

# Application for a Permit to Use Groundwater



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

## SECTION 1: APPLICANT INFORMATION AND SIGNATURE

### Applicant

NAME <b>MTTB, LLC</b>		PHONE (HM)	
PHONE (WK) <b>503.572.4807</b>	<b>CHAD VARGAS</b>	CELL	FAX
MAILING ADDRESS <b>20077 POWERHOUSE HILL ROAD</b>			
CITY <b>McMINNVILLE</b>	STATE <b>OREGON</b>	ZIP <b>97128</b>	E-MAIL* <b>cvargas@atlasvm.com</b>

### Organization

NAME		PHONE	FAX
MAILING ADDRESS			CELL
CITY	STATE	ZIP	E-MAIL*

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

AGENT / BUSINESS NAME <b>JEANNE BOATWRIGHT</b>		PHONE <b>503.363.9225</b>	FAX
MAILING ADDRESS <b>BOATWRIGHT ENGINEERING, INC. 2613 12<sup>TH</sup> STREET SE</b>			CELL
CITY <b>SALEM</b>	STATE <b>OR</b>	ZIP <b>97302</b>	E-MAIL* <b>jeanne@boatwrightengr.com</b>

Note: Attach multiple copies as needed

\* By providing an e-mail address, consent is given to receive all correspondence from the Department electronically. (Paper copies of the proposed and final order documents will also be mailed.)

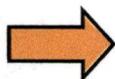
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**By my signature below I confirm that I understand:**

- I am asking to use water specifically as described in this application.
- Evaluation of this application will be based on information provided in the application.
- I cannot use water legally until the Water Resources Department issues a permit.
- Oregon law requires that a permit be issued before beginning construction of any proposed well, unless the use is exempt. Acceptance of this application does not guarantee a permit will be issued.
- If I get a permit, I must not waste water.
- If development of the water use is not according to the terms of the permit, the permit can be cancelled.
- The water use must be compatible with local comprehensive land-use plans.
- Even if the Department issues a permit, I may have to stop using water to allow senior water-right holders to get water to which they are entitled.



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

*Chad W Vargas*      **Chad Vargas, Director**      12-23-25  
Applicant Signature      Print Name and Title if applicable      Date

Applicant Signature

Print Name and Title if applicable

Date

**SECTION 2: PROPERTY OWNERSHIP**

Please indicate if you own all the lands associated with the project from which the water is to be diverted, conveyed, and used.

- YES, there are no encumbrances.
- YES, the land is encumbered by easements, rights of way, roads or other encumbrances.
- NO, I have a recorded easement or written authorization permitting access.
- NO, I do not currently have written authorization or easement permitting access.
- NO, written authorization or an easement is not necessary, because the only affected lands I do not own are state-owned submersible lands, and this application is for irrigation and/or domestic use only (ORS 274.040).
- NO, because water is to be diverted, conveyed, and/or used only on federal lands.

**Affected Landowners:** List the names and mailing addresses of all owners of any lands that are not owned by the applicant and that are crossed by the proposed ditch, canal or other work, even if the applicant has obtained written authorization or an easement from the owner. *(Attach additional sheets if necessary).*

NA

**Legal Description:** You must provide the legal description of: 1. The property from which the water is to be diverted, 2. Any property crossed by the proposed ditch, canal or other work, and 3. Any property on which the water is to be used as depicted on the map.

**SECTION 3: WELL DEVELOPMENT**

WELL NO.	NAME OF NEAREST SURFACE WATER	IF LESS THAN 1 MILE:	
		DISTANCE TO NEAREST SURFACE WATER	ELEVATION CHANGE BETWEEN NEAREST SURFACE WATER AND WELL HEAD
Well 1 YAMH 52387	Salt Creek	1380±'	-48±'

Please provide any information for your existing or proposed well(s) that you believe may be helpful in evaluating your application. For existing wells, describe any previous alteration(s) or repair(s) not documented in the attached well log or other materials *(attach additional sheets if necessary).*

NONE

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**SECTION 3: WELL DEVELOPMENT, continued**

Total maximum rate requested: **25 gpm** (each well will be evaluated at the maximum rate unless you indicate well-specific rates and annual volumes in the table below).

The table below must be completed for each source to be evaluated or the application will be returned. If this is an existing well, the information may be found on the applicable well log. (*If a well log is available, please submit it in addition to completing the table.*) If this is a proposed well, or well-modification, consider consulting with a licensed well driller, geologist, or certified water right examiner to obtain the necessary information.

OWNER'S WELL NAME OR NO.	PROPOSED	EXISTING	WELL ID (WELL TAG) NO.* OR WELL LOG ID**	FLOWING ARTESIAN	CASING DIAMETER	CASING INTERVALS (IN FEET)	PERFORATED OR SCREENED INTERVALS (IN FEET)	SEAL INTERVALS (IN FEET)	MOST RECENT STATIC WATER LEVEL & DATE (IN FEET)	PROPOSED USE			
										SOURCE AQUIFER***	TOTAL WELL DEPTH	WELL-SPECIFIC RATE (GPM)	ANNUAL VOLUME (ACRE-FEET)
WELL 1	<input type="checkbox"/>	<input checked="" type="checkbox"/>	L-36780 YAMH 52387	<input type="checkbox"/>	6"	+2-104 119-120	104-114 114-119	0-2 94-99	-36' 10-25-2000	Alluvial, medium sand & fine gravel	120	25	2.8
	<input type="checkbox"/>	<input type="checkbox"/>		<input type="checkbox"/>									
	<input type="checkbox"/>	<input type="checkbox"/>		<input type="checkbox"/>									
	<input type="checkbox"/>	<input type="checkbox"/>		<input type="checkbox"/>									
	<input type="checkbox"/>	<input type="checkbox"/>		<input type="checkbox"/>									
	<input type="checkbox"/>	<input type="checkbox"/>		<input type="checkbox"/>									
	<input type="checkbox"/>	<input type="checkbox"/>		<input type="checkbox"/>									

\* Licensed drillers are required to attach a Department-supplied Well Tag, with a unique Well ID or Well Tag Number to all new or newly altered wells. Landowners can request a Well ID for existing wells that do not have one. The Well ID is intended to serve as a unique identification number for each well.  
 \*\* A well log ID (e.g. MARI 1234) is assigned by the Department to each log in the agency's well log database. A separate well log is required for each subsequent alteration of the well.  
 \*\*\* Source aquifer examples: Troutdale Formation, gravel and sand, alluvium, basalt, bedrock, etc.

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For Department Use: App. Number: \_\_\_\_\_

**SECTION 4: SENSITIVE, THREATENED OR ENDANGERED FISH SPECIES PUBLIC INTEREST INFORMATION**

This information must be provided for your application to be accepted as complete. The Water Resources Department will determine whether the proposed use will impair or be detrimental to the public interest with regard to sensitive, threatened or endangered fish species if your proposed groundwater use is determined to have the potential for substantial interference with nearby surface waters.

To answer the following questions, use the map provided in [Attachment 3](#) or the link below to determine whether the proposed point of appropriation (POA) is located in an area where the Upper Columbia, the Lower Columbia, and/or the Statewide public interest rules apply.

For more detailed information, click on the following link and enter the TRSQQ or the Lat/Long of a POA and click on "Submit" to retrieve a report that will show which section, if any, of the rules apply:  
[https://apps.wrd.state.or.us/apps/misc/lkp\\_trsqg\\_features/](https://apps.wrd.state.or.us/apps/misc/lkp_trsqg_features/)

If you need help to determine in which area the proposed POA is located, please call the customer service desk at (503) 986-0801.

**Upper Columbia - OAR 690-033-0115 thru -0130**

Is the well or proposed well located in an area where the Upper Columbia Rules apply?

Yes  No

**If yes, you are notified** that the Water Resources Department will consult with numerous federal, state, local and tribal governmental entities so it may determine whether the proposed use is consistent with the "Columbia River Basin Fish and Wildlife Program" adopted by the Northwest Power Planning Council in 1994 for the protection and recovery of listed fish species. The application may be denied, heavily conditioned, or if appropriate, mitigation for impacts may be needed to obtain approval for the proposed use.

**If yes, and if the Department determines that proposed groundwater use has the potential for substantial interference with nearby surface waters:**

- I understand that the permit, if issued, will not allow use during the time period April 15 to September 30, except as provided in OAR 690-033-0140.
- I understand that the Department of Environmental Quality will review my application to determine if the proposed use complies with existing state and federal water quality standards.
- I understand that I will install and maintain water use measurement and recording devices as required by the Water Resources Department, and comply with recording and reporting permit condition requirements.

**Lower Columbia - OAR 690-033-0220 thru -0230**

Is the well or proposed well located in an area where the Lower Columbia rules apply?

Yes  No

**If yes, and the proposed groundwater use is determined to have the potential for substantial interference with nearby surface waters you are notified** that the Water Resources Department will determine, by reviewing

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recovery plans, the Columbia River Basin Fish and Wildlife Program, and regional restoration programs applicable to threatened or endangered fish species, in coordination with state and federal agencies, as appropriate, whether the proposed use is detrimental to the protection or recovery of a threatened or endangered fish species and whether the use can be conditioned or mitigated to avoid the detriment.

If a permit is issued, it will likely contain conditions to ensure the water use complies with existing state and federal water quality standards; and water use measurement, recording and reporting required by the Water Resources Department. The application may be denied, or if appropriate, mitigation for impacts may be needed to obtain approval of the proposed use.

**If yes, you will be required to provide the following information, if applicable.**

Yes  No The proposed use is for more than **one** cubic foot per second (448.8 gpm) and is not subject to the requirements of OAR 690, Division 86 (Water Management and Conservation Plans).

If **yes**, provide a description of the measures to be taken to assure reasonably efficient water use:

**Statewide - OAR 690-033-0330 thru -0340**

Is the well or proposed well located in an area where the Statewide rules apply?

Yes  No

**If yes, and the proposed groundwater use is determined to have the potential for substantial interference with nearby surface waters you are notified** that the Water Resources Department will determine whether the proposed use will occur in an area where endangered, threatened or sensitive fish species are located. If so, the Water Resources Department, Department of Fish and Wildlife, Department of Environmental Quality, and the Department of Agriculture will recommend conditions required to achieve “no loss of essential habitat of threatened and endangered (T&E) fish species,” or “no net loss of essential habitat of sensitive (S) fish species.” If conditions cannot be identified that meet the standards of no loss of essential T E fish habitat or no net loss of essential S fish habitat, the agencies will recommend denial of the application unless they conclude that the proposed use would not harm the species.

**SECTION 5: WATER USE**

USE	PERIOD OF USE	ANNUAL VOLUME (ACRE-FEET)
Nursery	April-October	2.8 AF

**For irrigation use only:**

Please indicate the number of primary, supplemental and/or nursery acres to be irrigated (*must match map*).

Primary: Acres                      Supplemental: Acres                      Nursery Use: **1.5** Acres

If you listed supplemental acres, list the Permit or Certificate number of the underlying primary water right(s):

Indicate the maximum total number of acre-feet you expect to use in an irrigation season: **2.8 AF**

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- If the use is **municipal or quasi-municipal**, attach **Form M**
- If the use is **domestic**, indicate the number of households: **(Exempt Uses:** Please note that 15,000 gallons per day for single or group **domestic** purposes and 5,000 gallons per day for a single **industrial or commercial** purpose are exempt from permitting requirements.)
- If the use is **mining**, describe what is being mined and the method(s) of extraction (*attach additional sheets if necessary*):

**SECTION 6: WATER MANAGEMENT**

**A. Diversion and Conveyance**

What equipment will you use to pump water from your well(s)?

- Pump (give horsepower and type): **Submersible 5 hp**
- Other means (describe):

Provide a description of the proposed means of diversion, construction, and operation of the diversion works and conveyance of water. **Water is pumped to 3 holding tanks with a total storage volume of approximately 10,000 gallons. A 2 hp displacement pump will move the water from the tanks to the dispersal system. Pipe size is 1".**

**B. Application Method**

What equipment and method of application will be used? (e.g., drip, wheel line, high-pressure sprinkler) (*attach additional sheets if necessary*)

**Overhead micro sprinklers w/ 8 gal per hour delivery. Typically apply 0.75" of water over greenhouse irrigated area every week, on average for 2 months. Typically apply 1.0" of water over shade yard irrigated area every week, on average for 5 months.**

**C. Conservation**

Please describe why the amount of water requested is needed and measures you propose to: prevent waste; measure the amount of water diverted; prevent damage to aquatic life and riparian habitat; prevent the discharge of contaminated water to a surface stream; prevent adverse impact to public uses of affected surface waters (*attach additional sheets if necessary*).

**Two 6,000 SF greenhouses, with two layers of shelving, for growing grape vines. IR area = 24,000 SF = 0.6 ac. 1.0 ac vine holding shade yard. All plants will be containerized. Irrigation controllers will be used with scheduling for run time, days watered, and % water budget input. Vines typically need 0.65"- 0.75" of evapotranspiration as a requirement per week. These controls prevent waste of water and runoff. No water will run offsite from either the greenhouses or the shade yard.**

**SECTION 7: PROJECT SCHEDULE**

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- a) Date construction will begin: **permit date**
- b) Date construction will be completed: **permit date + 2 years**
- c) Date beneficial water use will begin: **permit date + 1 year**

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**SECTION 8: RESOURCE PROTECTION**

In granting permission to use water the state encourages, and in some instances requires, careful control of activities that may affect adjacent waterway or streamside area. See instruction guide for a list of possible permit requirements from other agencies. Please indicate any of the practices you plan to undertake to protect water resources.

- Water quality will be protected by preventing erosion and run-off of waste or chemical products.

Describe: **Water will be applied at controlled rates to eliminate runoff. An acid injection system will be used to treat bicarbonates in the water and a fertilizer injection system will be used to deliver 100 ppm of nitrogen as a weekly feeding. Both systems are regulated by inline water meter control that uses pulse modulation technology to control delivery precisely based on flow rate.**

- Excavation or clearing of banks will be kept to a minimum to protect riparian or streamside areas.  
**Note: If disturbed area is greater than one acre, applicant should contact the Oregon Department of Environmental Quality to determine if a 1200C permit is required.**

Describe planned actions and additional permits required for project implementation: **Water source is an existing well. No surface water is involved. Therefore, no excavation or clearing of banks will be done.**

- Other state and federal permits or contracts required and to be obtained, if a water right permit is granted:  
List: **None**

### SECTION 9: WITHIN A DISTRICT

- Check here if the point of appropriation (POA) or place of use (POU) are located within or served by an irrigation or other water district.

Irrigation District Name	Address	
City	State	Zip

### SECTION 10: REMARKS

Use this space to clarify any information you have provided in the application (*attach additional sheets if necessary*).

- **Water Usage: Greenhouse-grown grape vines planted in the spring will move to an outside, onsite shade yard for acclimation and irrigation until delivery to the vineyard in October-November for fall planting.**
- **Property History: Previously used as a nursery and cannabis grow operation without a commercial water right, as confirmed by Joel Plahn, Watermaster.**

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# Minimum Requirements Checklist

Minimum Requirements (OAR 690-310-0040, OAR 690-310-0050 & ORS 537.140)

## Include this checklist with the application

Check that each of the following items is included. The application will be returned if all required items are not included. If you have questions, please call the Water Rights Customer Service Group at (503) 986-0900.

Please submit the original application and signatures to the Water Resources Department. Applicants are encouraged to keep a copy of the completed application.

- SECTION 1: Applicant Information and Signature
- SECTION 2: Property Ownership
- SECTION 3: Well Development
- SECTION 4: Sensitive, Threatened or Endangered Fish Species Public Interest Information
- SECTION 5: Water Use
- SECTION 6: Water Management
- SECTION 7: Project Schedule
- SECTION 8: Resource Protection
- SECTION 9: Within a District
- SECTION 10: Remarks

### Include the following additional items:

- Land Use Information Form with approval and signature of local planning department (*must be an original*) or signed receipt.
- Provide the legal description of: (1) the property from which the water is to be diverted, (2) any property crossed by the proposed ditch, canal or other work, and (3) any property on which the water is to be used as depicted on the map.
- Fees - Amount enclosed: **\$ 2,970.00**  
See the Department's Fee Schedule at [www.oregon.gov/owrd](http://www.oregon.gov/owrd) or call (503) 986-0900.
- Map that includes the following items:
  - Permanent quality and drawn in ink
  - Even map scale not less than 4" = 1 mile (example: 1" = 400 ft, 1" = 1320 ft, etc.)
  - North Directional Symbol
  - Township, Range, Section, Quarter/Quarter, Tax Lots
  - Reference corner on map
  - Location of each diversion, by reference to a recognized public land survey corner (distances north/south and east/west)
  - Indicate the area of use by Quarter/Quarter and tax lot identified clearly.
  - Number of acres per Quarter/Quarter and hatching to indicate area of use if for primary irrigation, supplemental irrigation, or nursery
  - Location of main canals, ditches, pipelines or flumes (if well is outside of the area of use)

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# 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

## NOTE TO APPLICANTS

In order for your application to be processed by the Oregon Water Resources Department (OWRD), this Land Use Information Form must be completed by a local government planning official in the jurisdiction(s) where your water right will be diverted, conveyed, used, and developed. The planning official may choose to complete the form while you wait or return the "Receipt Acknowledging Request for Land Use Information" to you. Applications received by OWRD without the Land Use Information Form, or the signed receipt, will be returned to you. **IMPORTANT:** Please note that 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 OWRD's acceptance of all other applications. Please be aware that your application cannot be approved without land use approval.

This form is **NOT** required if:

- 1) Water is to be diverted, conveyed, and used on federal lands only; **OR**
- 2) The application is for a water right transfer, allocation of conserved water, exchange, permit amendment, or ground water registration modification, and **all** of the following apply:
  - a. The existing and proposed water use is located entirely within lands zoned for exclusive farm-use or within an irrigation district;
  - b. The application involves a change in place of use only;
  - c. The change does not involve the placement or modification of structures, including but not limited to water diversion, impoundment, distribution facilities, water wells and well houses; **and**
  - d. The application involves irrigation water uses only.

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## NOTE TO LOCAL GOVERNMENTS

Salem, OR

The person presenting the attached Land Use Information Form is applying for a new water right or modifying an existing water right. The Oregon Water Resources Department (OWRD) requires applicants to obtain land use information to ensure the water right does not result in land uses that are incompatible with your comprehensive plan. Please complete the form and return it to the applicant for inclusion in their application. **NOTE:** For new water right applications only, if you are unable to complete this form while the applicant waits, you may complete the "Receipt Acknowledging Request for Land Use Information" and return it to the applicant.

You will receive notice via OWRD's weekly Public Notice once the applicant formally submits their request to OWRD. The notice will give more information about OWRD's water right process and provide additional comment opportunities. If you previously only completed the receipt for an application for a new permit to use or store water, you will have 30 days from the Public Notice date to complete the Land Use Information Form and return it to OWRD. Your attention to this request for information is greatly appreciated. If you have questions concerning this form, please contact OWRD's Customer Service Group at 503-986-0900 or WRD\_DL\_customerservice@water.oregon.gov.

# 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 <b>MTTB, LLC</b>			PHONE <b>Chad Vargas</b> <b>503.572.4807</b>	
MAILING ADDRESS <b>20077 SW Powerhouse Hill Road</b>				
CITY <b>McMinnville</b>	STATE <b>Oregon</b>	ZIP <b>97128</b>	EMAIL <b>cvargas@atlasvm.com</b>	

## 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:
<b>5S</b>	<b>4W</b>	<b>08</b>	<b>NE-NE</b>	<b>5S4W 08AA 2400</b>	<b>EF-80 /</b>	<input type="checkbox"/> Diverted <input checked="" type="checkbox"/> Conveyed <input checked="" type="checkbox"/> Used	<b>Nursery</b>
		<b>08</b>	<b>SE-NE</b>			<input type="checkbox"/> Diverted <input checked="" type="checkbox"/> Conveyed <input checked="" type="checkbox"/> Used	
		<b>09</b>	<b>NW-NW</b>			<input checked="" type="checkbox"/> Diverted <input checked="" type="checkbox"/> Conveyed <input checked="" type="checkbox"/> Used	
		<b>09</b>	<b>SW-NW</b>			<input type="checkbox"/> Diverted <input checked="" type="checkbox"/> Conveyed <input checked="" type="checkbox"/> Used	

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

**Yamhill**

**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: **25**     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 **Nursery Operation**

Briefly describe:

**Green House for starting grape vines in the spring; Shade Yard for acclimation in the summer and early fall; vines delivered to off-site vineyard for planting in October-November.**

**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 3 →

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Last Revised: 10/2023  
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## 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): YC20 402.02

Land uses to be served by the proposed water use(s), including proposed construction, involve discretionary land-use approvals as listed in the table below. (Please attach documentation of applicable land-use approvals which have already been obtained. Record of Action/land-use decision and accompanying findings are sufficient.) **If approvals have been obtained but all appeal periods have not ended, check "Being Pursued."**

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

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

Name: Tiffanie Willis Title: Associate Planner  
 Signature: Tiffanie Willis Date: 1/6/2024  
 Governmental Entity: Yamhill County Phone: 503-434-7514

Receipt Acknowledging Request for Land Use Information	
<p><b>Note to Local Government Representative:</b>                      Please complete this form and return it to the applicant. <b>For new water right applications only</b>, 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.</p>	
Applicant Name: _____	<div style="border: 1px solid gray; padding: 2px; display: inline-block;">                         Received by OWRD                          FEB 10 2026                          Salem, OR                     </div>
Staff Name: _____	Title: _____
Staff Signature: _____	Date: _____
Governmental Entity: _____	Phone: _____

# Yamhill County Map

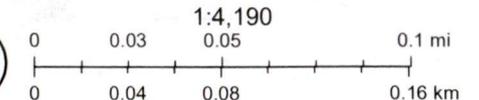
Existing Well - to be used for  
Nurseery irrigation  
on tax lot 5S08AA-2400



1/6/2026, 10:34:43 AM

-  Highways
-  Building Footprints
-  Sections
-  Taxlot Parcels
-  World Imagery
-  Low Resolution 15m Imagery

High Resolution 60cm Imagery  
High Resolution 30cm Imagery  
Citations



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After recording return to:  
MTTB, LLC  
14620 SE 1st St  
McMinnville, OR 97128

Until a change is requested all tax  
statements shall be sent to the  
following address:

MTTB, LLC c/o Atlas Vineyard  
Management  
841-A Latour Court  
Napa, CA 94558

File No.: 1031-4194037 (MWG)  
Date: August 14, 2024

4194037

First American Title

THIS SPACE RESERVED FOR RECORDER'S USE

Yamhill County Official Records **202410286**  
DMR-DDMR **11/06/2024 02:45:03 PM**  
Stn=3 SUTTONS  
7Pgs \$35.00 \$11.00 \$5.00 \$60.00 \$20.00 **\$131.00**

I, Keri Hinton, County Clerk for Yamhill County, Oregon, certify that  
the instrument identified herein was recorded in the Clerk records.

Keri Hinton - County Clerk

**STATUTORY WARRANTY DEED**

**MJ3, LLC, an Oregon limited liability company, Grantor, conveys and warrants to MTTB, LLC, an Oregon limited liability company, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:**

See Legal Description attached hereto as Exhibit A and by this reference incorporated herein.

**Subject to:**

1. Covenants, conditions, restrictions and/or easements, if any, affecting title, which may appear in the public record, including those shown on any recorded plat or survey.
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.

The true consideration for this conveyance is **\$820,000.00**. (Here comply with requirements of ORS 93.030)

Received by OWRD

FEB 10 2026

Salem, OR

APN: 517663

Statutory Warranty Deed  
- continued

File No.: 1031-4194037 (MWG)

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.

Dated this 30<sup>th</sup> day of October, 2024.

MJ3, LLC, an Oregon limited liability company

By: \_\_\_\_\_

Name: Matthew Groff-Chadwick

Title: Manager

By: \_\_\_\_\_

Name: Bryan Chadwick

Title: Manager

Received by OWRD

FEB 10 2026

Salem, OR

APN: 517663

Statutory Warranty Deed  
- continued

File No.: 1031-4194037 (MWG)

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Dated this 29<sup>th</sup> day of October, 2024.

MJ3, LLC, an Oregon limited liability company

By: Matthew Groff-Chadwick

Name: Matthew Groff-Chadwick

Title: Manager

By: \_\_\_\_\_

Name: Bryan Chadwick

Title: Manager

Received by OWRD  
FEB 10 2026  
Salem, OR

APN: 517663

Statutory Warranty Deed  
- continued

File No.: 1031-4194037 (MWG)

By: H2MK, LLC

By: J. Michael Hanigan

Name: J. Michael Hanigan

Title: Member

By: Kimberly G. Hanigan

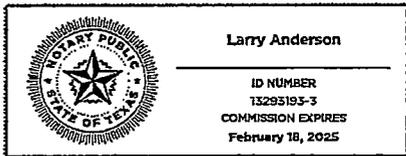
Name: Kimberly G. Hanigan

Title: Member

STATE Texas )  
OF )

County of Montgomery )  
 )ss.

This instrument was acknowledged before me on this 29th day of October, 2024  
by Kimberly G. Hanigan and J. Michael Hanigan as Members of  
H2MK, LLC, on behalf of the limited  
liability company.



Larry Anderson

Notary Public for State of Texas  
My commission expires: 02/18/2025

Electronically signed and notarized online using the Proof platform.

Received by OWRD  
FEB 10 2026  
Salem, OR

APN: 517663

Statutory Warranty Deed  
- continued

File No.: 1031-4194037 (MWG)

By: H2MK, LLC

By: \_\_\_\_\_

Name: J. Michael Hanigan

Title: Member

By: \_\_\_\_\_

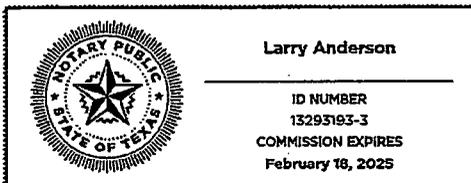
Name: Kimberly G. Hanigan

Title: Member

STATE Texas )  
OF \_\_\_\_\_ )

County of Montgomery )  
 )ss.

This instrument was acknowledged before me on this 29th day of October, 2024  
by Matthew Groff-Chadwick as Manager of MJ3, LLC, on behalf of the limited  
liability company.



Larry Anderson  
Notary Public for Larry Anderson  
My commission expires: 02/18/2025

Electronically signed and notarized online using the Proof platform.



APN: 517663

Statutory Warranty Deed  
- continued

File No.: 1031-4194037 (MWG)

**EXHIBIT A**

**LEGAL DESCRIPTION:** Real property in the County of Yamhill, State of Oregon, described as follows:

**All that portion of the following described property lying Easterly of Oregon State Highway 99W: a tract of land in Sections 8 and 9, Township 5 South, Range 4 West of the Willamette Meridian in Yamhill County, Oregon, more particularly described as follows: beginning in the center of the County Road leading from Whites Station to Amity at the Southwest corner of the tract of land deeded by W. J. Garrison to J. C. Cooper, and at the Southeast corner of the W. J. Garrisons land and running thence North on line between Garrison and Cooper, 30.37 chains; thence West 18.20 chains to County Road; thence South 08° 00' 00" West to South boundary of W. J. Garrison and wife's donation land claim; thence West 18 rods to Northwest corner of the J. H. Garrison donation land claim; thence South 6.28 chains; thence North 84° 15' 00" East 25.76 chains to the Point of Beginning.**

**Excepting therefrom 2-1/2 acres sold in Blocks 12 and 13 of Cooper's Plat of Whiteson recorded in Book 1, Page 65.**

**Also excepting that portion within the Railroad right of way and that portion described in deeds to the Oregon and California Railroad Company recorded February 3, 1894 in Book 30, Page 167 and recorded February 24, 1908 in Book 50, Page 406, Deed Records of Yamhill County, Oregon.**

**And excepting that portion described in deeds to Yamhill County recorded September 11, 1920 in Book 81, Page 348; recorded October 29, 1920 in Book 81, Page 481; recorded April 12, 1940 in Book 116, Page 423; recorded May 4, 1955 in Book 176, Page 784; and recorded July 7, 1958 in Book 188, Page 61, Deed Records of Yamhill County, Oregon.**

**Also excepting therefrom the tract conveyed to S. B. Weirich et ux by deed recorded October 2, 1939 in Book 116, Page 5, Deed Records of Yamhill County, Oregon.**

**And also excepting that tract described in deed from Nellie M. Kneedler and Andrew Kneedler, her husband to Ida Weirich recorded April 6, 1946 in Book 134, Page 327.**

**Further excepting that portion conveyed to the State of Oregon by and through its State Highway Commission by deed from Maude Kneedler Robbins recorded October 5, 1956 in Book 182, Page 170, Instrument Number 48749, Deed Records of Yamhill County, Oregon.**

**Note: this legal description was created prior to January 1, 2008.**

Received by OWRD

FEB 10 2026

Salem, OR



Received by OWRD  
FEB 10 2026  
Salem, OR

Date Received (Date Stamp Here)

## OWRD Over-the-Counter Submission Receipt

Applicant Name(s) & Address: MTTB, LLC

20077 Powerhouse Hill Rd, Mcminville OR 97128

Transaction Type: GW App

Fees Received: \$ 2970.00

Cash  Check: Check No. 50912

Name(s) on Check: Atlas Vineyard Management 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 Louvien  
(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.