

REGULAR

RA

Name Peterson Farm Land Holdings, LLC
Garrett Dolan, Farm Manager
 Address 2526 Dike Road
Woodland, WA 98674
garrett.dolan@columbia-fruit.com

Change in POA
 Date Filed 2/21/2025
 Initial notice date 3/4/2025
 DPD issued date _____
 PD issued date 8/14/2025
 PD notice date 8/5/2025
 Date of FO 9/17/2025 Vol 135 Page 641-644

C-Date _____
 COBU due date _____
 COBU Received date _____
 Certificate issued _____

Assignments: _____

Irrigation District _____

Agent Jeanne Boatwright
jeanne@boatwrightengr.com

CWRE _____
 CC's list Clackamas County Planning and Zoning

- Oversized map - Location _____

DESCRIPTION OF WATER RIGHT(S)

Name of Stream A Well
 Trib. of Rock Creek
 Use Irrigation County Clackamas
 Quantity of water (CFS) _____ No. of Acres _____
 Name of ditch _____
 App# G-12267 Per # G11369 Cert # 87542 PR Date 10/18/1990
 App# _____ Per # _____ Cert # _____ PR Date _____
 App# _____ Per # _____ Cert # _____ PR Date _____
 App# _____ Per # _____ Cert # _____ PR Date _____

FEES PAID		
Date	Amount	Receipt #
<u>2/21/25</u>	<u>\$125.00</u>	<u>144757</u>
<u>2/21/25</u>	<u>\$1,840.00</u>	<u>144756</u>
<u>3-27-2025</u>	<u>\$4,844.24</u>	<u>144930</u>

FEES REFUNDED		
Date	Amount	Receipt #

**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 # **144757**

INVOICE # _____

RECEIVED FROM: Columbia Fruit Holdings Enterprises, LLC
BY: _____

APPLICATION	
PERMIT	
TRANSFER	T-14616

CASH: CHECK:# 80667 OTHER: (IDENTIFY) _____

TOTAL REC'D \$ 125.00

1083 TREASURY 4170 WRD MISC CASH ACCT

0407 COPIES 47124 R 11545-25 \$ _____
0412 OTHER: (IDENTIFY) Transfer RA \$ 125.00

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

4270 WRD OPERATING ACCT

MISCELLANEOUS

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

WATER RIGHTS:

0201 SURFACE WATER	EXAM FEE	0202	RECORD FEE
0203 GROUND WATER	\$ _____	0204	\$ _____
0205 TRANSFER	\$ _____		
	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 _____ \$ _____

**RECEIVED
OVER THE COUNTER**

RECEIPT: **144757**

DATED: 2-21-25 BY: Lisa D Miller



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

September 17, 2025

Garrett Dolan
2526 Dike Road
Woodland, WA 98674

REFERENCE: Transfer Application T-14616

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

The time allowed to complete the transfer is specified in the final order. YOU SHOULD GIVE PARTICULAR ATTENTION TO THE TIME LIMIT. The water right for any portion of the authorized change in character of use or change in place of use NOT carried out within the time allowed will be lost.

An extension of the time limit can be allowed only upon a showing that diligent effort has been made to complete the actual change(s) within the time allowed.

You are required to hire a Certified Water Rights Examiner (CWRE) to complete a Claim of Beneficial Use report and map which must be submitted to this Department within one year of the date you complete the change(s) or within one year of the completion date authorized in the transfer final order, whichever occurs first.

If you have any questions related to the approval of this transfer, you may contact your caseworker, Dante Luongo, by telephone at (971) 304-5006 or by e-mail at Dante.j.luongo@water.oregon.gov.

Sincerely,

David V. Jones Jr
Water Rights Services Support
Transfers and Conservation Section

cc: Gregory J. Wacker, Watermaster Dist. # 16 (via email)
Jeanne Boatwright, Agent
Clackamas County Planning Department, Local Government

Enclosure

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

In the Matter of Transfer Application) FINAL ORDER
T-14616, Clackamas County) APPROVING A CHANGE IN POINT OF
) APPROPRIATION

Authority

Oregon Revised Statutes (ORS) 537.705 and 540.505 to 540.580 establish the process in which a water right holder may submit a request to transfer the point of appropriation, place of use, or character of use authorized under an existing water right. Oregon Administrative Rules (OAR) Chapter 690, Division 380 implement the statutes and provides the Department’s procedures and criteria for evaluating transfer applications.

Applicant

PETERSON FARM LAND HOLDINGS, LLC
GARRETT DOLAN, FARM MANAGER
2526 DIKE ROAD
WOODLAND, WA 98674

Findings of Fact

1. On February 21, 2025, Peterson Farm Land Holdings, LLC/Garrett Dolan, Farm Manager filed an application to change the point of appropriation under Certificate 87542. The Department assigned the application number T-14616.
2. Notice of the application for transfer was published on March 4, 2025, pursuant to OAR 690-380-4000. No comments were filed in response to the notice.
3. On June 16, 2025, the Department sent a copy of the draft Preliminary Determination to the applicant, proposing to approve Transfer Application T-14616. The draft Preliminary Determination cover letter provided a deadline of July 16, 2026, for the applicant to respond and submit the required information. The applicant requested that the Department proceed with issuance of a Preliminary Determination and provided the necessary information to demonstrate that the applicant is authorized to pursue the transfer.

This final order is subject to judicial review by the Court of Appeals under ORS 183.482. Any petition for judicial review must be filed within the 60-day time period specified by ORS 183.482(1). Pursuant to ORS 536.075 and OAR 137-003-0675, 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.

4. On July 29, 2025, the applicant's agent requested a completion date for October 1, 2027, due to well-driller scheduling conflicts, and determination of crops to be planted.
5. On August 4, 2025, the Department issued a Preliminary Determination proposing to approve Transfer Application T-14616 and sent a copy to the applicant. Additionally, notice of the Preliminary Determination for the transfer application was published in the Department's weekly notice on August 5, 2025, pursuant to ORS 540.520 and OAR 690-380-4020. No protests were filed in response to the notice.
6. The portion of the right to be transferred is as follows:

Certificate: 87542 in the name of WEST COAST TRUST, TRUSTEE; FRANK J. BRONEC TRUST, UTD 9/12/05; B FARMS LLC, C/O JOSEPH E. BRONEC, JOSEPH E. BRONEC (perfected under Permit G-11369)

Use: IRRIGATION OF 92.3 ACRES

Priority Date: OCTOBER 18, 1990

Rate: 0.76 CUBIC FOOT PER SECOND

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

Source: A WELL in the ROCK CREEK BASIN

Authorized Point of Appropriation:

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

Authorized Place of Use:

IRRIGATION							
Twp	Rng	Mer	Sec	Q-Q	GLot	DLC	Acres
5 S	1 E	WM	7	SW NW	3		1.0
5 S	1 E	WM	7	NW SW			4.8
5 S	1 W	WM	12	SW NE		72	3.6
5 S	1 W	WM	12	SE NE		72	3.0
5 S	1 W	WM	12	NE SW		72	1.0
5 S	1 W	WM	12	SE SW		72	0.9
5 S	1 W	WM	12	NE SE		72	34.6
5 S	1 W	WM	12	NW SE		72	37.2
5 S	1 W	WM	12	SW SE		72	6.2
TOTAL							92.3

7. Transfer Application T-14616 proposes to move the authorized point of appropriation to:

Twp	Rng	Mer	Sec	Q-Q	DLC	Measured Distances	Approximate Distance from the Authorized Point of Appropriation
5 S	1 W	WM	12	SW NE	72	WELL 2 - 2560 FEET SOUTH AND 2600 FEET WEST FROM THE NE CORNER OF SECTION 12	1200 FEET SOUTH

Transfer Review Criteria [OAR 690-380-0100(14), OAR 690-380-4010(2), OAR and OAR 690-380-2110(2)]

8. Water has been used within the last five years prior to the submittal of Transfer Application T-14616 according to the terms and conditions of the right. There is no information in the record that would demonstrate that the right is subject to forfeiture under ORS 540.610.
9. A water delivery system sufficient to use the full amount of water allowed under the existing right was present within the five-year period prior to submittal of Transfer Application T-14616.
10. The water right is subject to transfer as defined in ORS 540.505(4) and OAR 690-380-0100(14).
11. The proposed point of appropriation develops groundwater from the same aquifer as the authorized point of appropriation, as required by OAR 690-380-2110(2).
12. The proposed change, as conditioned, would not result in enlargement of the right.
13. The proposed change, as conditioned, would not result in injury to other existing water rights.
14. All other application requirements are met.

Conclusions of Law

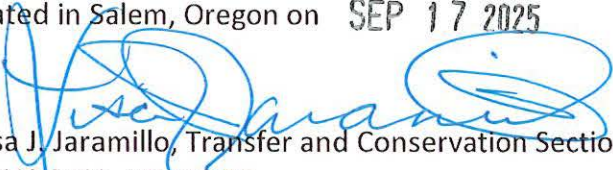
The change in point of appropriation proposed in Transfer Application T-14616 is consistent with the requirements of ORS 537.705 and 540.505 to 540.580 and OAR 690-380-5000.

Now, therefore, it is ORDERED:

1. The change in point of appropriation proposed in Transfer Application T-14616 is approved.
2. The right to the use of the water is restricted to beneficial use at the place of use described and is subject to all other conditions and limitations contained in Certificate 87542 and any related decree.

3. Approval of this transfer application does not constitute nor grant legal access onto or through another person's property for purposes of accessing the new point of appropriation.
4. Water right Certificate 87542 is cancelled. A new certificate will be issued describing the portion of the right not affected by this transfer.
5. The quantity of water diverted at the new point of appropriation (Well 2) shall not exceed the quantity of water lawfully available at the original point of appropriation (Well 1).
6. Water shall be acquired from the same aquifer (water source) as the original point of appropriation.
7. 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.
8. Full beneficial use of the water shall be made, consistent with the terms of this order, on or before **October 1, 2027**. A Claim of Beneficial Use prepared by a Certified Water Right Examiner shall be submitted by the applicant to the Department within one year after the deadline for completion of the change and full beneficial use of the water.
9. After satisfactory proof of beneficial use is received, a new certificate confirming the right transferred will be issued.

Dated in Salem, Oregon on **SEP 17 2025**


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

Mailing Date: SEP 18 2025

STATE OF OREGON

COUNTY OF CLACKAMAS

CERTIFICATE OF WATER RIGHT

THIS CERTIFICATE ISSUED TO

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

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

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

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

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

The well is located as follows:

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

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

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

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

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

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

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

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

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

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

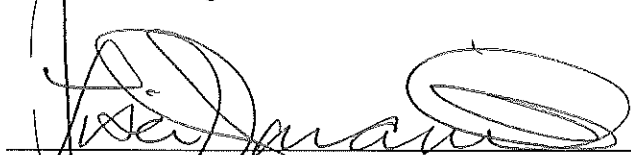
The use of water shall be limited when it interferes with any prior surface or ground water rights.

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

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

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

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



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

TRANSFER COVER SHEET

Transfer: T-14616

GR Application #: GR-

File Assigned- Transfer Specialist: **Stacy H. Phillips**

Transfer Type: Regular Transfer

Reimbursement Authority?

Dante Luong

Applicant: Garrett Dolan 2526 Dike Road Woodland, WA 98674	Receiving Landowner: 	CWRE Agent: Jeanne Boatwright 2613 12th St SE Salem, OR 97302
Interested Parties: BOR (date): _____ Tribal Gov't: _____ Gov'ts: Clackamas County Planning Department County: <u>CLACKAMAS</u>	Irrigation District: Check area of interest on map <input type="checkbox"/>	Additional Contact Information: _____

Key Dates & Initial Actions (Support Staff)

Type of change(s) proposed- attach additional review checklists as necessary			
POINT OF APPROPRIATION			
If change is Historic or Substitution, application will go directly to Final Order. Add'l questions on last page for Historic and Gov't Action.			
Fees Pd:	\$1840.00	WM Review request date sent - WM District:	3/3/2025
Received Date:	February 21, 2025	WM Review - date received:	
Acknowledgement Letter Sent	Date: 3/3/2025	GW Review - date sent:	3/3/2025
County sent cc: of Ack Letter	Date: 3/3/2025	GW Review - date received:	
Initial Public Notice Date:	3/4/2025	ODFW Review - date sent: ODFW District:	
Comments Received:	Yes <input type="checkbox"/> No: <input type="checkbox"/>	ODFW Review - date received:	

Water Rights Affected

File Marked	No.	App. File # or Decree Name	Permit	Certificate	RR/CR Needed	RR/CR Nos.
<input type="checkbox"/>	1	G-12267	G-11369	87542	<input type="checkbox"/> Yes <input type="checkbox"/> No	
<input type="checkbox"/>	2				<input type="checkbox"/> Yes <input type="checkbox"/> No	
<input type="checkbox"/>	3				<input type="checkbox"/> Yes <input type="checkbox"/> No	

I have confirmed that the information on this document is correct (or has been corrected): initials

Caseworker Actions:

Assigned in WRIS:	DPD Workflow updated:	WRIS Notes:
PD and RR sent to Data Entry:	Certified mail date:	
Newspaper notice needed: Yes <input type="checkbox"/> No: <input type="checkbox"/>	Name of Newspaper:	
PD notice email coordinator:	PD notice Request Date:	Amount Due: \$
		Received date:
Last day of publication:	Affidavit received:	

DOCUMENT	Drafted		Peer Review		Policy Review		Changes		ODFW contact info: <input type="checkbox"/> included NA: <input type="checkbox"/>
	Date	initials	Date	initials	Date	initials	Date	initials	WM contact info: <input type="checkbox"/> included NA: <input type="checkbox"/>
DPD	6-8-25	AZ	6-10-25	RF	6-15-25	CC	6-16-25	AZ	Number of Docs for signature:
NOTICE									Date in Signature bin
PD	7-9-25	AZ	7-10-25	JS	7-11-25	TS	7-22-25	AZ	Signature date
FO	8-11-25	AZ	8-12-25	RF	8-15-25	TS	8-14-25	AZ	
RR									

Special Issues:

SDV 135 PG 641-644

PERMANENT TRANSFER APPLICATION CHECKLIST

RA

Transfer #: T-14616

CW	PR	Coord	
<input type="checkbox"/>	<input type="checkbox"/>		Save all certificates in electronic "T" folder and highlight Priority Date, Rate, Use and Limit/Duty paragraph
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/> Supplemental checklist for transfers w/in a District (S:\groups\wr\TACS\WRISApps Templates\Transfer Checklists\SUPP_Within District Processing Checklist 9-5-2019) If this is a Living Certificate – check with Ann Reece See Supplemental Language document for language

Transfer Application Review and Deficiencies

CW	PR	Coord			
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Are all applicants/agents listed in WRIS with email addresses, if available?	<input type="checkbox"/> Yes	<input type="checkbox"/> No
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Have all permit/certificates been entered in WRIS under Transfer #?	<input type="checkbox"/> Yes	<input type="checkbox"/> No
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Were timely Public Comments received? (if yes, enter commenter names/email on mailing list)	<input type="checkbox"/> Yes	<input type="checkbox"/> No
Add finding for any comments received (see Supplemental Language document)					

Groundwater Modification Application Review and Deficiencies

CW	PR	Coord	<input type="checkbox"/> N/A			
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>		If for a Groundwater Modification, were there any assignments? <i>All GR Mod applicants must be the holder of record.</i>	<input type="checkbox"/> Yes	<input type="checkbox"/> No
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>		Are there any past GR Modifications and/or letters documenting changes to the GR? <i>These must be accounted for in the GR Mod Order.</i>	<input type="checkbox"/> Yes	<input type="checkbox"/> No

Review "From" and "To" Lands and/or POD/POA

CW	PR	Coord			
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Are only the authorized POD(s)/POA(s)/POU listed on the "from" map?	<input type="checkbox"/> Yes	<input type="checkbox"/> No
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Does the "from" map match the certificate map? If No, what is different?	<input type="checkbox"/> Yes	<input type="checkbox"/> No
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Compare FROM POU in application (Table 2) with certificate. <i>Mark certificate with acres being xferred, any RR acres and any acres being cancelled.</i>		
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Compare TO POU in Table 2 with the TO Lands on map (for accuracy)		
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Are any of the "from" lands being cancelled/diminished?	<input type="checkbox"/> Yes	<input type="checkbox"/> No
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	If Yes, were cancellation/diminution affidavits submitted? (see findings and additional authority in Supplemental Language doc)	<input type="checkbox"/> Yes	<input type="checkbox"/> No
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Are any instream water rights affected? If Yes, Cert # (If Yes, check criteria for injury-upstream POD move, moving closer to SW, or return flows affected)	<input type="checkbox"/> Yes	<input type="checkbox"/> No

Layered/Supplemental Rights

CW	PR	Coord	<input type="checkbox"/> N/A			
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>		Are there any layered irrigation rights?	<input type="checkbox"/> Yes	<input type="checkbox"/> No
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>		If Yes, were they included in application? If No, they must move with the primary, to a "like" primary, or they will be cancelled though the transfer process	<input type="checkbox"/> Yes	<input type="checkbox"/> No
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>		Layered right(s) Cert:		

<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Are any supplemental rights being transferred? (verify that it is <i>actually a supplemental right</i>)	<input type="checkbox"/> Yes	<input type="checkbox"/> No
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	If Yes, are they being transferred to a "like" primary (i.e. similar reliability)?	<input type="checkbox"/> Yes	<input type="checkbox"/> No
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Notes:		

Transfer Review Criteria					
CW	PR	Coord			
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Validity of the right – Has the right been used in the last 5 years and is not subject to forfeiture?	<input type="checkbox"/> Yes	<input type="checkbox"/> No
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/> Evidence of use and supporting documentation <input type="checkbox"/> Confirming (not a remaining right) cert issued within the last 5 years <input type="checkbox"/> Rebuttal to forfeiture (ORS 540.610)		
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Ready, Willing and Able – <input type="checkbox"/> Current delivery system sufficiently described in application. Does delivery system have capacity to fully divert and use the authorized rate/duty of the right?	<input type="checkbox"/> Yes	<input type="checkbox"/> No
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Would the proposed transfer result in enlargement? If Yes, why? What conditions, if any, will avoid?	<input type="checkbox"/> Yes	<input type="checkbox"/> No
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Would the proposed transfer result in injury? If Yes, why? What conditions, if any, will avoid?	<input type="checkbox"/> Yes	<input type="checkbox"/> No
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	If injury, has WM or GW provided a list of injured water right holders? <input type="checkbox"/> N/A	<input type="checkbox"/> Yes	<input type="checkbox"/> No
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	If POD/POA/APOD/APOA change, will it be from the same source? If No, deny per OAR 690-380-2110(2) <input type="checkbox"/> N/A	<input type="checkbox"/> Yes	<input type="checkbox"/> No
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Notes:		

Draft Preliminary Determination and Cover Letter – 12 pt. Calibri font					
CW	PR	Coord			
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Prepare ModPod workareas		
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Prepare DPD (save as T-XXXXX-dpd-approve/deny (where XXXXX is the transfer number)		
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Prepare DPD Cover letter (save as T-XXXXX-dpd-cov)		
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Prepare Public Notice <input type="checkbox"/> and/or <input type="checkbox"/> newspaper notice (if required) (save as T-XXXXX-pd-notice)		
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Prepare Remaining Right(s) (if applicable). Send with DPD, cover letter and notice for peer review.		

Issue Draft Preliminary Determination					
CW					
<input type="checkbox"/>			Copy DPD and cover letter for paper file		
<input type="checkbox"/>			Save DPD and cover letter as PDF		
<input type="checkbox"/>			Mail/email to applicant/agent/WM		
<input type="checkbox"/>			Add workflow item "Draft PD Issued"		

Report of Ownership Information (ROI)					
CW	PR	Coord			
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Does legal description in ROI/Deed match "from" lands?	<input type="checkbox"/> Yes	<input type="checkbox"/> No
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Have all owners on the ROI/Deed signed the application?	<input type="checkbox"/> Yes	<input type="checkbox"/> No
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Has a notarized statement of consent been submitted? (if applicable) <input type="checkbox"/> N/A	<input type="checkbox"/> Yes	<input type="checkbox"/> No

Newspaper Notice (if required)					
CW	PR	Coord			
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/> N/A		
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Prepare/send letter to applicant/agent regarding newspaper notice cost	<input type="checkbox"/> Yes	<input type="checkbox"/> No
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	TACS Support delivered receipted funds to caseworker	<input type="checkbox"/> Yes	<input type="checkbox"/> No

Preliminary Determination and Cover Letter Preparation

CW	PR	Coord	<i>See cheat sheet at (S:\groups\wr\TACS\6. Transfers\Procedures\DPD to PD Conversion 12-8-2016) for more detailed instructions</i>		
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Was application amended after DPD was issued? - Make sure amended pages were scanned to WRIS (see support staff) and make sure you mark amended (replaced) pages with SUPERSEDED. Also make findings in PD.	<input type="checkbox"/> Yes	<input type="checkbox"/> No
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	If Yes, what was amended?		
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Did amendment change outcome from denial to approval? <i>If Yes, make findings in PD.</i>	<input type="checkbox"/> Yes	<input type="checkbox"/> No
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/> If POD/POA changes or changes in "from" lands – re-review required from WM <input type="checkbox"/> If POA changes – re-review required from GW		
<i>Note: If POD was amended and changed from a downstream move to upstream within an ISWR reach – Consent to Injury may be required.</i>					
<input type="checkbox"/>	Save DPD as a new document (T-XXXXX-pd-approve/deny.doc) – 12 pt. Calibri font				
<input type="checkbox"/>	Remove "Draft" from document				
<input type="checkbox"/>	Unhide hidden findings (cntrl-A, select Font, uncheck "hidden" box) and add dates				
<input type="checkbox"/>	If application was amended, add finding including date of amendment				
<input type="checkbox"/>	Change language resulting from any amendments in response to the DPD, including language under Determination and Proposed Action				
<input type="checkbox"/>	Unhide appeal (protest) language at the end of the document				
<input type="checkbox"/>	Prepare PD Cover Letter (save as T-XXXXX-pd-cov)				
<input type="checkbox"/>	Check email address(s) for accuracy				
<input type="checkbox"/>	Notes:				
<input type="checkbox"/>	Send to caseworker/coordinator for Peer Review				

Data Center Review of PD

CW	PR	Coord			
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Email PD and RR(s)(with new cert numbers) to Data* for review – indicate if file is RA *email address is in key		
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Data Center will send notification that file is complete		
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Make any necessary changes to PD or prepare Revised DPD (if substantive changes)		

Issue Preliminary Determination

CW					
<input type="checkbox"/>	Print PD and put in Manager's box for signature and issuance (support will print cover letter)				
<input type="checkbox"/>	Add workflow notes				

Protest

CW	PR	Coor			
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Have protests been received? <input type="checkbox"/> Yes <input type="checkbox"/> No If YES, STOP! Coordinate with Protest section.		

Final Order

CW	See cheat sheet at (S:\groups\wr\TACS\6. Transfers\Procedures\PD to FO Conversion 12-8-2016) for more detailed instructions
Do not issue Final Order before this date: (protest period end date or 30 days after date of last newspaper publication)	
<input type="checkbox"/>	If application had a newspaper notice, verify that Affidavit of Publication was received. Date:
<input type="checkbox"/>	Save PD as a new document (T-XXXXX-ord-approve (or deny))
<input type="checkbox"/>	Remove "PRELIMINARY DETERMINATION" from document title and replace with "FINAL ORDER." Unhide hidden findings (cntrl-a, select Font, uncheck "hidden" box)
<input type="checkbox"/>	Replace "PROPOSING APPROVAL/DENIAL OF" with APPROVING/DENYING
<input type="checkbox"/>	Replace the "judicial review/reconsideration rights" box in the first page footer for the "Final Order" judicial review language; unhide and add Special Order Volume (support will add page #)
<input type="checkbox"/>	Update the hidden paragraph following the public notice and amendments findings (regarding issuance of PD)
<input type="checkbox"/>	Change "Determination and Proposed Action" to "Conclusions of Law" and update paragraph
<input type="checkbox"/>	Replace "If application T-XXXXX is approved . . ." with Now, therefore, it is ORDERED:"
<input type="checkbox"/>	Select list of conditions below "It is ORDERED" section and turn off Italics. Check numbering (start at "1").
<input type="checkbox"/>	Delete Protest language, Document preparation box, and Notice Regarding Servicemembers; Insert "Mailing Date: _____"
<input type="checkbox"/>	Final Check: All Conclusions of Law are supported by Findings and Transfer Review Criteria

Remaining Rights

CW	PR	Coord	<input type="checkbox"/> N/A
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Make sure all RR certs have new cert numbers and are entered on the right side of the footer of each RR
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Update left side of footer to read: T-XXXXX.rr.YYYYYY.ini, where YYYYYY is original cert number and .ini stands for your initials. New certificate should be on the right.
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Print RR on certificate paper and include with Final Order for signature

Issue Final Order

CW	
<input type="checkbox"/>	Pull "Working Copy" folder from file
<input type="checkbox"/>	Print and put FO and RR in Manager's box for signature (manager will deliver to support for processing and issuance)
Notes:	



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

August 4, 2025

VIA CERTIFIED MAIL AND E-MAIL

PETERSON FARM LAND HOLDINGS, LLC
GARRETT DOLAN
2526 DIKE ROAD
WOODLAND, WA 98674

SUBJECT: Water Right Transfer Application T-14616

Please find enclosed the Preliminary Determination indicating that, based on the information available, the Department intends to approve application T-14616. This document is an intermediate step in the approval process; water may not be used legally as proposed in the transfer application until a Final Order has been issued by the Department. Please read this entire letter carefully to determine your responsibility for additional action.

A public notice is being published in the Department's weekly publication, simultaneously with issuance of the Preliminary Determination. The notice initiates a period in which any person may file either a protest opposing the decision proposed by the Department in the Preliminary Determination or a standing statement supporting the Department's decision. The protest period will end 30 days after the Department's notice.

If no protest is filed, the Department will issue a Final Order consistent with the Preliminary Determination. You should receive a copy of the Final Order about 30 days after the close of the protest period.

If a protest is filed, the application may be referred to a contested case proceeding. A contested case provides an opportunity for the proponents and opponents of the decision proposed in the Preliminary Determination to present information and arguments supporting their position in a quasi-judicial proceeding.

Please don't hesitate to contact me at 971 304-5006 or Dante.J.Luongo@water.oregon.gov, if I may be of assistance.

Sincerely,

Dante Luongo

Transfer Specialist

Transfer and Conservation Section

cc: Transfer Application file T-14616
Gregory J. Wacker, District 16 Watermaster (*via e-mail*)
Jeanne Boatwright, Agent for the applicant (*via e-mail*)

5. The portion of the right to be transferred is as follows:

Certificate: 87542 in the name of WEST COAST TRUST, TRUSTEE; FRANK J. BRONEC TRUST, UTD 9/12/05; B FARMS LLC, C/O JOESEPH E. BRONEC, JOSEPH E. BRONEC (perfected under Permit G-11369)
Use: IRRIGATION OF 92.3 ACRES
Priority Date: OCTOBER 18, 1990
Rate: 0.76 CUBIC FOOT PER SECOND
Limit/Duty: The amount of water used for irrigation, together with the amount secured under any other right existing for the same lands, is limited to a diversion of ONE-EIGHTIETH of one cubic foot per second, or its equivalent for each acre irrigated, and shall be further limited to a diversion of not to exceed 2.5 acre-feet per acre for each acre irrigated during the irrigation season of each year.
Source: A WELL in the ROCK CREEK BASIN

Authorized Point of Appropriation:

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

Authorized Place of Use:

IRRIGATION							
Twp	Rng	Mer	Sec	Q-Q	GLot	DLC	Acres
5 S	1 E	WM	7	SW NW	3		1.0
5 S	1 E	WM	7	NW SW			4.8
5 S	1 W	WM	12	SW NE		72	3.6
5 S	1 W	WM	12	SE NE		72	3.0
5 S	1 W	WM	12	NE SW		72	1.0
5 S	1 W	WM	12	SE SW		72	0.9
5 S	1 W	WM	12	NE SE		72	34.6
5 S	1 W	WM	12	NW SE		72	37.2
5 S	1 W	WM	12	SW SE		72	6.2
TOTAL							92.3

6. Transfer Application T-14616 proposes to move the authorized point of appropriation to:

Twp	Rng	Mer	Sec	Q-Q	DLC	Measured Distances	Approximate Distance from the Authorized Point of Appropriation
5 S	1 W	WM	12	SW NE	72	WELL 2 - 2560 FEET SOUTH AND 2600 FEET WEST FROM THE NE CORNER OF SECTION 12	1200 FT SOUTH

Transfer Review Criteria [OAR 690-380-0100(14), OAR 690-380-4010(2), OAR and OAR 690-380-2110(2)]

7. Water has been used within the last five years prior to the submittal of Transfer Application T-14616 according to the terms and conditions of the right. There is no information in the record that would demonstrate that the right is subject to forfeiture under ORS 540.610.
8. A water delivery system sufficient to use the full amount of water allowed under the existing right was present within the five-year period prior to submittal of Transfer Application T-14616.
9. The water right is subject to transfer as defined in ORS 540.505(4) and OAR 690-380-0100(14).
10. The proposed point of appropriation develops groundwater from the same aquifer as the authorized point of appropriation, as required by OAR 690-380-2110(2).
11. The proposed change, as conditioned, would not result in enlargement of the right.
12. The proposed change, as conditioned, would not result in injury to other existing water rights.
13. All other application requirements are met.

Determination and Proposed Action


The change in point of appropriation proposed in Transfer Application T-14616 appears to be consistent with the requirements of ORS 537.705 and 540.505 to 540.580 and OAR 690-380-5000. If protests are not filed pursuant to OAR 690-380-4030, the application will be approved.

If Transfer Application T-14616 is approved, the final order will include the following:

1. *The change in point of appropriation proposed in Transfer Application T-14616 is approved.*
2. *The right to the use of the water is restricted to beneficial use at the place of use described and is subject to all other conditions and limitations contained in Certificate 87542 and any related decree.*
3. *Approval of this transfer application does not constitute nor grant legal access onto or through another person's property for purposes of accessing the new point of appropriation.*
4. *Water right Certificate 87542 is cancelled. A new certificate will be issued describing the portion of the right not affected by this transfer.*
5. *The quantity of water diverted at the new point of appropriation (Well 2) shall not exceed the quantity of water lawfully available at the original point of appropriation (Well 1).*

6. *Water shall be acquired from the same aquifer (water source) as the original point of appropriation.*
7. *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.*
8. *Full beneficial use of the water shall be made, consistent with the terms of this order, on or before **October 1, 2027**. A Claim of Beneficial Use prepared by a Certified Water Right Examiner shall be submitted by the applicant to the Department within one year after the deadline for completion of the change and full beneficial use of the water.*
9. *After satisfactory proof of beneficial use is received, a new certificate confirming the right transferred will be issued.*

Dated in Salem, Oregon on **AUG 04 2025**


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

This Preliminary Determination was prepared by Dante Luongo. If you have questions about the information in this document, you may reach me at 971-304-5006 or Dante.J.Luongo@water.oregon.gov.

Protests

Under the provisions of ORS 540.520(6) & (7) and OAR 690-380-4030, within 30 days after the last date of publication of the newspaper notice or the Department's weekly notice as prescribed by OAR 690-380-4020, whichever is later, any person may file, jointly or severally, a protest expressing opposition of approval of the transfer application and disagreement with this Preliminary Determination or a standing statement in support of this Preliminary Determination. If this Preliminary Determination determines that a change in point of diversion or appropriation would result in injury, the applicant may file a notification of intent to pursue approval of the transfer under OAR 690-380-5030 to 690-380-5050. Protests and standing statements must be received by the Water Resources Department within 30 days after the last date of publication of the newspaper notice or the Department's weekly notice as prescribed by OAR 690-380-4020, whichever is later.

Protests must be in writing and received in hard copy form with the appropriate statutory protest filing fee; protests cannot be filed by electronic mail. [OAR 690-002-0025(3) and 690-380-0100(9)]. The protest must include the following:

- The person's name, address, and telephone number;
- All reasonably ascertainable issues and all reasonably available arguments supporting the person's position by the close of the protest period. Failure to raise a reasonably ascertainable issue in a protest or failure to provide sufficient specificity to afford the Department an opportunity to respond to the issue may preclude consideration of the issue during the hearing;
- If you are the applicant, a protest fee of \$480 required by ORS 536.050; and
- If you are not the applicant, a protest fee of \$950 required by ORS 536.050 and proof of service of the protest upon the applicant.

Requests for Standing

Under the provisions of OAR 690-380-4030(5), the Department shall provide to persons who have filed standing statements as defined under OAR 690-380-0100(11) notice of any differences between the Department's Preliminary Determination and the Final Order, notice of a hearing on the application under OAR 137-003-0535, and an opportunity to request limited party status or party status in the hearing.

Requests for standing must be received in the Water Resources Department no later than 30 days after the last date of publication of the newspaper notice or the Department's weekly notice as prescribed by OAR 690-380-4020, whichever is later. Requests for standing must be in writing, and must include the following:

- The requester's name, mailing address and telephone number;
- If the requester is representing a group, association or other organization, the name, address and telephone number of the represented group;
- A statement that the requester supports the preliminary determination as issued.

After the protest period has ended, the Director will either issue a Final Order or schedule a contested case hearing. The contested case hearing will be scheduled only if a protest has been filed under OAR 690-380-4030. In accordance with OAR 690-380-4200, notice and conduct of the hearing shall:

- Be under the applicable provisions of ORS 183.310 to 183.550, pertaining to contested cases, and the hearing shall be held in the area where the rights are located unless all parties stipulate otherwise; and
- If a protest has asserted that a water right to be transferred has been forfeited through non-use, include the notice and procedures described in OAR 690-017-0500 to 690-017-0900.

If after hearing the Department issues a proposed Final Order finding that a change in point of diversion or appropriation will result in injury, the applicant may file a notification of intent to pursue approval of the transfer under OAR 690-380-5030 to 690-380-5050 within 15 days of receipt of the proposed order. Notwithstanding 690-002-0175, if the applicant files a notification of intent to pursue approval of the transfer under 690-380-5030 to 690-380-5050, the deadline for filing exceptions to the proposed order shall be 30 days after the Department provides notice to the parties that the transfer does not meet the requirements of 690-380-5030 to 690-380-5050.

If you do not request a hearing within 30 days after the close of the protest period, or if you withdraw a request for a hearing, notify the Department or the administrative law judge that you will not appear, or fail to appear at a scheduled hearing, the Director may issue a final order by default. If the Director issues a Final Order by default, the Department designates the relevant portions of its files on this matter, including all materials that you have submitted relating to this matter, as the record for purpose of proving a *prima facie* case upon default.

You may be represented by an attorney at the hearing. Legal aid organizations may be able to assist a party with limited financial resources. Generally, partnerships, corporations, associations, governmental subdivisions, or public or private organizations are represented by an attorney. However, consistent with OAR 690-002-0020 and OAR 690-137-0555, an agency representative may represent partnerships, corporations, associations, governmental subdivisions or public, or private organizations if the Department determines that appearance of a person by an authorized representative will not hinder the orderly and timely development of the record in this case.

Notice Regarding Servicemembers: Active-duty servicemembers have a right to stay proceedings under the federal Servicemembers Civil Relief Act. 50 U.S.C. App. §§501-597b. For more information contact the Oregon State Bar at 800-452-8260, the Oregon Military Department at 971-355-4127, or the nearest United States Armed Forces Legal Assistance Office through <http://legalassistance.law.af.mil>.

If you have questions about how to file a protest or if you have previously filed a protest and you want to know the status, please contact Will Davidson at 503-507-2749.

If you have questions about the Department or any of its programs, please contact our Water Resources Customer Service Group at 503-986-0900.

Address any correspondence to: Oregon Water Resources Department, Transfer and Conservation Section, 725 Summer Street NE, Suite A, Salem OR 97301-1266.



First American Title™

First American Title Insurance Company

1 SW Columbia Street, Ste 1600
Portland, OR 97204
Phn - (503)222-3651 (800)929-3651
Fax - (877)242-3513

MULTNOMAH COUNTY TITLE UNIT

FAX (877)242-3513

Title Officer: Edmund Salvati

(503)222-3651

esalvati@firstam.com

LOT BOOK SERVICE

Columbia Fruit
2526 Dike Rd
Woodland, WA 98674

Order No.: 7019-4286345

July 03, 2025

Attn: Garrett Dolan
Phone No.: (541)373-1704 - Fax No.:
Email: garrett.dolan@columbia-fruit.com

Re:

Fee: \$300.00

We have searched our Tract Indices as to the following described property:

The land referred to in this report is described in Exhibit A attached hereto.

and as of 06/24/2025 at 8:00 a.m.

We find that the last deed of record runs to

B Farms, LLC

We find the following apparent encumbrances prior to the effective date hereof:

1. Taxes for the fiscal year 2025-2026 a lien due, but not yet payable
2. The assessment roll and the tax roll disclose that the within described premises were specially zoned or classified for Farm use. If the land has become or becomes disqualified for such use under the statute, an additional tax or penalty may be imposed.
3. Rights of the public and of governmental bodies in and to that portion of the premises herein described lying below the high water mark of unnamed creek.
4. The rights of the public in and to that portion of the premises herein described lying within the limits of streets, roads and highways.

- 5. Easement, including terms and provisions contained therein:
 - Recording Information: September 04, 1952 as Book 460, Page 416
 - In Favor of: Portland General Electric Company
 - For: Transmission lines

We have also searched our General Index for Judgments and State and Federal Liens against the Grantee(s) named above and find:

NONE

We find the following unpaid taxes and city liens: NONE

NOTE: Taxes for the year 2024-2025 PAID IN FULL

Tax Amount:	\$1,482.40
Map No.:	51W12 00500
Property ID:	01081457
Tax Code No.:	086-031

NOTE: We find no outstanding voluntary liens of record affecting subject property. An inquiry should be made concerning the existence of any unrecorded lien or other indebtedness which could give rise to any security interest in the subject property.

THIS IS NOT a title report since no examination has been made of the title to the above-described property. Our search for apparent encumbrances was limited to our tract Indices and therefore does not include additional matters which might have been disclosed by an examination of the record title, such as pending litigation. The charge for this service will not include supplemental reports, rechecks or other services.

Limitation of Liability for Informational Report

IMPORTANT - READ CAREFULLY: THIS REPORT IS NOT AN INSURED PRODUCT OR SERVICE OR A REPRESENTATION OF THE CONDITION OF TITLE TO REAL PROPERTY. IT IS NOT AN ABSTRACT, LEGAL OPINION, OPINION OF TITLE, TITLE INSURANCE COMMITMENT OR PRELIMINARY REPORT, OR ANY FORM OF TITLE INSURANCE OR GUARANTY. THIS REPORT IS ISSUED EXCLUSIVELY FOR THE BENEFIT OF THE APPLICANT THEREFOR, AND MAY NOT BE USED OR RELIED UPON BY ANY OTHER PERSON. THIS REPORT MAY NOT BE REPRODUCED IN ANY MANNER WITHOUT FIRST AMERICAN TITLE INSURANCE COMPANY'S PRIOR WRITTEN CONSENT. FIRST AMERICAN TITLE INSURANCE COMPANY DOES NOT REPRESENT OR WARRANT THAT THE INFORMATION HEREIN IS COMPLETE OR FREE FROM ERROR, AND THE INFORMATION HEREIN IS PROVIDED WITHOUT ANY WARRANTIES OF ANY KIND, AS-IS, AND WITH ALL FAULTS. AS A MATERIAL PART OF THE CONSIDERATION GIVEN IN EXCHANGE FOR THE ISSUANCE OF THIS REPORT, RECIPIENT AGREES THAT FIRST AMERICAN TITLE INSURANCE COMPANY'S SOLE LIABILITY FOR ANY LOSS OR DAMAGE CAUSED BY AN ERROR OR OMISSION DUE TO INACCURATE INFORMATION OR NEGLIGENCE IN PREPARING THIS REPORT SHALL BE LIMITED TO THE FEE CHARGED FOR THE REPORT. RECIPIENT ACCEPTS THIS REPORT WITH THIS LIMITATION AND AGREES THAT FIRST AMERICAN TITLE INSURANCE COMPANY WOULD NOT HAVE ISSUED THIS REPORT BUT FOR THE LIMITATION OF LIABILITY DESCRIBED ABOVE. FIRST AMERICAN TITLE INSURANCE COMPANY MAKES NO REPRESENTATION OR WARRANTY AS TO THE LEGALITY OR PROPRIETY OF RECIPIENT'S USE OF THE INFORMATION HEREIN.



First American Title[™]

First American Title Insurance Company
1 SW Columbia Street, Ste 1600
Portland, OR 97204

Illegal Restrictive Covenants

Please be advised that any provision contained in this document, or in a document that is attached, linked, or referenced in this document, that under applicable law illegally discriminates against a class of individuals based upon personal characteristics such as race, color, religion, sex, sexual orientation, gender identity, familial status, disability, national origin, or any other legally protected class, is illegal and unenforceable by law.



**EXHIBIT A
LEGAL DESCRIPTION**

Tract A:

Situated in the County of Clackamas and State of Oregon and Beginning at a point in the South boundary of the John M. Bacon Claim where the Willamette Meridian intersects the same in Township 5 South, Range 1 West and 1 East of the Willamette Meridian, said point being 64.2 feet North of the quarter section on the East boundary of Section 12; running thence North 89 degrees 36 minutes West on the South boundary of said claim, 2609.5 feet to a stone 14 X 10 X 9 marked X on top and set at the Southerly end of the division line between the East and West halves of said claim; thence North on division line, 1651.3 feet to a stone; thence East 660.00 feet to a stone; thence South 330.00 feet to a 3 inch drain tile; thence East 1946.00 feet to Willamette Meridian line; thence South 0 degrees 10 minutes East tracing said Willamette Meridian 1342.27 feet to the Place of Beginning.

Tract B:

Also, a 25 foot private roadway being 12.5 feet on either side of and measured at right angles to the following described center line:

Beginning at a basalt stone 12 X 12 X 4 marked X on top and set in the division line between the East and West halves of the John M. Bacon D.L.C. in Township 5 South, Range 1 West of the Willamette Meridian, said point being 49.22 feet East and 1361.25 feet South of the one-quarter section corner between Sections 1 and 12 in said Township 5 South, Range 1 West and running thence West at right angles to the division line 518.9 feet to a stone 11 X 10 X 3 set in the County Road, Clackamas County, Oregon.

Tract C:

Also,

Beginning at a stone set at the South end of the line dividing the D.L.C. of John M. Bacon and wife in Township 5 South, Range 1 East and West of the Willamette Meridian, in the County of Clackamas and State of Oregon into East and West halves, which stone is on the South line of said Donation Land Claim; running thence North tracing said dividing line 1650.00 feet to a stone set on the dividing line between the Edward K. White and wife property and the William F. Rogers property; thence West 40 feet 2 inches to a stake; thence in a Southerly direction 1650 feet to a stake on the South line of said John M. Bacon and wife D.L.C. 26 feet 2 inches West of the Place of Beginning; thence 26 feet 2 inches to the Place of Beginning.

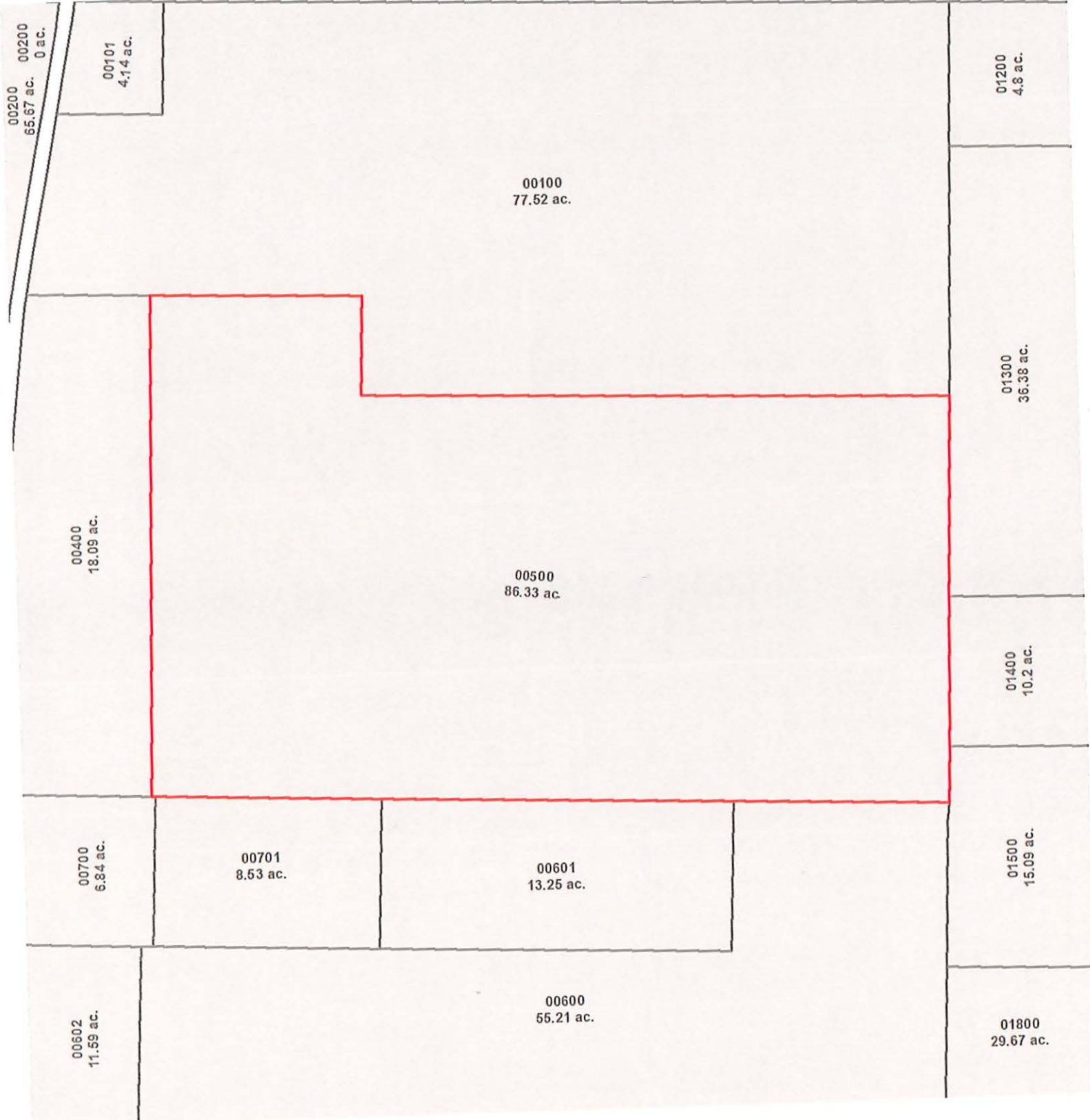
NOTE: This Legal Description was created prior to January 01, 2008.



First American Title

51W12 00500
No Site Address
Clackamas Co., OR

01000 01200
114 ac 41.83 ac



Taxlot



Subject



Taxlot

Groundwater Transfer Review Summary Form

Transfer/PA # T- 14616 (RA)

GW Reviewer James Hootsmans Date Review Completed: 4/14/2025

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 Water Level Decline Condition Review:

Water levels at the original point(s) of appropriation have exceeded the allowed decline threshold defined by conditions in the originating water right.

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-14616

Applicant Name: Peterson Farm Land Holdings LLC

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

Reviewer(s): James Hootsmans

Date of Review: 4/14/2025

Date Returned to WRSD: 4/23/2025

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: Existing Certificate 87542 confirms the use of water to irrigate 149.1 acres with a maximum rate of 1.22 cubic feet per second (cfs). The applicant recently purchased 92.3 acres of the 149.1 acres and is proposing to transfer the existing POA on Certificate 87542 (Well 1) to a new proposed well (Proposed Well 2, PROP 635). The existing POA (Well 1, CLAC 2952) is located on the acreage that was not purchased by the applicant. Should this application be approved, the existing Certificate would be replaced and split into the transferred 92.3 acres and the remaining 56.8 acres that were not sold to the applicant. **The rate per the 92.3 acres would be 0.76 cfs.**
 2. Will the proposed POA develop the same aquifer (source) as the existing authorized POA?
 Yes No Comments: Both the authorized POA and the APOA will develop from alluvium.
 3. a) Is the existing authorized POA subject to a water level decline condition?
 Yes No Comments: Certificate 87542 has no existing water level decline conditions.
 b) If yes, for each POA identify the reference level, most recent spring-high water level, and whether an applicable permit decline condition has been exceeded: N/A
 4. a) Is there more than one source developed under the right (e.g., basalt and alluvium)?
 Yes No Comments: Both POA will develop the alluvial aquifer.
 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.): N/A

5. 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: The proposed POA is approximately 1000 feet closer to nearby wells than the authorized POA. Therefore 0.76 cfs of the original pumping would be closer to the nearby wells. When combined with the remainder of the pumping (0.46 cfs) at the authorized POA (Well 1), it is likely that there would be an increase in interference with the nearby wells.

The closest nearby water right is the domestic well serving Tax Lot 700 (unidentifiable at the time of this review). The proposed POA (Proposed Well 2, PROP 635) is approximately 375 feet away from the center of Tax Lot 700 and the authorized POA is approximately 1530 feet away. CLAC 1501, also nearby, is not an authorized POA or exempt well; it was on Permit G-11369 which preceded Certificate 87542, but was replaced by CLAC 2952 - Well 1 in this transfer.

- 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 well log for the nearby domestic well in Tax Lot 700 was not identifiable at the time of this review. Looking at nearby available well logs from the section, the average column of water (if full penetration) is over 100 feet. To be conservative, drawdown models used the maximum rates: 0.76 cfs of the original pumping would be closer to the nearby wells combined with the remainder of the pumping (0.46 cfs) at the authorized POA (Well 1). Pumping at the maximum rates, it would take approximately 153 days to exhaust the allowable duty, with the maximum drawdown combined from the two wells at approximately 58 feet.

Therefore, nearby groundwater rights will likely be able to receive all the water that they are legally entitled to.

6. 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: The authorized and proposed POAs are similar distances from 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: _____

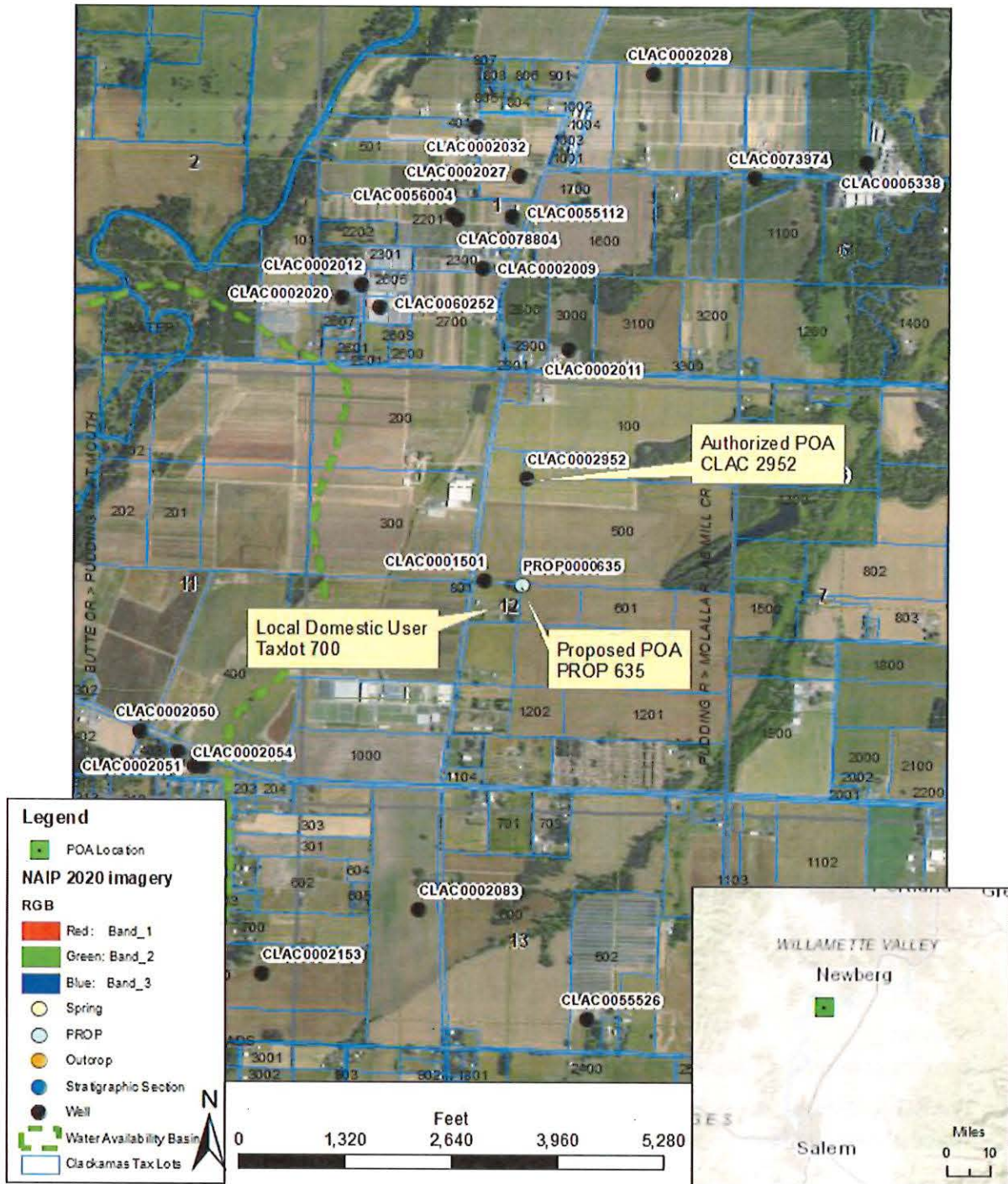
7. For SW-GW transfers, will the proposed change in point of diversion affect the surface water source similarly (as per OAR 690-380-2130) to the authorized point of diversion specified in the water use subject to transfer?

Yes No Comments: N/A

8. What conditions or other changes in the application are necessary to address any potential issues identified above: N/A

9. Any additional comments:

T14616 Peterson Farm Land Holdings LLC



Service Layer Credits. Sources: Esri, HERE, Garmin, Intermap, increment P Corp., GEBCO, USGS, FAO, NPS, NRCAN, GeoBase, IGN, Kadaster NL, Ordnance Survey, Esri Japan, METI, Esri China (Hong Kong), (c) OpenStreetMap contributors, and the GIS User Community

**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 # **144930**

INVOICE # _____

RECEIVED FROM: Columbia Fruit
BY: Holding Enterprises, LLC

APPLICATION	
PERMIT	
TRANSFER	T-14616

CASH: CHECK:# 81224 OTHER: (IDENTIFY)

TOTAL REC'D \$ 4,344.24

1083 TREASURY 4170 WRD MISC CASH ACCT

0407 COPIES 47124 R11-545-25 \$ _____
0416 OTHER: (IDENTIFY) Transfer RA \$ 4,344.24

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

4270 WRD OPERATING ACCT

MISCELLANEOUS

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

WATER RIGHTS:

0201	SURFACE WATER	EXAM FEE \$	0202	RECORD FEE \$
0203	GROUND WATER	\$	0204	\$
0205	TRANSFER	\$		

WELL CONSTRUCTION

0218	WELL DRILL CONSTRUCTOR	EXAM FEE \$	0219	LICENSE FEE \$
	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 (FW/WRD)	\$
0231	HYDRO LICENSE FEE (FW/WRD)	\$
	HYDRO APPLICATION	\$

TREASURY OTHER / RDX

FUND _____ TITLE _____
OBJ. CODE _____ VENDOR # _____
DESCRIPTION _____ \$ _____

**RECEIVED
OVER THE COUNTER**

RECEIPT: **144930**

DATED: 3-27-2005 BY: [Signature]

MAR 27 2025

Salem, OR

**REIMBURSEMENT AUTHORITY
APPLICANT'S AGREEMENT
Contract Number: R11-545-25**

This Agreement is between the **Oregon Water Resources Department**, hereafter OWRD, and **Peterson Farm Land Holdings, LLC**, hereafter Applicant, hereafter known together as the parties.

OWRD Information	Applicant's Information	Applicant's Representative
Contact: Lisa Jaramillo	Name: Peterson Farm Land Holdings, LLC	Name: Boatwright Engineering, Inc.
Title: Transfer Advisor/Manager	Contact: Garrett Dolan, Farm Manager	Contact: Jeanne Boatwright
Address: 725 Summer Street, NE, Suite A Salem, OR 97301-1266	Address: 2526 Dike Road Woodland, WA 98674	Address: 2613 12 th Street SE Salem, OR 97302
Phone: (503) 871-1889	Phone: (541) 373-1704	Phone: (503) 363-9226
Fax: (503) 986-0901	Fax:	Fax:
Email: lisa.j.jaramillo@water.oregon.gov	Email: garrett.dolan@columbia-fruit.com	Email: jeanne@boatwrightengr.com

Purpose The purpose of this Agreement is to expedite the processing of the **Transfer Application**. (**Application Number: T-14616**)

1. **Authority.** The OWRD has been authorized pursuant to ORS 536.055 to enter into a voluntary agreement with any applicant, permittee or regulated entity (collectively Applicant) for expediting or enhancing a regulatory process. In making this agreement, OWRD shall require the applicant to pay the full cost of expedited process.
2. **Restrictions.** Applicant and OWRD agree that this Agreement shall not be construed to restrict in any way the decisions and actions by OWRD. OWRD shall be free to exercise independent judgment consistent with existing laws and regulations.
3. **Effective Date and Duration.** Unless otherwise terminated by non-deposit of funds by the Applicant, this Agreement shall become effective on the date on which both parties have signed the Agreement and the full deposit of the estimated cost of the proposed service.
4. **Consideration.**
 - a. Applicant shall pay OWRD in advance for actual costs incurred by OWRD. The estimated maximum reimbursement payable to OWRD under this Agreement is **\$4,844.24**. Applicant agrees to pay the full amount of **\$4,844.24** to OWRD prior to commencement of any work stated in this Agreement. This payment will be placed in an account administered by OWRD and drawn upon as costs are actually incurred. If the actual cost of performing the work is less than payments received, OWRD will refund the unspent balance. If the actual cost of processing exceeds the estimate, the Applicant can either elect to terminate this Agreement or amend the Agreement to reflect the increase in cost.
 - b. The costs stated in this Agreement do not include the statutory application processing and filing fees.
5. **Confidentiality.** Applicant agrees that any information provided to or acquired by OWRD under this Agreement will be subject to the Oregon Public Records Law and shall be considered public records.
6. **Indemnity.** Applicant shall defend, save, hold harmless, and indemnify the State of Oregon, OWRD, and their officers, employees, and agents from and against all claims, suits, actions, losses, damages, liabilities, costs, and expenses of any nature resulting from or arising out of, or relating to the activities of Applicant or its representatives, officers, employees, contractors, or agents under this Agreement or with respect to the expedited service. The Applicant acknowledges that the Oregon Water Resources Department cannot and does not guarantee a favorable review under the subject regulatory process.

MAR 27 2025

Salem, OR

- 7. **Termination by Applicant.** Applicant may request to terminate this agreement only in writing at anytime during the process. The Applicant agrees to pay for the work done by OWRD up until the time of the written termination request. OWRD, upon receiving such written termination request from the Applicant, will refund any unspent balance.
- 8. **Termination by OWRD.** OWRD may terminate this Agreement if the applicant fails to provide any requested items necessary to complete the application and/or comply with applicable rule requirements within the specified timeframe outlined in the request letter, being a period of not less than 30 days. OWRD may terminate this Agreement if, after OWRD issues the preliminary determination on the transfer application, a timely protest is filed.
- 9. **Funds Authorized and Available.** By its execution of this Agreement, Applicants certify that sufficient funds are authorized and available to cover the expenditures contemplated by this Agreement.
- 10. **Duration of Estimate.** The Estimate of Time to completion is no less than **approximately 12 months** after this Agreement has been fully executed and payment of the estimated cost deposited. If the Applicant's Agreement is not received by the Department within thirty (30) days of mailing the Agreement, the Applicant may need to re-apply for a new estimate. NOTE: Any time estimate is approximate; No guarantee of Final Order issuance of a date is certain. Duration estimates do not include any statutory waiting periods.
- 10. **Completion Date.** OWRD, by the execution of this Agreement does not guarantee the completion date indicated in this Agreement. Completion date is only an estimate and may be affected by the Department's workload, issues arising from the processing of the requested services and Applicant's timely response to requests for additional information.
- 11. **Captions.** The captions or headings in this Agreement are for the convenience only and in no way define, limit, or describe the scope, or intent, of any provision of this Agreement.
- 12. **Amendment and Merger.** The terms of this Agreement shall not be waived, altered, modified, supplemented, or amended in any manner whatsoever, except by written instrument signed by both parties. Such waiver, consent, modification or change, if made, shall be effective only in the specific instance and for the specific purpose given. There are no understandings, agreements or representations, oral or written, not specified herein regarding this Agreement.
- 13. **Signatures.** All parties, by the authorized representative's signature below, hereby acknowledge that they have read this Agreement, understand it and agree to be bound by its terms and conditions.

For Applicant: Harold John Farm Manager
 Name/Title:

3/19/2025
 Date

For OWRD: _____
 Katie Ratcliffe – Administrator

 Date

Mail signed Agreement to:

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



**OREGON WATER RESOURCES DEPARTMENT
TRANSFER REIMBURSEMENT AUTHORITY
ESTIMATE APPLICATION**



ORS 536.055 authorizes the Oregon Water Resources Department to expedite or enhance regulatory processes voluntarily requested under the agreement.

Please contact Transfer Staff before submitting this request, as the application fee of \$125.00 per request is non-refundable.

Checks submitted for this application must be separate from Transfer fees.

The purpose of this application is to obtain estimates of the cost and time required to process a Transfer Application Request. There is a non-refundable application fee of \$125.00 per request.

<u>REQUEST</u>	<u>TYPE</u>	<u>FILE NUMBER</u>
<input checked="" type="checkbox"/>	Transfer Application	Transfer Number T-14616

	<u>Applicant Information</u>	<u>Applicant's Representative/Contact</u>
Name:	Peterson Farm Land Holdings, LLC	Jeanne Boatwright Boatwright Engineering, Inc.
Address:	2526 Dike Road Woodland, Washington 98674	2613 12 th Street SE Salem, Oregon 97302
	541.373.1704 Garrett Dolan, Farm Manager	503.363.9226
Fax:		
E-Mail Address:	garrett.dolan@columbia-fruit.com	jeanne@boatwrightengr.com

By signing this application, I understand:

- That upon receipt of my non-refundable application fee of **\$125.00**, OWRD will, within fourteen (14) days, notify me in writing of the estimate of costs and time frame for the expedited service.
- That this fee covers the reimbursement authority staff to evaluate and provide the estimate for processing of the request.
- That upon receiving the estimate, I may agree or decline to enter into a formal contract to pay the estimated cost in advance to initiate the expedited service.
- That an incomplete or inaccurate application may delay the process and increase the cost to process my request.
- That expedited processing does not guarantee a favorable review of my request.

I certify that I am the (check one):

Applicant Applicant's Representative Other (Please specify) _____

Name: Jeanne Boatwright

Signature: 

Send completed Application and payment to:

**Oregon Water Resources Department
Transfer Reimbursement Authority Program
725 Summer St. NE, Suite A
Salem, OR 97301-1271**

Received by OWRD

FEB 21 2025

Salem, OR

OWRD USE ONLY: Reimbursement Authority Number: R11-545-25

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-14616

Review Due Date: 04/02/2025

Applicant Name: PETERSON FARM LAND HOLDINGS, LLC GARRETT DOLAN

Proposed Changes: POU POD POA USE OTHER

Reviewer(s): G. Wacker

Date of Review: 03/10/2025

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:
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:

- | | |
|---|--|
| <input type="checkbox"/> Weir | <input type="checkbox"/> Submerged Orifice |
| <input type="checkbox"/> Parshall Flume | <input type="checkbox"/> Flow Restrictor |
| <input type="checkbox"/> Other: ___ | |



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

March 3, 2025

GARRETT DOLAN
2526 DIKE ROAD
WOODLAND, WA 98674
Reference: Application T-14616

On February 21, 2025, the Department received your water right Permanent Transfer Application. The application was accompanied by \$1840.00. Receipt number 144756 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. A review form will also be sent to our groundwater staff to determine whether the proposed well accesses the same source of water as the original well.

This application may require publication of a notice for two consecutive weeks in a newspaper with general circulation in the area where the water right is located. If it is determined that newspaper notice will be required, the Department will prepare the notice and notify you of the cost. You will be responsible for submitting payment to the Department prior to publication of the notice.

Except as provided under ORS 540.510(3) for municipalities, you may not use water from the new point of appropriation until a final order approving the transfer application has been issued by the Department. In order to avoid any possible forfeiture of the water right, you should continue to use the water as described by your existing water right.

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

Refer to the following page for a chart showing the steps and expected timelines for the processing of your application.

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

Cc: Watermaster Dist. #16, Gregory J. Wacker (*via email*)
Jeanne Boatwright, Agent
Clackamas County Planning Department, Local Government

Enclosure

Permanent Transfer Application Checklist

Check the Certificates in WRIS

Transfer # 14616

Checked by <u>Dante</u>	Type of Change(s) Proposed: NO other changes allowed other than those listed	
Date <u>2/28/2025</u>		
Fee Received: \$1840	<input type="checkbox"/> POU <input type="checkbox"/> POD <input type="checkbox"/> APOD <input type="checkbox"/> POA <input checked="" type="checkbox"/> APOA <input type="checkbox"/> USE	
Calculated Fee: \$1840		How many rights to be Transferred? <u>1</u>
Deficiencies and Observations: Evidence of Use seems off, no mention of applicant on receipts		Certificate #(s) <u>87542</u>

If OK, check box; if not, fill in.

1. Is the applicant information complete? Have all the applicants listed at the top of the page signed at the bottom?
If not, what is missing? Whose signature is missing? _____
2. Has the applicant indicated that the place of use is in or near an irrigation district? Have they included a Form D? N/A.
Name of the District _____
3. Part 5 of application, has the applicant completed the entire page and does the information match the description of the explanation of the reasons on Part 4 of the application?
If not, you may need to contact the applicant or agent? _____
4. For multiple certificates, do each of the certificates listed on Application Page 1 have their own separate completed Part 5 tables 1 & 2? (*compare with OAR 690-380-3220-may need to return*)
If no, which certificates are missing a separate Part 5, tables 1 & 2? _____
5. Has the map been completed and signed by a CWRE? Does the map meet the requirements?
If not, what is missing? _____. Map waiver included?
6. If a change in point of appropriation, have the well logs been included? N/A.
7. If a change in place of use within Umatilla County, have the applicant(s) provided a Supplemental Form U? N/A.
8. Has applicant filled out the Minimum Requirements Checklist (Part 1 of 5)? Is the application complete? If not, what is missing (check Evidence of Use and Land Use)? _____

9. If all boxes on this checklist are checked (with no remaining deficiencies identified), accept the application. Put this check sheet in the transfer folder.

OR:

- This application is deficient, and **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.

Actions taken:

_____ date _____

**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 # **144756**

INVOICE # _____

RECEIVED FROM: Columbia Fruit
BY: Holding Enterprises, LLC

APPLICATION	
PERMIT	
TRANSFER	<u>T-14616</u>

CASH: CHECK:# 80666 OTHER: (IDENTIFY) _____

TOTAL REC'D \$ 1,840.00

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 46110

0407 COPY & TAPE FEES \$ 2115.75
0410 RESEARCH FEES \$ _____
0408 MISC REVENUE: (IDENTIFY) \$ _____
TC162 DEPOSIT LIAB. (IDENTIFY) \$ _____
0240 EXTENSION OF TIME \$ _____

WATER RIGHTS:

EXAM FEE			RECORD FEE
\$	0202		\$
\$	0204		\$
\$ <u>1,840.00</u>			

WELL CONSTRUCTION

EXAM FEE			LICENSE FEE
\$	0219		\$
	0220		\$

0201 SURFACE WATER
0203 GROUND WATER
0205 TRANSFER
0218 WELL DRILL CONSTRUCTOR
LANDOWNER'S PERMIT
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 _____ \$ _____

**RECEIVED
OVER THE COUNTER**

RECEIPT: **144756**

DATED: 2-21-25 BY: [Signature]

Application for Permanent Water Right Transfer



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

Part 1 of 5 – Minimum Requirements Checklist

This transfer application will be returned if Parts 1 through 5 and all required attachments are not completed and included.
For questions, please call (503) 986-0900, and ask for Transfer Section.

Received by OWRD

Check all items included with this application. (N/A = Not Applicable)

FEB 21 2025

Salem, OR

- Part 1 – Completed Minimum Requirements Checklist.
- Part 2 – Completed Transfer Application Map Checklist.
- Part 3 – Application Fee, payable by check to the Oregon Water Resources Department, and completed Fee Worksheet, page 3. Try the new online fee calculator at:
http://apps.wrd.state.or.us/apps/misc/wrd_fee_calculator.
- Part 4 – Completed Applicant Information and Signature.
- Part 5 – Information about Water Rights to be Transferred: **How many water rights are to be transferred? 1 List them here: 87542**
Please include a separate Part 5 for each water right. (See instructions on page 6)
NOTE: A separate transfer application is required for each water right unless the criteria in OAR 690-380-3220 are met.

Attachments:

- Completed Transfer Application Map.
- Completed Evidence of Use Affidavit and supporting documentation.
- N/A Affidavit(s) of Consent from Landowner(s) (if the applicant does not own the land the water right is on.)
- N/A Supplemental Form D – For water rights served by or issued in the name of an irrigation district. Complete when the transfer applicant is not the irrigation district.
- N/A Oregon Water Resources Department’s Land Use Information Form with approval and signature from each local land use authority in which water is to be diverted, conveyed, and/or used. Not required if water is to be diverted, conveyed, and/or used only on federal lands or if **all** of the following apply: a) a change in place of use only, b) no structural changes, c) the use of water is for irrigation only, and d) the use is located within an irrigation district or an exclusive farm use zone.
- N/A Water Well Report/Well Log for changes in point(s) of appropriation (well(s)) or additional point(s) of appropriation.
- N/A Geologist Report for a change from a surface water point of diversion to a ground water point of appropriation (well), if the proposed well is more than 500’ from the surface water source and more than 1000’ upstream or downstream from the point of diversion. See OAR 690-380-2130 for requirements and applicability.

(For Staff Use Only)

WE ARE RETURNING YOUR APPLICATION FOR THE FOLLOWING REASON(S):

<input type="checkbox"/> Application fee not enclosed/insufficient	<input type="checkbox"/> Map not included or incomplete
<input type="checkbox"/> Land Use Form not enclosed or incomplete	<input type="checkbox"/> Evidence of Use Form not enclosed or incomplete
<input type="checkbox"/> Additional signature(s) required	<input type="checkbox"/> Part _____ is incomplete

Other/Explanation _____

Staff: _____ 503- _____ Date: ____/____/____

FEB 21 2025

Part 2 of 5 – Transfer Application Map

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

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

- N/A Certified Water Right Examiner (CWRE) Stamp and Original Signature. For a list of CWREs, see http://apps.wrd.state.or.us/apps/wr/cwre_license_view/. CWRE stamp and signature are not required for substitutions.
- 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 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), 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 4 of 5 – Applicant Information and Signature

Applicant Information

APPLICANT/BUSINESS NAME Peterson Farm Land Holdings, LLC Garrett Dolan, Farm Manager		PHONE NO. 541.373.1704	ADDITIONAL CONTACT NO.
ADDRESS 2526 DIKE ROAD			FAX NO.
CITY WOODLAND	STATE WA	ZIP 98674	E-MAIL garrett.dolan@columbia-fruit.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 JEANNE BOATWRIGHT		PHONE NO. 503.363.9226	ADDITIONAL CONTACT NO.
ADDRESS BOATWRIGHT ENGINEERING, INC. 2613 12TH STREET SE			FAX NO.
CITY SALEM	STATE OR	ZIP 97302	E-MAIL jeanne@boatwrightengr.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.			

Explain in your own words what you propose to accomplish with this transfer application, and why:

We are requesting this transfer to allow us to drill a new well on our ownership to supply water for the existing permitted irrigation on our land.

We purchased the property this year. The existing well source is on neighboring property that we do not own and that we do not have access to.

There is a supplemental water right for stored water on our property under Certificate 89474. We have access on our land to that source and the right will remain, as is, so no transfer application is being filed for that right.

If you need additional space, continue on a separate piece of paper and attach to the application as "Attachment 1".

Check One Box

- By signing this application, I understand that, upon receipt of the draft preliminary determination and prior to Department approval of the transfer, I will be required to provide landownership information and evidence that I am authorized to pursue the transfer as identified in OAR 690-380-4010(5); **OR**
- I affirm the applicant is a municipality as defined in ORS 540.510(3)(b) and that the right is in the name of the municipality or a predecessor; **OR**
- I affirm the applicant is an entity with the authority to condemn property and is acquiring by condemnation the property to which the water right proposed for transfer is appurtenant and have supporting documentation.

Received by OWRD

FEB 21 2025

Salem, OR

By my signature below, I confirm that I understand:

- Prior to Department approval of the transfer application, I may be required to submit payment to the Department for publication of a notice in a newspaper with general circulation in the area where the water right is located, once per week for two consecutive weeks. If more than one qualifying newspaper is available, I suggest publishing the notice in the following newspaper: **Woodburn Independent**.
- Amendments to the application may only be made in response to the Department's Draft Preliminary Determination (DPD). The applicant will have a period of at least 30 days to amend the application to address any issues identified by the Department in the DPD, or to withdraw the application. Note that amendments may be subject to additional fees, pursuant to ORS 536.050.
- Failure to complete an approved change in place of use and/or change in character of use, will result in loss of the water right (OAR 690-380-6010).
- Refunds may only be granted upon request and, as set forth in ORS 536.050(4)(a), if the Director determines that a refund of all or part of a fee is appropriate in the interests of fairness to the public or necessary to correct an error of the Department.

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



Garrett Dolan
Applicant signature

Garrett Dolan, Farm Manager
Print Name (and Title if applicable)

2/18/2025
Date

Applicant signature

Print Name (and Title if applicable)

Date

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 deeded landowners (and mailing and/or e-mail addresses if different than the applicant's) or attach affidavits of consent (and mailing and/or e-mail addresses) from all landowners or individuals/entities to which the water right(s) were conveyed.*

Check the following boxes that apply:

- The applicant is responsible for completion of change(s). Notices and correspondence should continue to be sent to the applicant.
- The receiving landowner will be responsible for completing the proposed change(s) after the final order is issued. Copies of notices and correspondence should be sent to this landowner.
- Both the receiving landowner and applicant will be responsible for completion of change(s). Copies of notices and correspondence should be sent to this landowner and the applicant.

At this time, are the lands in this transfer application in the process of being sold? Yes No

If YES, and you know who the new landowner will be, please complete the receiving landowner information table below. If you do not know who the new landowner will be, then a request for assignment will have to be filed for at a later date.

If a property sells, the certificated water right(s) located on the land belong to the new owner, unless a sale agreement or other document states otherwise. For more information see:

https://www.oregon.gov/owrd/WRDFormsPDF/Transfer_Property_Transactions.pdf

Received by OWRD

FEB 21 2025

Salem, OR


RECEIVING LANDOWNER NAME			PHONE NO.	ADDITIONAL CONTACT NO.
ADDRESS				FAX NO.
CITY	STATE	ZIP	E-MAIL	
Describe any special ownership circumstances:				
The confirming Certificate shall be issued in the name of: <input type="checkbox"/> Applicant <input type="checkbox"/> Receiving Landowner				

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. (Tip: Complete and attach Supplemental Form D.)

IRRIGATION 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 county, city, municipal corporation, or tribal governments within whose jurisdiction water will be diverted, conveyed or used.

ENTITY NAME CLACKAMAS COUNTY PLANNING & ZONING	ADDRESS 150 BEAVERCREEK ROAD, #225	
CITY OREGON CITY	STATE OREGON	ZIP 97045

ENTITY NAME	ADDRESS	
CITY	STATE	ZIP

Received by OWRD
 FEB 21 2025
 Salem, OR

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 additional rows to tables within the form.

CERTIFICATE # 87542

Received by OWRD

Description of Water Delivery System

FEB 21 2025

System capacity: **1.22** cubic feet per second (cfs) OR
gallons per minute (gpm)

Salem, OR

Describe the current water delivery system or the system that was in place at sometime 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. **100 hp turbine pump at well; 1350'± of 6" buried PVC pipeline to N line of field that will utilize proposed well; 2900'± of above ground 6" pipeline across field that will utilize proposed well; Big Gun application in field that will utilize proposed well.**

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)
Well 1	<input checked="" type="checkbox"/> Authorized <input type="checkbox"/> Proposed	CLAC2952	5	S	1	W	12	NW	NE	71	1230' S & 2610' W of NE COR SEC 12	
Well 2	<input type="checkbox"/> Authorized <input checked="" type="checkbox"/> Proposed	Not Const.	5	S	1	W	12	2W	NE	72	Approx 2560' S & 2600' W of NE COR SEC 12	
	<input type="checkbox"/> Authorized <input type="checkbox"/> Proposed											
	<input type="checkbox"/> Authorized <input type="checkbox"/> Proposed											

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

- | | |
|--|---|
| <input type="checkbox"/> Place of Use (POU) | <input type="checkbox"/> Supplemental Use to Primary Use (S to P) |
| <input type="checkbox"/> Character of Use (USE) | <input checked="" type="checkbox"/> Point of Appropriation/Well (POA) |
| <input type="checkbox"/> Point of Diversion (POD) | <input type="checkbox"/> Additional Point of Appropriation (APOA) |
| <input type="checkbox"/> Additional Point of Diversion (APOD) | <input type="checkbox"/> Substitution (SUB) |
| <input type="checkbox"/> Surface Water POD to Ground Water POA (SW/GW) | <input type="checkbox"/> Government Action POD (GOV) |

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

- Yes Complete only the Proposed ("to" or "on" 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.

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 Changes to Water Right Certificate # 87542

List the change proposed for the acreage in each ¼ ¼. If more than one change is proposed, specify the acreage associated with each change.
If there is more than one POD/POA involved in the proposed changes, 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	¼	¼	Tax Lot	Gvt Lot or DLC	Acres	Type of USE listed on Certificate	POD(s) or POA(s) (name or number from Table 1)	Priority Date	Twp	Rng		Sec	¼	¼	Tax Lot	Gvt Lot or DLC	Acres	New Type of USE	POD(s)/ POA(s) to be used (from Table 1)	Priority Date		
5	S	1	E	7	SW NW	1500	3	1.0	IR	1	1990	POA	5	S	1	E	7	SW NW	1500	3	1.0	IR	2	1990
5	S	1	E	7	NW SW	1500	72	4.8	IR	1	1990	POA	5	S	1	E	7	NW SW	1500	72	4.8	IR	2	1990
5	S	1	W	12	SW NE	601 701	72	3.6	IR	1	1990	POA	5	S	1	W	12	SW NE	601 701	72	3.6	IR	2	1990
5	S	1	W	12	SE NE	601 600	72	3.0	IR	1	1990	POA	5	S	1	W	12	SE NE	601 600	72	3.0	IR	2	1990
5	S	1	W	12	NE SW	600 1202	72	1.0	IR	1	1990	POA	5	S	1	W	12	NE SW	600 1202	72	1.0	IR	2	1990
5	S	1	W	12	SE SW	1202	72	0.9	IR	1	1990	POA	5	S	1	W	12	SE SW	1202	72	0.9	IR	2	1990
5	S	1	W	12	NE SE	600 601	72	34.6	IR	1	1990	POA	5	S	1	W	12	NE SE	600 601	72	34.6	IR	2	1990
5	S	1	W	12	NW SE	600 601 701 1202	72	37.2	IR	1	1990	POA	5	S	1	W	12	NW SE	600 601 701 1202	72	37.2	IR	2	1990
5	S	1	W	12	SW SE	1202	72	6.2	IR	1	1990	POA	5	S	1	W	12	SW SE	1202	72	6.2	IR	2	1990
TOTAL ACRES:							92.3						TOTAL ACRES:							92.3				

Additional remarks: The existing well is identified on the Certificate and Claim map as "Well". It is labeled here as "Well 1" to clarify and differentiate it from the proposed "transfer to" well – "Well 2". There is a 0.64 cfs (288.93 gpm) deficiency in the permitted rate.

Received by OWRD

FEB 21 2025

Salem, OR

For Place of Use or Character 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: 89474



Pursuant to ORS 540.510, any "layered" water use such as an irrigation right that is supplemental to a primary right proposed for transfer must be included in the transfer or be cancelled. Any change to a ground water registration must be filed separately in a ground water registration modification application.

For Substitution (ground water supplemental irrigation will be substituted for surface water primary irrigation)

Ground water supplemental Permit or Certificate # _____;
Surface water primary Certificate # _____.

Received by OWRD

FEB 21 2025

For a change from Supplemental Irrigation Use to Primary Irrigation Use

Identify the primary certificate to be cancelled. Certificate # _____

Salem, OR

For a change in point(s) of appropriation (well(s)) or additional point(s) of appropriation:

Well log(s) are attached 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 for any wells that do not have a well log. For *proposed wells 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
Well 1	Yes	None	428'	16"	+1.25-343'	18'	307.5'-428'	59'	sand, silt & sandstone	1.22 cfs*
Well 2	No	NA	430'±	16"	To be determined	as reqd.	To be determined	----	sand, silt & sandstone	0.76 cfs*

* Permitted rate per Certificate: 1.22 cfs for 149.1 acres

$$\frac{1.22 \text{ cfs}}{149.1 \text{ ac}} = \frac{\quad \times \quad}{92.3 \text{ ac}} = 0.76 \text{ cfs}$$

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)
)
 County of MARION) ss

I, **David Bronec**, in my capacity as **farmer of the subject property through the 2024 growing season**,
 mailing address **31064 S Meridian Road Hubbard, Oregon 97032**,
 telephone number **503.209.3493**, 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

Received by OWRD
 FEB 21 2025
 Salem, OR

2. I attest that:

- Water was used during the previous five years on the **entire** place of use for Certificate # _____; 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)
87542	5	S	1	E	WM	7	SW	NW	3	1.0
87542	5	S	1	E	WM	7	NW	SW	-	4.8
87542	5	S	1	W	WM	12	SW	NE	72	3.6
87542	5	S	1	W	WM	12	SE	NE	72	3.0
87542	5	S	1	W	WM	12	NE	SW	72	1.0
87542	5	S	1	W	WM	12	SE	SW	72	0.9
87542	5	S	1	W	WM	12	NE	SE	72	34.6
87542	5	S	1	W	WM	12	NW	SE	72	37.2
87542	5	S	1	W	WM	12	SW	SE	72	6.2

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)

3. The water right was used for: **Tall fescue grass seed. Tall fescue is irrigated in the late summer or fall, if rainfall is too sparse at that time, in order to increase cover and shoot production for healthier plants the following year.**

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.

[Handwritten Signature]

Signature of Affiant

2-18-2025

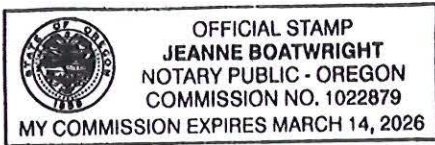
Date

Signed and sworn to (or affirmed) before me this 18th day of February, 2025.

Jeanne Boatwright

Notary Public for Oregon

My Commission Expires: MARCH 14, 2026



Received by OWRD

FEB 21 2025

Salem, OR

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. 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

Received by OWRD

FEB 21 2025

Salem, OR

(503)228-6322 or 1-800-542-8818
portlandgeneral.com

Account # [REDACTED]

Previous Amount Due 47.05
Payments 47.05 CR
Balance Forward 0.00
Current Charges 3,534.10

Do Not Pay

Service Address:
BRONEC BROS INC
ABT 31190 S MERIDIAN RD
HUBBARD, OR 97032

Cycle: 13

AMOUNT DUE \$3,534.10
Due date for current bill 09/05/23

This month's charges (Turn over for details)

Meter # 31009662AB, Schedule 49
Energy Charges (19354 kWh) 3,036.52
Adjustments 427.34

3,463.86
Total Taxes and Fees 70.24

Current Energy Charges 3,534.10

Your energy use

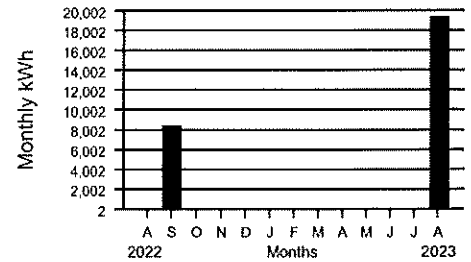
Meter # 31009662AB
Schedule 49
Service Period Meter Reading
08/17/23 18280
07/18/23 98926

30 days of service 19354 kWh

This bill is for your records only, *please do not pay*.
Thank you for your payment.

Period Ending	Avg Daily Temperature*	Monthly kWh	Monthly Cost
Aug 2023	73	19354	3,534.10
Aug 2022	73	2	46.16

*Temperature source: Aurora Municipal Airport



Please detach and return this portion with your payment.

P.O. Box 4438
Portland, OR 97208-4438

13 [REDACTED]
Account Number

Auto Pay Due Date: **09/05/23**
Amount Due: **\$3,534.10**
Do Not Pay

Received by OWRD
FEB 21 2025
Salem, OR

BRONEC BROS INC
DAVABAJA@CANBY.COM

Questions? Call 1-800-542-8818 or
portlandgeneral.com

PGE



Details of this month's charges

Meter # 31009662AB, Schedule 49, SPID 6570485068

Basic Charge	45.00
Energy Use Charge (19,354.000 kWh x \$0.06586)	1,274.65
Demand Charge (83.000 KW x \$0.00)	0.00
Transmission Charge (19,354.000 kWh x \$0.00478)	92.51
Distribution Charge (4,150.000 kWh x \$0.09964)	413.51
Distribution Charge (15,204.000 kWh x \$0.07964)	1,210.85
Energy charges	3,036.52
102 RPA Exchange Credit (19,354.000 kWh x \$-0.00676)	130.83 CR
105 Regulatory Adjustments (19,354.000 kWh x \$0.00022)	4.26
109 Energy Efficiency Funding Adj (19,354.000 kWh x \$0.00635)	122.90
110 Energy Efficiency Customer Svc (19,354.000 kWh x \$0.00005)	0.97
118 Bill Adjustment Cost Recovery (19,354.000 kWh x \$0.00114)	22.06
123 Decoupling Adjustment (19,354.000 kWh x \$0.001)	19.35
125 Annual Power Cost Update (19,354.000 kWh x \$0.00989)	191.41
126 Power Cost Variance Mechanism (19,354.000 kWh x \$0.0008)	15.48
135 Demand Response (19,354.000 kWh x \$0.00092)	17.81
136 Community Solar Cost Recovery (19,354.000 kWh x \$0.00025)	4.84
137 Solar Payment Option Cost Recov (19,354.000 kWh x \$0.00005)	0.97
138 Energy Storage Cost Recovery (19,354.000 kWh x \$0.00012)	2.32
146 Colstrip Power Plant Oper Life Adj (19,354.000 kWh x \$0.00385)	74.51
150 Transportation Electrification (19,354.000 kWh x \$0.00112)	21.68
152 Extreme Weather & Pandemic Costs (19,354.000 kWh x \$0.00304)	58.84
153 Community Benefits and Impact Advisory Group Costs (19,354.000 kWh x \$0.00004)	0.77
Regulatory charges and credits	427.34
	3,463.86
Low Income Assistance	20.13
Public Purpose Charge (1.5%)	50.11
Taxes and fees	70.24
Current Energy Charges	3,534.10

*Your Federal Columbia Benefits are supplied by Bonneville Power Administration (BPA).

Received by OWRD
FEB 21 2025
Salem, OR

Need help? We're here for you

Online: portlandgeneral.com

Phone:

- **Customer Service:** 800-542-8818
- **Outages and downed lines:** 800-544-1795
- **Oregon Relay:** (deaf, hard-of-hearing, blind-deaf, speech-disabled): 711

Choose your way to pay

- **Online*:** portlandgeneral.com
- **On the PGE mobile app*** (download at your app store)
- **Automated phone system*:** 800-542-8818
- **By mail to:** (include bill stub)
P.O. Box 4438
Portland, OR 97208-4438
- **At Western Union or CheckFreePay locations**
(find nearby locations at portlandgeneral.com/payinperson)
*24-hour options

Paying by check? When you pay by check, PGE will convert your check to an electronic debit.

Late payment: A late payment charge of 2.2% may be applied to past-due bills. If you're struggling to pay your bill, call us at 800-542-8818, or visit portlandgeneral.com. Energy assistance may also be available by calling 211.

Fraud alert: Beware of calls, texts or people at your door demanding immediate payment. All PGE employees carry photo identification. Call us to check.

Adjustments: Approved by the Oregon Public Utility Commission, adjustments are separate from your basic energy charges and often change. For details, call customer service.

Public Purpose Charge: The Public Purpose Charge funds energy-efficiency and renewable power programs as well as energy conservation assistance to schools and low-income residents. Energy Trust of Oregon, Oregon Housing and Community Services Dept. and various education service districts administer the money.

Thank you. We appreciate your business.

Need to stop or move service? Go online to portlandgeneral.com/startstopmove or call us at 800-542-8818.

Update your mailing or email address online at portlandgeneral.com/myaccount or call us at 800-542-8818.

Get this bill online. Our Paperless Bill is simple, secure and sustainable. Sign up at portlandgeneral.com/paperless.

Join us to support Oregon Energy Fund, a statewide charitable organization that provides energy assistance to thousands of Oregonians in times of financial crisis. To give a neighbor a helping hand, visit OregonEnergyFund.org.

We partner with Energy Trust to help you save. We share some customer information with Energy Trust of Oregon, a nonprofit organization that helps Oregonians save energy. Energy Trust only uses this information to design, evaluate and improve service to customers. For details, visit portlandgeneral.com/datashare.

DEPT: 165

RESOLUTE SEED INC

2/4/2025

Plant = "DN-B", Grower = "Bronec Bros Inc", Start Date = "1/1/1990", End Date = "2/4/2025", Exclude Zero Balances -

Page 1 of 1

M165-24-323	0	DN-B	Bronec Bros Inc	TF COPIOUS	SiteOne Landscape Supply	U/C	443,640	-388,640	-55,000	0
M165-24-323	1	DN-B	Bronec Bros Inc	TF COPIOUS	SiteOne Landscape Supply	U/C	0	55,000	-55,000	0
M165-24-323	2	DN-B	Bronec Bros Inc	TF COPIOUS	SiteOne Landscape Supply	U/C	0	55,000	-55,000	0
M165-24-323	3	DN-B	Bronec Bros Inc	TF COPIOUS	SiteOne Landscape Supply	U/C	0	55,000	0	55,000
M165-24-323	4	DN-B	Bronec Bros Inc	TF COPIOUS	SiteOne Landscape Supply	U/C	0	55,000	0	55,000
M165-24-323	5	DN-B	Bronec Bros Inc	TF COPIOUS	SiteOne Landscape Supply	U/C	0	55,000	0	55,000
M165-24-323	6	DN-B	Bronec Bros Inc	TF COPIOUS	SiteOne Landscape Supply	U/C	0	33,000	0	33,000
M165-24-340	0	DN-B	Bronec Bros Inc	TF VNS TALL FESCUE	Bronec Bros Inc	U/C	130,420	-75,420	0	55,000
M165-24-340	1	DN-B	Bronec Bros Inc	TF VNS TALL FESCUE	Bronec Bros Inc	U/C	0	38,950	0	38,950
							574,060	-117,110	-165,000	291,950

198,000 lbs vncnt copious
 93,000 VNS
 178,200
 51,072.5

Received by OWRD
 FEB 21 2025
 S... OR

14616 -

AMENDED ANNUAL REPORT



Corporation Division
sos.oregon.gov/business

E-FILED
Jan 15, 2025
OREGON SECRETARY OF STATE

REGISTRY NUMBER

108770892

REGISTRATION DATE

02/17/2015

BUSINESS NAME

RESOLUTE SEED, INC.

BUSINESS ACTIVITY

GRASS SEED CLEANING COMPANY.

MAILING ADDRESS

PO BOX 489
SAINT PAUL OR 97137 USA

TYPE

DOMESTIC BUSINESS CORPORATION

PRIMARY PLACE OF BUSINESS

10803 OAK ST
DONALD OR 97020 USA

JURISDICTION

OREGON

REGISTERED AGENT

BRUCE DAVIDSON
10803 OAK ST
DONALD OR 97020 USA

If the Registered Agent has changed, the new agent has consented to the appointment.

PRESIDENT

BRUCE DAVIDSON
PO BOX 489
ST PAUL OR 97137 USA

SECRETARY

SHANNON DAVIDSON
PO BOX 489
ST PAUL OR 97137 USA

Received by OWRD
FEB 21 2025
Salem, OR



I declare, under penalty of perjury, that this document does not fraudulently conceal, fraudulently obscure, fraudulently alter or otherwise misrepresent the identity of the person or any officers, directors, employees or agents of the corporation on behalf of which the person signs. This filing has been examined by me and is, to the best of my knowledge and belief, true, correct, and complete. Making false statements in this document is against the law and may be penalized by fines, imprisonment, or both.

By typing my name in the electronic signature field, I am agreeing to conduct business electronically with the State of Oregon. I understand that transactions and/or signatures in records may not be denied legal effect solely because they are conducted, executed, or prepared in electronic form and that if a law requires a record or signature to be in writing, an electronic record or signature satisfies that requirement.

ELECTRONIC SIGNATURE

NAME

SHANNON DAVIDSON

TITLE

SECRETARY

DATE

01-15-2025

Received by OWRD

FEB 21 2025

Salem, OR

Land Use Information Form



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

NAME Peterson Farm Land Holdings, LLC			Contact: Garrett Dolan, Farm Manager			PHONE 541.373.1704		
MAILING ADDRESS 2526 Dike Road								
CITY Woodland			STATE WA	ZIP 98674	EMAIL garrett.dolan@coulmbia-fruit.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:
				See	Attached List	<input type="checkbox"/> Diverted	<input type="checkbox"/> Conveyed	<input 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	
						<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:

Clackamas 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:
0.76
 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:

We purchased a portion (92.3 acres) of a farm. The authorized irrigation well is on property that we did not purchase. We are proposing to drill a new well on our property to provide water for the irrigation rights on our property.

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 →

Received by OWRD

14616 -

FEB 21 2025

For Local Government Use Only

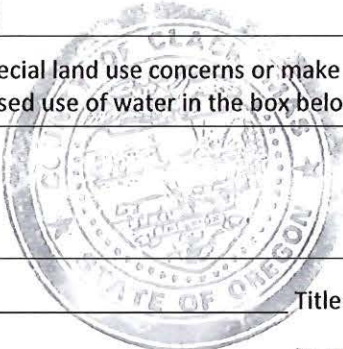
The following section must be completed by a planning official from each county and city listed unless the project will be located entirely within the city limits. In that case, only the city planning agency must complete this form. This deals only with the local land use plan. Do not include approval 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): ZDB 401- TABLE 401-7 INITIATION
- 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"/> Being Pursued <input type="checkbox"/> Denied <input type="checkbox"/> Not Being Pursued
		<input type="checkbox"/> Obtained <input type="checkbox"/> Being Pursued <input type="checkbox"/> Denied <input type="checkbox"/> Not Being Pursued
		<input type="checkbox"/> Obtained <input type="checkbox"/> Being Pursued <input type="checkbox"/> Denied <input type="checkbox"/> Not Being Pursued
		<input type="checkbox"/> Obtained <input type="checkbox"/> Being Pursued <input type="checkbox"/> Denied <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.



Name: ERIK FORSELL Title: SENIOR PLANNER
 Signature: [Signature] Date: 2/5/25
 Governmental Entity: CLACKAMAS COUNTY Phone: 503 742 4500

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: _____

Received by OWRD

FEB 21 2025

Last Revised: 10/2023

CIAC
2952 Pg 1

WELL 1

STATE OF OREGON
WATER WELL REPORT
(as required by ORS 837.780)

(START CARD) # **22424**

(1) OWNER: Well Number: **2**
Name **Bronco Brothers**

Address **11984 Broadacres Rd, NE**
City **Hubbard** State **OR** Zip **97032**

(2) TYPE OF WORK:
 New Well Deepen Recondition Abandon

(3) DRILL METHOD
 Rotary Air Rotary Mud Cable
 Other

(4) PROPOSED USE:
 Domestic Community Industrial Irrigation
 Thermal Injection Other

(5) BORE HOLE CONSTRUCTION:
Special Construction Approval Yes No Depth of Completed Well **428** ft.
Explosives used Type _____ Amount _____

HOLE			SEAL			Amount sacks or pounds
Diameter	From	To	Material	From	To	
20"	0	18	Cement	0	18	54 sacks
16"	18	428				

How was seal placed: Method A B C D E
 Other

Backfill placed from _____ ft. to _____ ft. Material _____
Gravel placed from _____ ft. to _____ ft. Size of gravel _____

(6) CASING/LINER:

Diameter	From	To	Gauge	Steel	Plastic	Welded	Threaded
Casing: 16"	+15"	343'	.375	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Liner:				<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

(Final height of shaft) **343'**

(7) PERFORATIONS/SCREENS:
 Perforations Method _____
 Screens Type _____ Material **Stainless**

From	To	Slot size	Number	Diameter	Tele/pipe size	Casing	Liner
307' 6"	350' 9"			10"x. 250 pipe		<input type="checkbox"/>	<input type="checkbox"/>
350' 9"	357' 9"	160		10" ID screen		<input type="checkbox"/>	<input type="checkbox"/>
357' 9"	375' 1"			10"x. 250 pipe		<input type="checkbox"/>	<input type="checkbox"/>
375' 1"	387' 8"	160		10" ID screen		<input type="checkbox"/>	<input type="checkbox"/>
387' 8"	395' 1"			10"x. 250 pipe		<input type="checkbox"/>	<input type="checkbox"/>
395' 1"	400' 1"	160		10" ID screen		<input type="checkbox"/>	<input type="checkbox"/>

(8) WELL TESTS: Minimum testing time is 1 hour

Yield gal/min	Drawdown	Drill stem at	Time
600	140		1 hr.
600	184		2 hrs.
450	188		6 hrs.

Temperature of water **59 degrees** Depth Artesian Flow Pooled _____

Was a water analysis done? Yes By whom _____

Did any strata contain water not suitable for intended use? Too little

Saky Muddy Odor Colored Other _____

Depth of strata: _____

(9) LOCATION OF WELL by legal description:

County **Clackamas** Latitude _____ Longitude _____
Township **5S** N or S. Range **1W** E or W. WM.
Section **12** SW 1/4 NE 1/4
Tax Lot **Parcel 2** Block _____ Subdivision _____
Street Address of Well (or nearest address) **Meridian Rd.**
Hubbard, OR 97032

(10) STATIC WATER LEVEL: _____

59 ft. below land surface. Date **3/18/91**

Artesian pressure _____ lb. per square inch. Date _____

(11) WATER BEARING ZONES:

Depth at which water was first found **105' 6"**

From	To	Estimated Flow Rate	SWL
105' 6"	108'	50 gpm	59
351	400'	500 gpm	59

(12) WELL LOG: Ground elevation _____

Material	From	To	SWL
Top soil	0	1	
Clay brown	1	35	
Clay grey	35	52	
Clay brown	52	61	
Cemented gravel, brown	61	69	
Clay brown	69	88	
Clay grey	88	105 1/2	
Black sand & gravel	105 1/2	108	59
Clay grey	108	123 1/2	
Gravel cemented	123 1/2	132	
Clay grey	132	312	
Clay brown	312	321	
Clay grey	321	342	
Clay sandy grey	342	351	
Sandstone black	351	357	
Clay grey	357	371	59
Clay, atone, green	371	375	
Sand & silt- black	375	381	59
Clay grey	381	384	
Sandstone grey	384	387 1/2	59
Clay sticky grey	387 1/2	397	
Sand black	397	400	59
Clay sticky grey	400	428	

Date started **1/8/91** Completed **3/27/91**

(unbonded) Water 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 my best knowledge and belief.

WWC Number **1341**
Signed **Hermit Martin** Date **4-3-91**

(bonded) Water 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.

WWC Number **783**
Signed **James Prodan** Date **4/2/91**

CIAC 2952 pg 2

WELL 1

STATE OF OREGON WATER WELL REPORT (as required by ORS 837.785)

(START CARD) # 22424

(1) OWNER: Well Number: 2 Name: Bronec Brothers Address: 11984 Broadacres Rd. NE City: Hubbard State: OR Zip: 97032

(2) TYPE OF WORK: [] New Well [] Deepen [] Recondition [] Abandon

(3) DRILL METHOD [] Rotary Air [] Rotary Mud [] Cable [] Other

(4) PROPOSED USE: [] Domestic [] Community [] Industrial [] Irrigation [] Thermal [] Injection [] Other

(5) BORE HOLE CONSTRUCTION: Special Construction approval: Yes No Depth of Completed Well: ft. Explosives used: [] Type: Amount:

Table with columns: HOLE Diameter, SEAL Material, Amount sacks or pounds. Includes sub-headers From, To, From, To.

How was seal placed: Method [] A [] B [] C [] D [] E [] Other Backfill placed from: ft. to: ft. Material: Gravel placed from: ft. to: ft. Size of gravel:

(6) CASING/LINER: Table with columns: Diameter, From, To, Gauge, Steel, Plastic, Welded, Threaded. Rows for Casing and Liner.

(7) PERFORATIONS/SCREENS: [] Perforations Method: [] Screens Type: Material:

Table for perforations/screens with columns: From, To, Slot size, Number, Diameter, Tube/pipe size, Casing, Liner. Includes handwritten entry: 428' Bottom plate a lifting bail.

(8) WELL TESTS: Minimum testing time is 1 hour [] Pump [] Baller [] Air [] Flowing Artesian Yield gal/min Drawdown Drill stem at Time

Temperature of water: Depth Artesian Flow Found: Was a water analysis done? [] Yes By whom: Did any strata contain water not suitable for intended use? [] Too little [] Silty [] Muddy [] Odor [] Colored [] Other: Depth of strata:

(9) LOCATION OF WELL by legal description: County: Latitude: Longitude: Township: Nor S. Range: Eor W. WM. Section: W W Tax Lot: Lot: Block: Subdivision: Street Address of Well (or nearest address):

(10) STATIC WATER LEVEL: ft. below land surface. Date: Artesian pressure: lb. per square inch. Date:

(11) WATER BEARING ZONES: Table with columns: From, To, Estimated Flow Rate, SWL. Depth at which water was first found.

(12) WELL LOG: Table with columns: Material, From, To, SWL. Ground elevation. Includes stamp: Received by OWHD FEB 21 2025 Salem, OR

(unbonded) Water 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 my best knowledge and belief. Signed: Permit Martin WWC Number 1391 Date 4/3/97

(bonded) Water Well Constructor Certification: I accept responsibility for the construction, alteration, or abandonment work performed on this well during the construction dates reported above; a 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: Loren Jensen WWC Number 783 Date 4/3/97

RECORDING REQUESTED BY:



Fidelity National Title
Company of Oregon

500 Liberty St. SE, Ste 200
Salem, OR 97301

Clackamas County Official Records	2024-020063
Catherine McMullen, County Clerk	06/07/2024 02:20:04 PM
D-D Cnt=1 SIn=73 LESLIE	\$133.00
\$45.00 \$16.00 \$10.00 \$62.00	

GRANTOR'S NAME:

Columbia Trust Company, Trustee of the Frank J.
Bronec QTIP Trust

GRANTEE'S NAME:

Peterson Farm Land Holdings, LLC

AFTER RECORDING RETURN TO:

Order No.: 60222400927-TD
Peterson Farm Land Holdings, LLC, a Washington
limited liability company
412 NW 253rd Street
Ridgefield, WA 98642

SEND TAX STATEMENTS TO:

Peterson Farm Land Holdings, LLC
412 NW 253rd Street
Ridgefield, WA 98642

Received by OWRD
FEB 21 2025
Salem, OR

Fidelity National Title # 4514201911

SPACE ABOVE THIS LINE FOR RECORDER'S USE

STATUTORY WARRANTY DEED

Columbia Trust Company, Trustee of the Frank J. Bronec QTIP Trust, Grantor, conveys and warrants to Peterson Farm Land Holdings, LLC, a Washington limited liability company, Grantee, the following described real property, free and clear of encumbrances except as specifically set forth below, situated in the County of Clackamas, State of Oregon:

SEE LEGAL DESCRIPTION ON ATTACHED EXHIBIT "A"

THE TRUE AND ACTUAL CONSIDERATION FOR THIS CONVEYANCE IS FOUR MILLION TWO HUNDRED SEVENTY-FIVE THOUSAND AND NO/100 DOLLARS (**\$4,275,000.00**).
(See ORS 93.030).

STATUTORY WARRANTY DEED
(continued)

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, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. 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, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

Received by OWRD
FEB 21 2025
Salem, OR

STATUTORY WARRANTY DEED
(continued)

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

Dated JUNE 6, 2024; if a corporate grantor, it has caused its name to be signed by order of its board of directors.

Columbia Trust Company, Trustee of the Frank J. Bronec QTIP Trust

BY: Jacob Baughman, AVP
Jacob Baughman, AVP/Real Estate Specialist

Received by OWRD

FEB 21 2025

State of Oregon

Salem, OR

County of Multnomah

This instrument was acknowledged before me on June 6, 2024 by Jacob Baughman, AVP/Real Estate Specialist for Columbia Trust Company, Trustee of the Frank J. Bronec QTIP Trust.

Lindsey Petrilla Cianci

Notary Public - State of Oregon

My Commission Expires: December 20, 2027

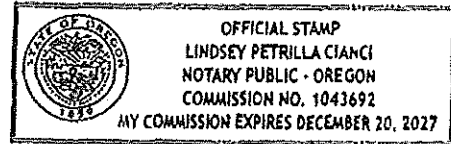


EXHIBIT "A"
Legal Description

PARCEL I: 51E07 01400

Beginning at a point on the West line of Section 7, Township 5 South, Range 1 East of the Willamette Meridian, in the County of Clackamas and State of Oregon, said point being Northerly 2.5 chains (165') from the intersection of the West line of said Section 7 with the South line of the J.M. Bacon Donation Land Claim No. 41; thence Northerly along the West line of Section 7 a distance of 7.5 chains (495') thence East 13.6 chains (897.60'); thence South 7.5 chains; thence West 13.6 chains to the point of beginning.

PARCEL II: 51E07 01500

Parcel A:

Beginning at the quarter post between Sections 7 and 12 in Township 5 South, Range 1 East of the Willamette Meridian, in the County of Clackamas and State of Oregon, and running thence East 13.50 chains (891'); thence North 1.25 chains (82.5') to the South boundary of the J.M. Bacon Donation Land Claim; thence West along said boundary line 13.50 chains (891') to the Willamette Meridian; thence South 1.25 chains (82.5') to the place of beginning.

Parcel B:

Beginning at the Northwest corner of the Southwest quarter of Section 7, Township 5 South, Range 1 East of the Willamette Meridian, in the County of Clackamas and State of Oregon; [thence South on the Willamette Meridian;] thence South on the Willamette Meridian 8.09 chains (533.94'); thence East 12.36 chains (815.76'); thence North 8.09 chains; thence West 12.36 chains to the point of beginning, being a part of the original J. O. Murray Donation Land Claim.

Parcel C:

Beginning at the intersection of the South line of Bacons Donation Land Claim with the West line of Section 7, Township 5 South, Range 1 East of the Willamette Meridian, in the County of Clackamas and State of Oregon; thence North 2.50 chains (165'); thence East 13.60 chains (897.60') to the middle of Murray's Gulch; thence South 2.50 chains; thence West 13.60 chains to the place of beginning.

PARCEL III: 51E07 01900

Part of the Southwest one-quarter of Section 7, Township 5 South, Range 1 East of the Willamette Meridian, in the County of Clackamas and State of Oregon, described as:

BEGINNING at a point 2.76 chains North of the Southwest corner of Section 7, Township 5 South, Range 1 East of the Willamette Meridian, thence North on Section line 22.70 chains; thence East 41.37 chains; thence South 8.70 chains; thence West 21.39 chains; thence South 14.00 chains to a point 2.76 chains North of the South line of Section 7, thence West parallel with the South line of Section 7, 20.00 chains to the place of beginning.

EXCEPT three parcels of land conveyed to Clackamas County by deed recorded February 21, 1931, in Book 211, Page 16, Deed Records, deed recorded July 6, 1939, in Book 259, Page 522, Deed Records, and deed recorded July 6, 1939, in Book 259, Page 524, Deed Records, in the County of Clackamas and State of Oregon.

RECORDED BY CLACKAMAS COUNTY
FEB 21 2025

Salem, OR

EXHIBIT "A"
Legal Description

Received by OWRD

FEB 21 2025

Salem, OR

PARCEL IV: 51W12 01201

A tract of land situated in Section 12, Township 5 South, Range 1 West of the Willamette Meridian, Clackamas County, Oregon, more particularly described as follows:

Beginning on the East line of the John Killins Donation Land Claim No. 72, Township 5 South, Range 1 West, of the Willamette Meridian, in Clackamas County, Oregon, at a point which is 632.61 feet North 0°04' East from the Southeast corner of said Claim; thence North 89°51' West 2102.25 feet; thence North 0°04' East 625.63 feet to a point on the North line of the South half of the East half of said Donation Land Claim; thence South 89°38'00" East, along said North line, 2120.28 feet to a point on the East line of said Claim; thence South 0°04' West 617.61 feet to the point of beginning.

PARCEL V: 51W12 00601

A tract of land situated in Section 12, Township 5 South, Range 1 West, Willamette Meridian, in the County of Clackamas and State of Oregon, more particularly described as follows:

Beginning at the Northeast corner of the John Killins Donation Land Claim No. 72 in said Township 5 South, Range 1 West of the Willamette Meridian, running thence North 89°30 minutes West tracing the North boundary of the said John Killins Donation Land Claim a distance of 1880.70 feet to an iron pipe and the true point of beginning; thence South 0°30' East 495.00 feet to an iron pipe; thence South 89°30' East parallel with the North boundary of said John Killins Donation Land Claim a distance of 1165.95 feet to a point; thence North 0°30' West 495.00 feet to a point on the North line of John Killins Donation Land Claim No. 72; thence North 89°30' West tracing the North line of John Killins Donation Land Claim to the true point of beginning.

PARCEL VI: 51W12 00701

A tract of land situated Section 12, Township 5 South, Range 1 West, Willamette Meridian, in the County of Clackamas, State of Oregon, more particularly described as follows:

Beginning at an iron pipe driven in the North boundary of the John Killins Donation Land Claim No. 72 in Township 5 South, Range 1 West, Willamette Meridian, which point is North 89°30' West 1880.70 feet distant from the Northeast corner of said claim; running thence North 89°30' West tracing the North boundary of the John Killins Donation Land Claim a distance of 751.05 feet to a point; thence South 0°31' West 495 feet to a point; thence South 89°30' East 750.05 feet to an iron pipe; thence North 0°30' East 495 feet to the place of beginning.

PARCEL VII: 51W12 01202

A portion of Section 12, Township 5 South, Range 1 West of the Willamette Meridian, in the County of Clackamas and State of Oregon also being a portion of that tract of land which is described as Fee No. 92-47445 and recorded in the Deed Records for Clackamas County, Oregon which is more particularly described as follows:

Beginning at the Northeast corner of the tract of land conveyed to Jody Randolph Brown as described in Fee No. 92-47445 and recorded in the Deed Records for Clackamas County, Oregon; thence West along the North boundary line of tract of land described in said Fee No. 92-47445, a distance of 642.53 feet, to the intersection of said North boundary line, with an existing North-South fenceline (near the fence corner at the North end of the

Received by OWRD

FEB 21 2025

Salem, OR

EXHIBIT "A"
Legal Description

fenceline); thence South 04° 07' West, along said North-South fenceline, a distance of 600 feet, more or less, to the South boundary line of the said tract of land described in said Fee No. 92-47445; thence East, along the South boundary line of the said tract of land described in Fee No. 92-47445, a distance of 687 feet, more or less, to the Southeast corner of the said tract of land described in said Fee No. 92-47445; thence North 00° 04' East, along the said East line of said tract of land described in said Fee No. 92-47445, a distance of 598 feet more or less, to the point of beginning.

PARCEL VIII: 51W12 00600

A tract of land situated in Section 12, Township 5 South, Range 1 West of the Willamette Meridian, Clackamas County, Oregon also being a portion of that tract of land which is described as Fee No. 92-47445 and recorded in the Deed Records for Clackamas County, Oregon which is more particularly described as follows:

Beginning at the Northeast corner of the John Killins Donation Land Claim No. 72 in Township 5 South, Range 1 West of the Willamette Meridian; running thence North 89°30 minutes West tracing the North boundary of the said John Killins Donation Land Claim a distance of 1880.70 feet to an iron pipe; thence South 0°30 minutes East 495.00 feet to an iron pipe; thence North 89°30 minutes West 1403.35 feet to an iron pipe; driven in the center of County Road No. 1210; thence tracing the center line of said road South 6°32 minutes West 776.85 feet to an iron rod driven in the South boundary line of the North half of the East half of the John Killins Donation Land Claim aforesaid; thence South 89°47 minutes East tracing the division line of said claim 3379.00 feet, more or less, to a point in the East boundary of the John Killins Donation Land Claim; thence North tracing the East boundary of the John Killins Donation Land Claim to the place of beginning.

SAVE AND EXCEPT that portion conveyed to Joe E. Bronec, Frances L. Bronec and Frank J. Bronec by deed recorded September 18, 1990, as Fee No. 90-46516 being further described as follows:

A portion of Section 12, Township 5 South, Range 1 West of the Willamette Meridian, in the County of Clackamas and State of Oregon, more particularly described as follows: Beginning at the Northeast corner of the John Killins Donation Land Claim No. 72 in said Township 5 South, Range 1 West of the Willamette Meridian; running thence North 89°30 minutes West tracing the North boundary of the said John Killins Donation Land Claim a distance of 1880.70 feet to any iron pipe and the true point of beginning; thence South 0°30 minutes East 495.00 feet to an iron pipe; thence South 89°30 minutes East parallel with the North boundary of said John Killins Donation Land Claim a distance of 1165.95 feet to a point; thence North 0°30 minutes West 495.00 feet to a point on the North line of John Killins Donation Land Claim No. 72; thence North 89°30 minutes West tracing the North line of John Killins Donation Land Claim to the true point of beginning.

ALSO SAVE AND EXCEPT: A portion of that tract of land which is described in Book 533, Page 713 and recorded in the Deed Records for Clackamas County, Oregon, which is more particularly described as follows:

Beginning at an iron pipe in the center of County Road No. 1210 and being the most Westerly Northwest corner of the tract of land described in Book 533, Page 713, as recorded in the deed records of Clackamas County, Oregon, and lying in Section 12 of Township 5 South, Range 1 West of the Willamette Meridian; said point of beginning which is described in said Book 533, Page 713, as being North 89°30 minutes West tracing the North boundary of the John Killins Donation Land Claim No. 72 in said Township 5 South, Range 1 West, a distance of 1880.70 feet to an iron pipe and South 00°30 minutes East 495.00 feet to an iron pipe, and North 80°30 minutes West 1403.35 feet to the said iron pipe driven in the center of County Road No. 1210, from the Northeast corner of the said John Killins Donation Land Claim No. 72; thence from said point of beginning, tracing the center of said County Road No. 1201, South 6°32 minutes West 776.85 feet to an iron rod driven in the South boundary line of the North half of the East half of the John Killins Donation Land Claim aforesaid; thence South 89°47 minutes East tracing the division line of said Claim 696.68 feet, to the intersection of the said division line with an existing North-South

EXHIBIT "A"
Legal Description

fence line (near the fence corner at the North end of the fence line); thence in a straight line North 00°25 minutes 58 second East, toward the South end of an existing North-South fence line (which South end of fence is at a distance of 782.42 feet), to a point on the North boundary line of said tract, recorded in Book 533, Page 713, a distance of 767.32 feet; thence along the said North boundary line of said tract recorded in Book 533, Page 713, North 89°30 minutes West a distance of 614.28 feet, to the point of beginning.

PARCEL IX: 51E07 01300

Parcel 2, PARTITION PLAT NO. 1993-94, in the County of Clackmas and State of Oregon.

Received by OWRD

FEB 21 2025

Salem, OR

SPECIFIC ITEMS AND EXCEPTIONS:

6. The Land has been classified as **550: EFU Farmland Vacant**, as disclosed by the tax roll. If the Land becomes disqualified, said Land may be subject to additional taxes and/or penalties.

Account/Map No.:

01071681 / 51E07-01400 - Parcel I
01071690 / 51E07-01500 - Parcel II
01081572 / 51W12-01201 - Parcel IV
01446965 / 51W12-00601 - Parcel V
01446974 / 51W12-00701 - Parcel VI
01695259 / 51W12-01202 - Parcel VII
01081466 / 51W12-00600 - Parcel VIII
01071672 / 51E07-01300 - Parcel IX

Received by OWRD

FEB 23 2025

Salem, OR

7. The Land has been classified as **551: EFU Farmland Improved**, as disclosed by the tax roll. If the Land becomes disqualified, said Land may be subject to additional taxes and/or penalties.

Account and Map No.: 01071734 / 51E07-01900 - Parcel III

8. Rights and easements for navigation and fishery which may exist over that portion of said Land lying beneath the waters of a pond.

9. Any adverse claim based on the assertion that any portion of the subject land has been removed from or brought within the subject land's boundaries by the process of accretion or reliction or any change in the location of Rock Creek.

Any adverse claim based on the assertion that any portion of the subject land has been created by artificial means or has accreted to such portions so created, or based on the provisions of ORS 274.905 through 274.940.

Any adverse claim based on the assertion that any portion of the subject land is now or at any time has been below the ordinary high water line of Rock Creek.

Rights of fishing, navigation, commerce, flood control, propagation of anadromous fish, and recreation, and other rights of the public, Indian tribes or governmental bodies in and to the waters of Rock Creek.

10. Rights of the public to any portion of the Land lying within the area commonly known as S. Yoder Rd.

11. Road Easement, as disclosed by the Clackamas County Tax Assesor Map

Affects: Parcels V, VI, VIII and additional properties

12. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Portland General Electric Company
Purpose: Utilities
Recording Date: September 4, 1954
Recording No: Book 485, Page 673
Affects: Parcel III - Exact location not disclosed

13. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Portland General Electric Company
Purpose: Electric power transmission line & appurtenances
Recording Date: May 1, 1958
Recording No: Book 539, Page 462
Affects: Parcels IV, VIII - See recorded document for details

14. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Portland General Electric Company
Purpose: Utilities
Recording Date: May 1, 1958
Recording No: Book 539, Page 676
Affects: Parcel III - See recorded document for details

15. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Portland General Electric Company, an Oregon corporation
Purpose: Right-of-way
Recording Date: May 29, 1958
Recording No: Book 540, Page 581
Affects: Parcel I - Refer to document for exact location

16. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Portland General Electric Company, an Oregon corporation
Purpose: Electric power transmission lines
Recording Date: October 8, 1958
Recording No: Book 546, Page 348
Affects: Parcels II and IX - Exact location not disclosed
(Also delineated on the recorded plat of PARTION PLAT NO. 1993-94)

17. Matters contained in that certain document, including the terms and provisions thereof,

Entitled: Easement for Water Storage
Dated: October 10, 1993
Executed by: Vernita Brown
Recording Date: October 21, 1993
Recording No: 93077693 \ .

Reference is hereby made to said document for full particulars.

18. Matters contained in that certain document, including the terms and provisions thereof,

Entitled: Boundary Agreement
Dated: January 23, 1995
Recording Date: January 26, 1995
Recording No: 95004737
Affects: Parcel IV .

Reference is hereby made to said document for full particulars.

Received by OWRD
FEB 21 2025
Salem, OR

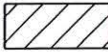

T5S R1W, WM
T5S R1E, WM

Received by OWRD

FEB 21 2025

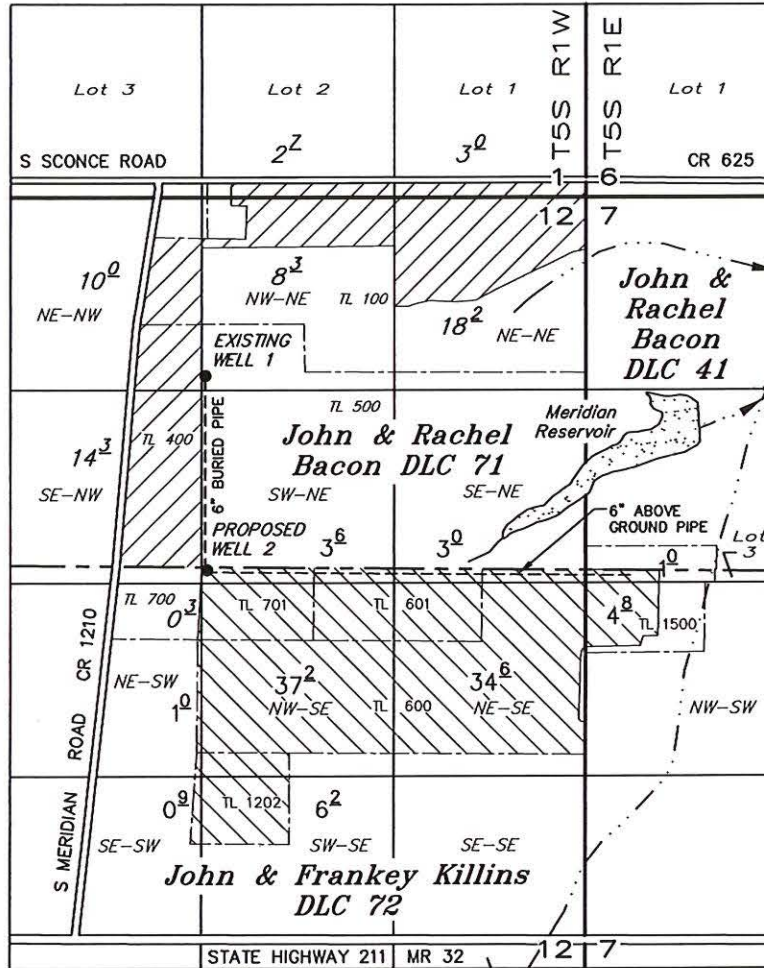
CLACKAMAS COUNTY

Salem, OR

- TAX LOT LINE
- DLC LINE
-  IR w/EXIST WELL
-  IR w/PROPOSED WELL
- WELL
- X^X EXIST WELL IR
- X^X PROPOSED WELL IR
- PIPELINE

TAX LOTS
EXISTING WELL:
5 1W 12 100
400
500
700

TAX LOTS
PROPOSED WELL:
5 1E 07 1500
5 1W 12 600
601
701
1202



William & Nancy Elliott DLC 45 13 18

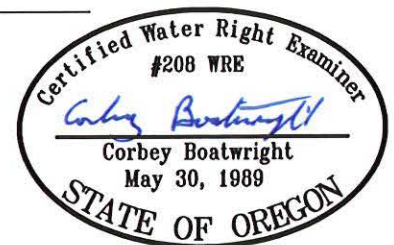
EXIST WELL 1 CLAC 2952: 1230' S & 2610' W OF THE NE COR SEC 12
PROPOSED WELL 2 : 2560' S & 2600' W OF THE NE COR SEC 12 (Approximate Location)

APPLICATION TO TRANSFER A WATER RIGHT

POINT OF APPROPRIATION ONLY

Certificate No. 87542 Transfer No. T-

PETERSON FARM LAND HOLDINGS, LLC



NOTE: This map is for the purpose of identifying the location of water rights and has no intent to dimension or locate property ownership lines.

February 7, 2025

SCALE: 1" = 1320'

Renewal Date: December 31, 2025

OREGON



WATER RESOURCES
DEPARTMENT

Received by OWRD

MAR 27 2025

Salem, OR

Date Received (Date Stamp Here)

OWRD Over-the-Counter Submission Receipt

Applicant Name(s) & Address: Peterson Farm Land Holdings
2526 Dike Rd, Woodland WA 98674

Transaction Type: RA

Fees Received: \$ 4,844.24

Cash, Check; Check No. 81224

Name(s) on Check: Columbia Fruit Holding Enterprises LLC

Thank you for your submission. Oregon Water Resources Department (Department) staff will review your submittal as soon as possible.

If your submission is determined to be complete, you will receive a receipt for the fees paid and an acknowledgement letter stating your submittal is complete.

If determined to be incomplete, your submission and the accompanying fees will be returned with an explanation of deficiencies that must be addressed in order for the submittal to be accepted.

If you have any questions, please feel free to contact the Department's Customer Service staff at 503-986-0801 or 503-986-0810.

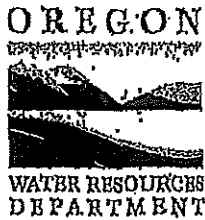
Sincerely,

OWRD Customer Service Staff

Submission received by: Corie Lowman
(Name of OWRD staff)

Instructions for OWRD staff:

- Complete this Submission Receipt and make two (2) copies. Place one copy with the check/cash; and place the other copy with the submission (i.e., the application or other document).
- Date-stamp all pages. (NOTE: Do not stamp check.)
- Give this original Submission Receipt to the applicant.
- Record Submission Receipt Information on the "RECEIVED OVER THE COUNTER" log sheet.
- Fold and put one copy of the Submission Receipt with check/cash into the Safe slot. Place the other copy of the Submission Receipt with submission (application/other document) in the top drawer of filing cabinet.



Received by OWRD
FEB 21 2025
Salem, OR

Date Received (Date Stamp Here)

OWRD Over-the-Counter Submission Receipt

Applicant Name(s) & Address: Peterson Farm Land Holdings, LLC

Sarrett Dolan, Farm Manager 2526 Dike Road Woodland WA 98674

Transaction Type: Transfer

Fees Received: \$ 1840.00

Cash, Check; Check No. 80666

Name(s) on Check: Columbia Fruit Holdings Enterprises L

Thank you for your submission. Oregon Water Resources Department (Department) staff will review your submittal as soon as possible.

If your submission is determined to be complete, you will receive a receipt for the fees paid and an acknowledgement letter stating your submittal is complete.

If determined to be incomplete, your submission and the accompanying fees will be returned with an explanation of deficiencies that must be addressed in order for the submittal to be accepted.

If you have any questions, please feel free to contact the Department's Customer Service staff at 503-986-0801 or 503-986-0810.

Sincerely,
OWRD Customer Service Staff

Submission received by: Nick Reece
(Name of OWRD staff)

Instructions for OWRD staff:

- Complete this Submission Receipt and make two (2) copies. Place one copy with the check/cash; and place the other copy with the submission (i.e., the application or other document).
- Date-stamp all pages. (NOTE: Do not stamp check.)
- Give this original Submission Receipt to the applicant.
- Record Submission Receipt information on the "RECEIVED OVER THE COUNTER" log sheet.
- Fold and put one copy of the Submission Receipt with check/cash into the Safe slot. Place the other copy of the Submission Receipt with submission (application/other document) in the top drawer of filing cabinet.



Received by OWRD
FEB 21 2025
Salem, OR

Date Received (Date Stamp Here)

OWRD Over-the-Counter Submission Receipt

Applicant Name(s) & Address: Peterson Farm Land Holdings, LLC

Sarrett Nolan, Farm Manager 2526 Dike Road Woodland WA 98674

Transaction Type: PA

Fees Received: \$ 125⁰⁰

Cash, Check: Check No. 80667

Name(s) on Check: Columbia Front Holdings Enterprises L

Thank you for your submission. Oregon Water Resources Department (Department) staff will review your submittal as soon as possible.

If your submission is determined to be complete, you will receive a receipt for the fees paid and an acknowledgement letter stating your submittal is complete.

If determined to be incomplete, your submission and the accompanying fees will be returned with an explanation of deficiencies that must be addressed in order for the submittal to be accepted.

If you have any questions, please feel free to contact the Department's Customer Service staff at 503-986-0801 or 503-986-0810.

Sincerely,

OWRD Customer Service Staff

Submission received by: Nick Reece
(Name of OWRD staff)

Instructions for OWRD staff:

- Complete this Submission Receipt and make two (2) copies. Place one copy with the check/cash; and place the other copy with the submission (i.e., the application or other document).
- Date-stamp all pages. (NOTE: Do not stamp check.)
- Give this original Submission Receipt to the applicant.
- Record Submission Receipt information on the "RECEIVED OVER THE COUNTER" log sheet.
- Fold and put one copy of the Submission Receipt with check/cash into the Safe slot. Place the other copy of