completed Well 14.5

ft. Special Standard ☐

MONUMENT/VAULT

Below Ground

From 0

To 1

BORE HOLE

Diameter 3.5

From 0

To 14.5

CASING

Dia. 2

From ☒ 0

To 5

Gauge sch 40

Wld Thrd

Material ☐ Steel☒ Plastic☐ ☒

LINER

Dia. _____

From ☐

To _____

Gauge _____

Wld Thrd

Material ☐ Steel☐ Plastic☐ ☐

SEAL

From 1.5

To 2.5

Material Bentonite Chips

Amount 1

S

Grout weight _____

SCREEN

Casing/Liner _____

Material sch. 40

Diameter 2

From 4.5

To 14.5

Slot Size .01

FILTER

From 2.5

To 14.5

Material silica sand

Size of pack 10/20

(5) WELL TESTS

☐ Pump☐ Bailer☐ Air☐ Flowing Artesian

Yield gal/min

Drawdown

Drill stem/Pump depth

Duration (hr)

Temperature 55 °F Lab analysis ☐ Yes By _____

Supervising Geologist/Engineer Martin S. Burk, RPG

Water quality concerns? ☐ Yes (describe below)

From

To

Description

Amount

Units

(6) LOCATION OF WELL (legal description)

County WASHINGTON

Twp 1

S

N/S

Range 3

W

E/W WM

Sec 25

SW

1/4 of the

NE

1/4

Tax Lot

3000

Tax Map Number

Lot

Lat

°

'

" or 0

DMS or DD

Long

°

'

" or 0

DMS or DD

☒ Street address of well☐ Nearest address

32400 SW Unger Rd. Cornelius, OR. 97113

(7) STATIC WATER LEVEL

Date SWL (psi) + SWL (ft)

Existing Well / Predeepening

2009

Completed Well

09-24-2008

Flowing Artesian? ☐Dry Hole? ☐

WATER BEARING ZONES

Depth water was first found 20

SWL Date

From

To

Est Flow

SWL (psi)

+ SWL (ft)

09-24-2008

7

14.5

☒

7

(8) WELL LOG

Ground Elevation

Material

From

To

Abandonment: removed well vault and concrete,
over-drilled well with 4.25" augers to 14.5'. Chipped
bore hole with bentonite chips (3/8") from 14.5' to
surface.

0

14.5

0

14.5

0

14.5

0

14.5

Received

RECEIVED

RECEIVED

APR 22 2024

JAN 05 2010

OCT 26 2009

OWRD WATER RESOURCES DEPT
SALEM, OREGON

WATER RESOURCES DEPT
SALEM, OREGON

Date Started 09-24-2008

Completed 09-24-2008

(unbonded) Monitor Well Constructor Certification

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License Number 10496

Date 10/21/09

Password: (if filing electronically)

Signed

(bonded) Monitor Well Constructor Certification

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License Number 10288

Date 10-21-09

Password: (if filing electronically)

Signed

Contact Info (optional)

ORIGINAL - WATER RESOURCES DEPARTMENT

THIS REPORT MUST BE SUBMITTED TO THE WATER RESOURCES DEPARTMENT WITHIN 30 DAYS OF COMPLETION OF WORK

Form Version: 0.31



Well where
water is
moving to

Received
APR 22 2024
OWRD

1S 3 25

Nursery Water Rights



3/5/2024

Nursery Water Rights - Field Notes (Points)



Well

Nursery Water Rights - Field Notes (Areas)



Taxlot



Existing POU



Existing POU Left Unchanged

World Imagery

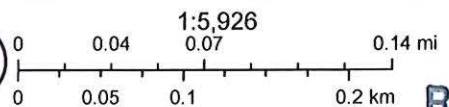
Low Resolution 15m Imagery

High Resolution 60cm Imagery

High Resolution 30cm Imagery

Citations

1.2m Resolution Metadata



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Received

APR 22 2024

OWRD

14445 -

1S 3W 25 SW SW 100

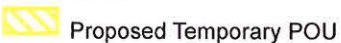


2/19/2024

Nursery Water Rights - Field Notes (Points)



Nursery Water Rights - Field Notes (Areas)



World Imagery

Received

APR 22 2024

OWRD

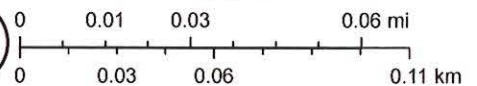
Low Resolution 15m Imagery

High Resolution 60cm Imagery

High Resolution 30cm Imagery

Citations

60cm Resolution Metadata



1:2,909

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Washington County, Oregon

06/15/2009 02:18:14 PM

2009-053879

D-DW

Cnt=1 Stn=8 C PFEIFER

\$10.00 \$5.00 \$11.00 \$260.00 - Total = \$286.00



01375373200900538790020025

I, Richard Hobernicht, Director of Assessment and Taxation and Ex-Officio County Clerk for Washington County, Oregon, do hereby certify that the within instrument of writing was received and recorded in the book of records of said county.

Richard Hobernicht, Director of Assessment and Taxation, Ex-Officio County Clerk



RECORDING REQUESTED BY:
Fidelity National Title Company of Oregon

GRANTOR'S NAME:
Wayne Culvahouse and El Wanda Culvahouse

GRANTEE'S NAME:
Suzanne E. James and Amanda F. James,
Trustees of the James Family Trust

SEND TAX STATEMENTS TO:
Suzanne E. James and Amanda F. James,
Trustees of the James Family Trust
20600 Kings Grade
Newberg, OR 97132

AFTER RECORDING RETURN TO:
James Family Trust
30580 SW Unger Rd.
Cornelius, OR 97113

Escrow No: 20090012120-FTPOR39

30580 SW Unger Rd.
Cornelius, OR 97113



WASHINGTON COUNTY
REAL PROPERTY TRANSFER TAX
\$ 260.00 6/15/09
FEE PAID DATE

SPACE ABOVE THIS LINE FOR RECORDER'S USE

STATUTORY WARRANTY DEED

Wayne Culvahouse and El Wanda Culvahouse, Grantor, conveys and warrants to James Family Investments, LLC, an Oregon Limited Liability Company, the following described real property, free and clear of encumbrances except as specifically set forth below, situated in the County of Washington, State of Oregon:

See Legal Description Attached hereto and made a part hereof.

Subject to and excepting:

Waiver of Remonstrance recorded 2/17/82, #82-003946; Covenants, conditions, restrictions and easements recorded 2/12/91, #91-007379; rerecorded 7/1/91, #91-034887; Waiver of Remonstrance recorded 2/21/91, #91-007380; Waiver of Remonstrance recorded 11/19/97, Fee No. 97-108958; Relinquishment of Access recorded 2/15/06, #2006-08129; Easement recorded 12/21/0, # 2007-130428;

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES, AS DEFINED IN ORS 30.930, AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007.

THE TRUE AND ACTUAL CONSIDERATION FOR THIS CONVEYANCE IS \$260,000.00. (See ORS 93.030)

DATED 6/10/09

Wayne Culvahouse
Wayne Culvahouse

Received

APR 22 2024

OWRD

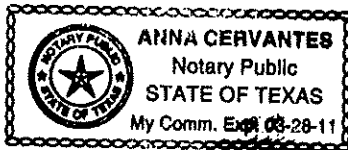
Fidelity National Title of Oregon

20090012120-25

Wayne Culvahouse

El Wanda Culvahouse
El Wanda Culvahouse

State of TEXAS

COUNTY of INDLANDThis instrument was acknowledged before me on June 10, 2009
by El Wanda and Wayne CulvahouseAnna Cervantes
Notary Public - State of Oregon Texas
My commission expires: 3-28-2011

Received

APR 22 2024

OWRD

EXHIBIT "ONE"

Tract 5, LAUREL ACRES, an unrecorded plat, in the County of Washington and State of Oregon, more fully described as follows:

Commencing at a stone set for the center of Section 25, Township 1 South, Range 3 West of the Willamette Meridian, in the County of Washington and State of Oregon, said stone being 2,665.8 feet East of the West one-quarter corner and 2,641.4 feet West of the East one-quarter corner of said Section 25; thence, from said stone, South 0°41' West along the North and South center line of said Section 25, a distance of 1,334.87 feet to the South line of a 40 foot county road; thence, along said South line, South 89°25' East 1,809.65 feet to the Northwest corner and true point of beginning of the herein described tract; thence, from said true point of beginning and continuing along the South line of aforesaid county road, 814.2 feet to the West line of Hillsboro Laurel Road; thence, along said West line, South 0°35' West 267.5 feet; thence North 8°25' West 814.21 feet; thence North 0°35' East 267.5 feet to the true point of beginning.

EXCEPT the Westerly 549 feet thereof.

ALSO EXCEPT that parcel conveyed to the State of Oregon by and through its State Highway Commission by Deed recorded June 20, 1958 in Volume 406 Page 384, Deed Records, in the County of Washington and State of Oregon.

ALSO EXCEPT that parcel conveyed to Washington County by Deed recorded May 24, 1983 as Fee No. 83-017812.

ALSO EXCEPT that parcel dedicated to the public by Deed recorded May 24, 1983 as Fee No. 83-017813.

ALSO EXCEPT that portion conveyed to the State of Oregon, by and through its Department of Transportation, Highway Division by Deed recorded February 12, 1991 as Fee No. 91-007379 and re-recorded July 1, 1991 as Fee No. 91-034887.

ALSO EXCEPT that portion dedicated to Washington County by Dedication Deed recorded February 12, 1991, as Fee No. 91-007381.

ALSO EXCEPT that portion conveyed to the State of Oregon, by and through its Department of Transportation by Deed recorded February 15, 2006 as Fee No. 2006-018129.

PAX 13 ONE

1152

FATCO. NO. 89102 -HB



After recording return to:
James H. Lewinson & Cynthia Y. Leung
P.O. Box 416
Hillsboro, Oregon 97123

Until a change is requested all tax statements
shall be sent to the following address:
James H. Lewinson & Cynthia Y. Leung
P.O. Box 416
Hillsboro, Oregon 97123

Escrow No. 0017(X)85
Title No. 89-1102

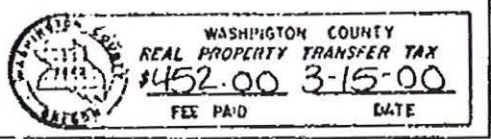
STATE OF OREGON } SS
County of Washington

THIS SPACE IS

I, Jerry H. Hanson, Director of Assessment and Taxation and Ex-Officio County Clerk for said county, do hereby certify that the within instrument of writing was received and recorded in book of records of said county.

Jerry H. Hanson, Director of Assessment and Taxation, Ex-Officio County Clerk

Doc: 2000020663
Rect: 250804 474.00
03/15/2000 03:13:56pm



STATUTORY WARRANTY DEED

Leo R. Jacobs and Joanne C. Jacobs, Grantor, conveys and warrants to James H. Lewinson and Cynthia Y. Leung, husband and wife, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

The West one half of the Southwest quarter of the Southwest quarter of Section 25, Township 1 South, Range 3, West of the Willamette Meridian, in the County of Washington and State of Oregon; known as Lot 4 in said Section. EXCEPTING THE East 7 1/2 feet. ALSO EXCEPT 20 feet on the North end reserved for road purposes.

This property is free of liens and encumbrances, EXCEPT:
subject to additional taxes and penalties if disqualified from farm use status; rights of the public in streets, roads and highways;

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS, BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

The true consideration for this conveyance is \$452,000.00 (here comply with the requirements of ORS 53.030)

Dated this 15 day of March, 2000.

Leo R. Jacobs
Leo R. Jacobs

Joanne C. Jacobs
Joanne C. Jacobs

Received
APR 22 2024

STATE OF OREGON } ss.
County of Washington

This instrument was acknowledged before me on this 15 day of March, 2000
by Leo R. Jacobs and Joanne C. Jacobs

OWRD

Sharon A. Bernal
Notary Public for Oregon

My commission expires: 7-7-2001



14445 -

RECEIVED
SEP 17 1962
STATE ENGINEER
SALEM OREGON

Permit No. G- **2249**

APPLICATION FOR A PERMIT

Received
APR 22 2024
OWRD

To Appropriate the Ground Waters of the State of Oregon

I, Arthur B. Curtis
(Name of applicant)
of Rt. #2 Box 314 Cornelius, county of Washington
(Postoffice Address)
state of OREGON, do hereby make application for a permit to appropriate the following described ground waters of the state of Oregon, **SUBJECT TO EXISTING RIGHTS:**

If the applicant is a corporation, give date and place of incorporation

1. Give name of nearest stream to which the well, tunnel or other source of water development is situated Christensen Creek
(Name of stream)

tributary of Tualatin River

2. The amount of water which the applicant intends to apply to beneficial use is 0.125 cubic feet per second or 56.1 gallons per minute.

3. The use to which the water is to be applied is Irrigation

4. The well or other source is located 1160 ft and N 13°30'E from the corner of SW 1/4 of Sec 25
(N. or S.) (E. or W.)
(Section or subdivision)

T1S, R3W, W.M.
(If preferable, give distance and bearing to section corner)

(If there is more than one well each must be described. Use separate sheet if necessary)

being within the SW 1/4 of SW 1/4 of Sec. 25, Twp. 10, R. 3W, W. M., in the county of Washington

5. The Canal or pipe line to be 1.0 miles in length, terminating in the SW 1/4 of Sec. 25, Twp. 10, R. 3W, W. M., the proposed location being shown throughout on the accompanying map.

6. The name of the well or other works is Curtis Well

DESCRIPTION OF WORKS

7. If the flow to be utilized is artesian, the works to be used for the control and conservation of the supply when not in use must be described.

8. The development will consist of one well having a diameter of 8 inches and an estimated depth of 134 feet. It is estimated that 111 feet of the well will require steel casing. Depth to water table is estimated 125.
(Kind) (Feet)

2219

MUNICIPAL SUPPLY—

12. To supply the city of _____
 in _____ county, having a present population of _____
 and an estimated population of _____ in 19____

ANSWER QUESTIONS 14, 15, 16, 17 AND 18 IN ALL CASES

14. Estimated cost of proposed works, \$ 2200
 15. Construction work will begin on or before Fall 1962
 16. Construction work will be completed on or before Fall 1963
 17. The water will be completely applied to the proposed use on or before Fall 1966
 18. If the ground water supply is supplemental to an existing water supply, identify any application for permit, permit, certificate or adjudicated right to appropriate water, made or held by the applicant. None

Arthur B. Curtis
 (Signature of applicant)

Remarks: _____

Received

APR 22 2024

OWRD

STATE OF OREGON, }
 County of Marion, }

This is to certify that I have examined the foregoing application, together with the accompanying maps and data, and return the same for _____

In order to retain its priority, this application must be returned to the State Engineer, with corrections on or before _____, 19____

WITNESS my hand this _____ day of _____, 19____

STATE ENGINEER

By _____

ASSISTANT

STATE OF OREGON,

PERMIT

14445 -

County of Marion,

This is to certify that I have examined the foregoing application and do hereby grant the same, SUBJECT TO EXISTING RIGHTS and the following limitations and conditions:

The right herein granted is limited to the amount of water which can be applied to beneficial use and shall not exceed 0.13 cubic feet per second measured at the point of diversion from the well or source of appropriation, or its equivalent in case of rotation with other water users, from Curtis well

The use to which this water is to be applied is irrigation

If for irrigation, this appropriation shall be limited to 1/80th 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 1/2 acre feet per acre for each acre irrigated during the irrigation season of each year;

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APR 22 2024

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and shall be subject to such reasonable rotation system as may be ordered by the proper state officer.

The well shall be cased as necessary in accordance with good practice and if the flow is artesian the works shall include proper capping and control valve to prevent the waste of ground water.

The works constructed shall include an air line and pressure gauge or an access port for measuring line, adequate to determine water level elevation in the well at all times.

The permittee shall install and maintain a weir, meter, or other suitable measuring device, and shall keep a complete record of the amount of ground water withdrawn.

The priority date of this permit is September 17, 1962

Actual construction work shall begin on or before December 10, 1963 and shall

thereafter be prosecuted with reasonable diligence and be completed on or before October 1, 1964

Complete application of the water to the proposed use shall be made on or before October 1, 1965

WITNESS my hand this 10th day of December, 1962

Chris L. Wheeler

STATE ENGINEER

Application No. G- 2449

Permit No. G- 2749

PERMIT

TO APPROPRIATE THE GROUND
WATERS OF THE STATE
OF OREGON

This instrument was first received in the
office of the State Engineer at Salem, Oregon,
on the 17th day of September,
1962 at 1:00 o'clock P. M.

Returned to applicant:

Approved:

December 10, 1962

Recorded in book No. 9 of
Ground Water Permits on page 2219

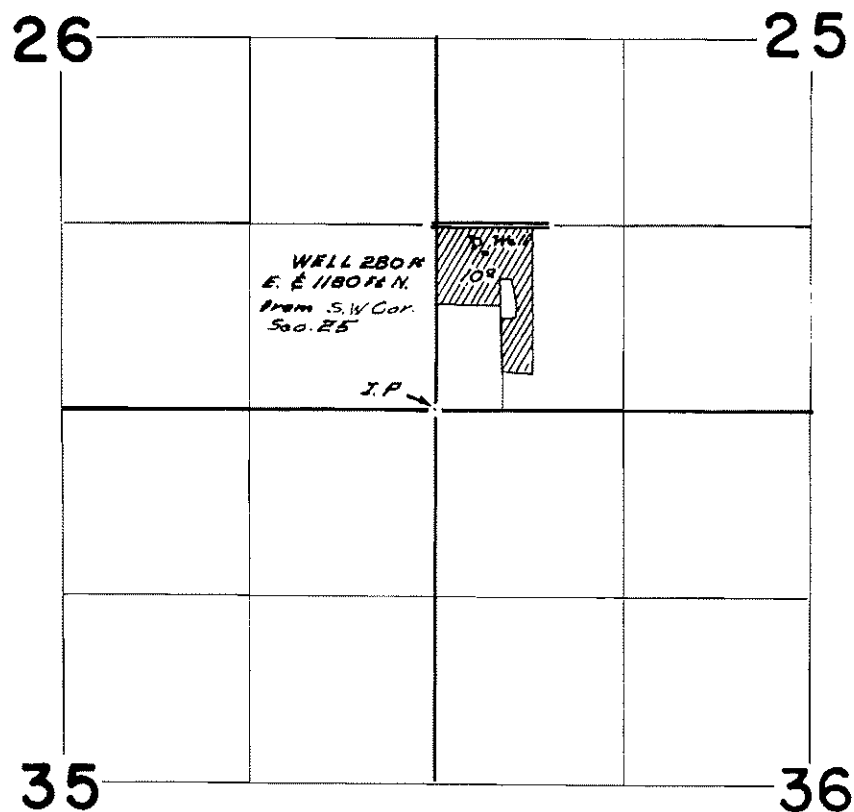
CHRIS L. WHEELER

STATE ENGINEER

Drainage Basin No. 2 page 96P

State Printing
15

T.1S. R.3W. W.M.



FINAL PROOF SURVEY
UNDER

Application No. G-2249 Permit No. G-2249
IN NAME OF

Arthur B. Curtis

Surveyed Aug. 26, 1966, by W.J. Ruppert

Received

APR 22 2024

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STATE OF OREGON
COUNTY OF WASHINGTON
CERTIFICATE OF WATER RIGHT

This Is to Certify, That RALPH D. MOONEY

of Route 2, Box 314, Cornelius, State of Oregon, has made proof to the satisfaction of the STATE ENGINEER of Oregon, of a right to the use of the waters of Curtis Well

a tributary of Christensen Creek (Tualatin River) for the purpose of irrigation of 10.0 acres

under Permit No. G-2249 of the State Engineer, and that said right to the use of said waters has been perfected in accordance with the laws of Oregon; that the priority of the right hereby confirmed dates from September 17, 1962

that the amount of water to which such right is entitled and hereby confirmed, for the purposes aforesaid, is limited to an amount actually beneficially used for said purposes, and shall not exceed 0.09 cubic foot per second

or its equivalent in case of rotation, measured at the point of diversion from the stream. The point of diversion is located in the SW $\frac{1}{4}$ SW $\frac{1}{4}$, Section 25, T. 1 S., R. 3 W., W. M. Well located 280 feet East and 1180 feet North from SW Corner, Section 25.

The amount of water used for irrigation, together with the amount secured under any other right existing for the same lands, shall be limited to one-eightieth of one cubic foot per second per acre, or its equivalent for each acre irrigated and shall be further limited to a diversion of not to exceed 2 $\frac{1}{2}$ acre feet per acre for each acre irrigated during the irrigation season of each year;

and shall conform to such reasonable rotation system as may be ordered by the proper state officer.

A description of the place of use under the right hereby confirmed, and to which such right is appurtenant, is as follows:

10.0 acres SW $\frac{1}{4}$ SW $\frac{1}{4}$
Section 25
T. 1 S., R. 3 W., W. M.

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The right to the use of the water for the purposes aforesaid is restricted to the lands or place of use herein described.

WITNESS the signature of the State Engineer, affixed

this date, July 26, 1968

CHRIS L. WHEELER

State Engineer

Application for Water Right Transfer Evidence of Use Affidavit



Oregon Water Resources Department
725 Summer Street NE, Suite A
Salem, Oregon 97301-1266
(503) 986-0900
www.wrd.state.or.us

Please print legibly or type. Be as specific as possible. Attach additional pages if you need more spacing.
Supporting documentation must be attached.

State of Oregon)
) ss
County of Washington)

I, Cynthia Y. Leung, in my capacity as Owner

mailing address 32400 SW Unger Rd, Cornelius, OR 97113

telephone number (503) 975-5448, being first duly sworn depose and say:

1. My knowledge of the exercise or status of the water right is based on (check one):

☒ Personal observation ☐ Professional expertise

2. I attest that:

☒ Water was used during the previous five years on the entire place of use for
Certificate # 35180; OR

☐ My knowledge is specific to the use of water at the following locations within the last five years:

Certificate #	Township	Range	Mer	Sec	¼ ¼	Gov't Lot or DLC	Acres (if applicable)

OR

- ☐ Confirming Certificate # _____ has been issued within the past five years; OR
- ☐ Part or all of the water right was leased instream at some time within the last five years. The instream lease number is: _____ (Note: If the entire right proposed for transfer was not leased, additional evidence of use is needed for the portion not leased instream.); OR
- ☐ The water right is not subject to forfeiture and documentation that a presumption of forfeiture for non-use would be rebutted under ORS 540.610(2) is attached.
- ☐ Water has been used at the actual current point of diversion or appropriation for more than 10 years for Certificate # _____ (For Historic POD/POA Transfers)

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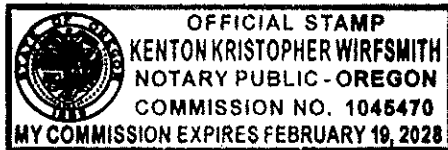
(continues on reverse side)

3. The water right was used for: (e.g., crops, pasture, etc.): _____
4. I understand that if I do not attach one or more of the documents shown in the table below to support the above statements, my application will be considered incomplete.

Cyler S
Signature of Affiant

4/16/24
Date

Signed and sworn to (or affirmed) before me this 16th day of APRIL, 2024.



Kenton Wirfsmith
Notary Public for Oregon

My Commission Expires: 02/19/2028

Supporting Documents	Examples
<input type="checkbox"/> Copy of a water right certificate that has been issued within the last five years. (not a remaining right certificate)	Copy of confirming water right certificate that shows issue date
<input checked="" type="checkbox"/> Copies of receipts from sales of irrigated crops or for expenditures related to use of water	<ul style="list-style-type: none"> • Power usage records for pumps associated with irrigation use • Fertilizer or seed bills related to irrigated crops • Farmers Co-op sales receipt
<input type="checkbox"/> Records such as FSA crop reports, irrigation district records, NRCS farm management plan, or records of other water suppliers	<ul style="list-style-type: none"> • District assessment records for water delivered • Crop reports submitted under a federal loan agreement • Beneficial use reports from district • IRS Farm Usage Deduction Report • Agricultural Stabilization Plan • CREP Report
<input type="checkbox"/> Aerial photos containing sufficient detail to establish location and date of photograph	<p>Multiple photos can be submitted to resolve different areas of a water right.</p> <p>If the photograph does not print with a "date stamp" or without the source being identified, the date of the photograph and source should be added.</p> <p>Sources for aerial photos: OSU – www.oregonexplorer.info/imagery OWRD – www.wrd.state.or.us Google Earth – earth.google.com TerraServer – www.terra-server.com</p>
<input type="checkbox"/> Approved Lease establishing beneficial use within the last 5 years	Copy of instream lease or lease number

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APR 22 2024

14445

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Tierra Firme LLC
26601 SW Stafford RD.
Wilsonville, OR 97070 US
+1 5033819378
firme@hotmail.com
myseeratfirme.com

Invoice



BILL TO

Cindy Leung
32400 SW Unger Rd.
Cornelius, OR. 97113

SHIP TO

Cindy Leung
32400 SW Unger Rd.
Cornelius, OR. 97113

INVOICE #	DATE	TOTAL DUE	DUE DATE	TERMS	ENCLOSED
5430	08/19/2022	\$29,312.73	09/01/2022	Due on receipt	

SALES REP
Jose Juarez

DESCRIPTION	QTY	RATE	AMOUNT
Irrigation Install Install irrigation system using commercial grade Rainbird products for entire back yard. New irrigation clock and wiring.	1	21,500.00	21,500.00
Landscape Construction Paver patio installation approximately 500 sq ft including a walkway leading to front gate. 36" ft seat wall matching the patio stone color with a charcoal cap. Removal of existing concrete walkway and shrubbery to create new grade.	1	15,200.00	15,200.00
Landscape Construction Seed lawn installation approximately 12000 sq ft. Grade and amend soil with new blended soil mix (compost, sandy loam and sand). Compact and apply seed and fertilizer. Spray any existing grass or weeds prior any start of work. Rental of equipment included.	1	12,000.00	12,000.00
Landscape Construction Additional work added: Remove and replace existing fence Additional paver work (moved original wall back to fence line).	1	6,648.42	6,648.42

PAYMENT

26,035.69

BALANCE DUE

\$29,312.73

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APR 22 2024
OWRD

Land Use Information Form

OREGON



Oregon Water Resources Department

725 Summer Street NE, Suite A

Salem, Oregon 97301-1266

(503) 986-0900

www.oregon.gov/OWRD

NAME Brad Burke				PHONE 503-523-7431	
MAILING ADDRESS 2796 SE 73rd Ave					
CITY Hillsboro	STATE OR	ZIP 97123	EMAIL bburke@ashcreekforestry.com		

A. Land and Location

Please include the following information for all tax lots where water will be diverted (taken from its source), conveyed (transported), and/or used or developed. Applicants for municipal use, or irrigation uses within irrigation districts, may substitute existing and proposed service-area boundaries for the tax-lot information requested below.

Township	Range	Section	¼ ¼	Tax Lot #	Plan Designation (e.g., Rural Residential/RR-5)	Water to be:			Proposed Land Use:
1S	3W	25	SW NE	3000	280 feet east and 1180 north from SW corner of sec 25	<input checked="" type="checkbox"/> Diverted	<input type="checkbox"/> Conveyed	<input type="checkbox"/> Used	
1S	3W	25	SW SW	100	25 feet west and 950 north from SE corner of sec 25	<input type="checkbox"/> Diverted	<input type="checkbox"/> Conveyed	<input checked="" type="checkbox"/> Used	
						<input type="checkbox"/> Diverted	<input type="checkbox"/> Conveyed	<input type="checkbox"/> Used	
						<input type="checkbox"/> Diverted	<input type="checkbox"/> Conveyed	<input type="checkbox"/> Used	

List all counties and cities where water is proposed to be diverted, conveyed, and/or used or developed:

Washington County

NOTE: A separate Land Use Information Form must be completed and submitted for each county and city, as applicable.

B. Description of Proposed Use

Type of application to be filed with the Oregon Water Resources Department:

- ☐ Permit to Use or Store Water ☒ Water Right Transfer ☐ Permit Amendment or Ground Water Registration Modification
☐ Limited Water Use License ☐ Exchange of Water ☐ Allocation of Conserved Water

Source of water: ☐ Reservoir/Pond ☒ Ground Water ☐ Surface Water (name) _____

Estimated quantity of water needed: 0.09 ☒ cubic feet per second ☐ gallons per minute ☐ acre-feet

Intended use of water: ☒ Irrigation ☐ Commercial ☐ Industrial ☐ Domestic for _____ household(s)
☐ Municipal ☐ Quasi-Municipal ☐ Instream ☐ Other _____

Briefly describe:

Irrigation for a B-Corp habitat restoration company's nursery.

Received

APR 22 2024

OWRD

Note to applicant: For new water right applications only, if the Land Use Information Form cannot be completed while you wait, please have a local government representative sign the receipt on the bottom of page 4 and include it with the application filed with the Oregon Water Resources Department.

See Page 4 ➔

For Local Government Use Only

The following section must be completed by a planning official from each county and city listed unless the project will be located entirely within the city limits. In that case, only the city planning agency must complete this form. This deals only with the local land use plan. Do not include approval for activities such as building or grading permits.

Please check the appropriate box below and provide the requested information

- ☒ Land uses to be served by the proposed water use(s), including proposed construction, are allowed outright or are not regulated by your comprehensive plan. Cite applicable ordinance section(s): Washington County CDC Section 201-2.4
- ☐ Land uses to be served by the proposed water use(s), including proposed construction, involve discretionary land-use approvals as listed in the table below. (Please attach documentation of applicable land-use approvals which have already been obtained. Record of Action/land-use decision and accompanying findings are sufficient.) **If approvals have been obtained but all appeal periods have not ended, check "Being Pursued."**

Type of Land-Use Approval Needed (e.g., plan amendments, rezones, conditional-use permits, etc.)	Cite Most Significant, Applicable Plan Policies & Ordinance Section References	Land-Use Approval:	
		<input type="checkbox"/> Obtained <input type="checkbox"/> Denied	<input type="checkbox"/> Being Pursued <input type="checkbox"/> Not Being Pursued
		<input type="checkbox"/> Obtained <input type="checkbox"/> Denied	<input type="checkbox"/> Being Pursued <input type="checkbox"/> Not Being Pursued
		<input type="checkbox"/> Obtained <input type="checkbox"/> Denied	<input type="checkbox"/> Being Pursued <input type="checkbox"/> Not Being Pursued
		<input type="checkbox"/> Obtained <input type="checkbox"/> Denied	<input type="checkbox"/> Being Pursued <input type="checkbox"/> Not Being Pursued

Local governments are invited to express special land use concerns or make recommendations to the Oregon Water Resources Department regarding this proposed use of water in the box below or on a separate sheet.

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APR 22 2024

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Name: MAITREYEE SINHA Title: SENIOR PLANNER

Signature: M. Sinha Date: 4.18.24

Governmental Entity: WASHINGTON COUNTY Phone: 503.846.3835

Receipt Acknowledging Request for Land Use Information

Note to Local Government Representative:

Please complete this form and return it to the applicant. **For new water right applications only**, if you are unable to complete this form while the applicant waits, you may complete this receipt and return it to the applicant. If you sign the receipt, you will have 30 days from the date of OWRD's Public Notice of the application to submit the completed Land Use Information Form to Oregon Water Resources Department. Please note while OWRD can accept a signed receipt as part of intake for an application for a new permit to use or store water, a completed Land Use Information Form is required for all other applications.

Applicant Name: _____

Staff Name: _____ Title: _____

Staff Signature: _____ Date: _____

Governmental Entity: _____ Phone: _____

T-14445

Regular Temporary Water Right Transfer Application Checklist

Checked by JonDate 4/23/24

A temporary transfer must be for a change in place of use. A temporary change in POD/POA or APOD/APOA cannot be accepted as a stand-alone change.

A change in POD/POA can accompany the temporary change in place of use, only if the proposed temporary POD/POA is supplying water to the proposed temporary place of use.

(If OK, check box to left; if not, fill in the blank)

- ☒ 1. Page 1 of application: Are all attachments that have been checked actually included?
If not, what is missing? _____
 - ☒ 2. Are fees included and correct?
If not, the correct fee would be: _____, so the amount missing is: _____
 - ☒ 3. Part 4 of application: Have all the applicants listed at the top of the page signed at the bottom?
If not, whose signature is missing? _____
 - ☒ 4. Are all listed certificates shown by WRIS as non-cancelled?
If not, which are cancelled? _____
For each cancelled certificate, if there has been a remaining right certificate issued that covers the lands in the left side of Table 2, list its number _____ and check the #4 box at left on this checklist.
 - ☒ 5. If any certificate is in the name of a "district", is a Supplemental Form D from that district enclosed?
☒ N/A ☐ Form D needed from _____ (district)
 6. If all #1-#5 boxes on this checklist are checked (with no remaining deficiencies identified), accept the application. Put this check sheet in the transfer folder.
- If #1, #2, #3, #4 or #5 on this checklist is deficient, the application cannot be accepted. It should be returned and the deficiencies listed in the "staff" section at the bottom of Application Page 1, unless the applicant or agent can resolve the deficiencies within 2-3 days.