



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

Certificate of Water Right Ownership Update

NOTICE TO SELLERS & BUYERS:

By law, all water belongs to the public (ORS 537.110). In almost every instance, a permit or water right certificate from the Water Resources Department is needed before using, diverting or storing water (ORS 537.130). However, most domestic wells do not require water rights. A certificate of water right stays with the land. In order to keep track of water right ownership, the Department requests that this form be submitted to the Department. *If for multiple rights, a separate form for each right will be required.*

Water that has been used for a long time in one place or that involves a water structure (like a dam) that already exists is no guarantee that there is a water right which would allow the water use to continue.

If you have any questions about this form or water right requirements, please contact your local watermaster or call the Water Resources Department at 503-986-0900.

Note: Please type or print legibly when filling in the following information. Use additional paper if necessary.

PROPERTY SELLER INFORMATION

Applicant(s): Frank M. Vannoy & Shirley J. Vannoy, Trustees of the Frank Vannoy Family Trust
Mailing Address: P.O. Box 247
Ione OR 97843
City State Zip
Phone: 406-381-3218
Home Work Other

PROPERTY BUYER INFORMATION

Applicant(s): William A. Lorenzen MAY 05 2014
Mailing Address: 61778 Rhea Creek Rd. SALEM, OR
Ione OR 97843
City State Zip
Phone: 541-969-8389
Home Work Other

PROPERTY DESCRIPTION (attach additional pages if necessary):

County: Morrow Township: 2S Range: 24 Section: 36
Tax Lot Number(s): 3900

Street address of water right property: 61778 Rhea Creek Rd., Ione, OR 97843

Water Right Information (attach copy of water right permit or certificate & final proof map):

Application #: _____ Permit #: _____ Certificate or Page #: 78511

Will all the lands associated with this water right be owned by the buyer? ☒ Yes ☐ No

Name of individual completing this form: William A. Lorenzen Phone: _____

Signature: William A. Lorenzen Date: 4/30/14

Please be sure to attach a copy of your property deed or legal description of the property.

DATE: 5/1/14
BY: J. L. HARRIS
FILE: 35-12

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SALEM, OR

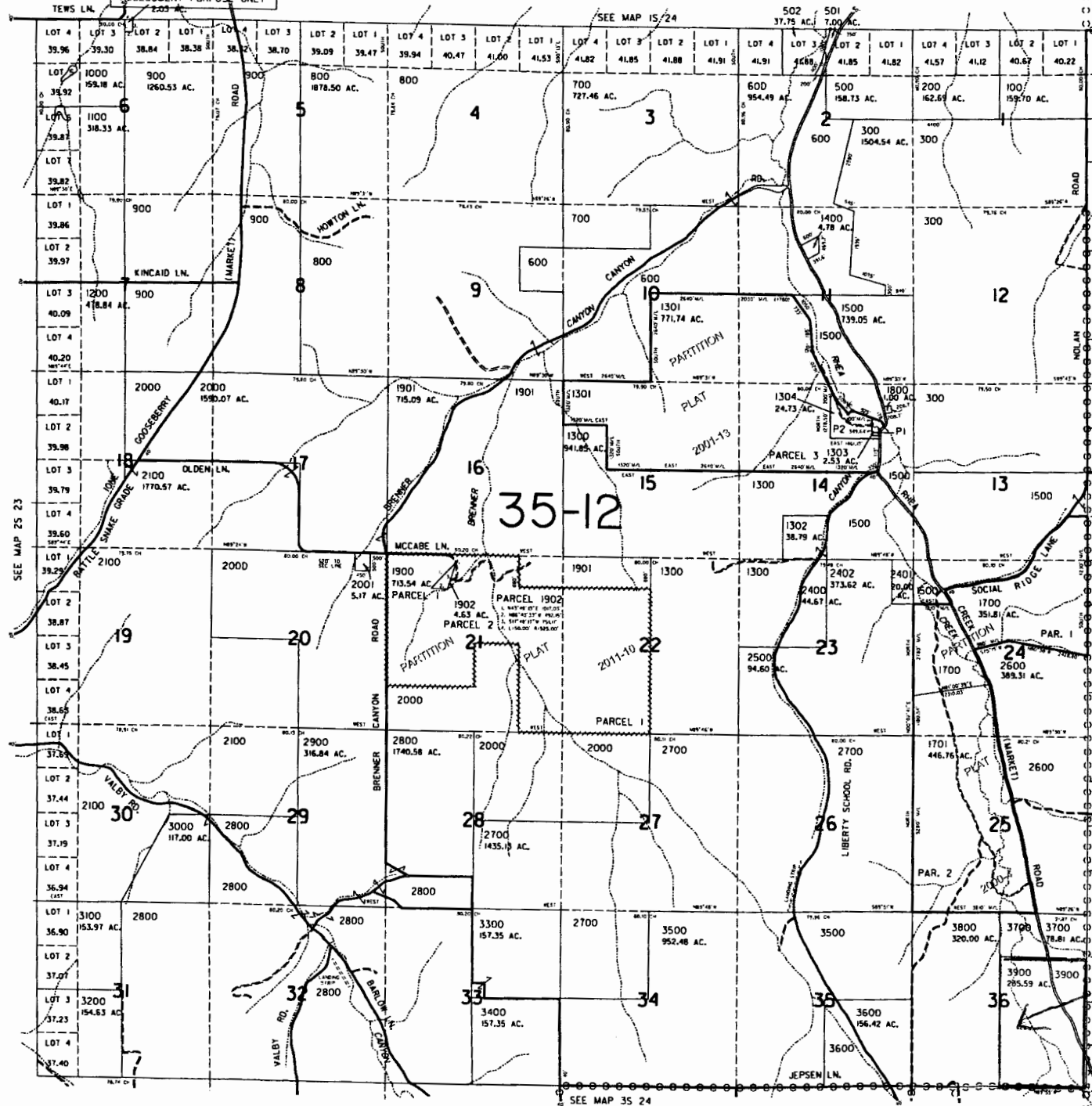
0 2000 4000
SCALE IN FEET

THIS MAP WAS PREPARED FOR
ASSESSMENT PURPOSE ONLY

T.2S. R.24E. W.M. MORROW COUNTY

1" = 2000'

2S 24



CANCELLED
NUMBERS
T.L. 400
T.L. 1600
T.L. 2200
T.L. 2300
T.L. 1900 U1
T.L. 1900 U2

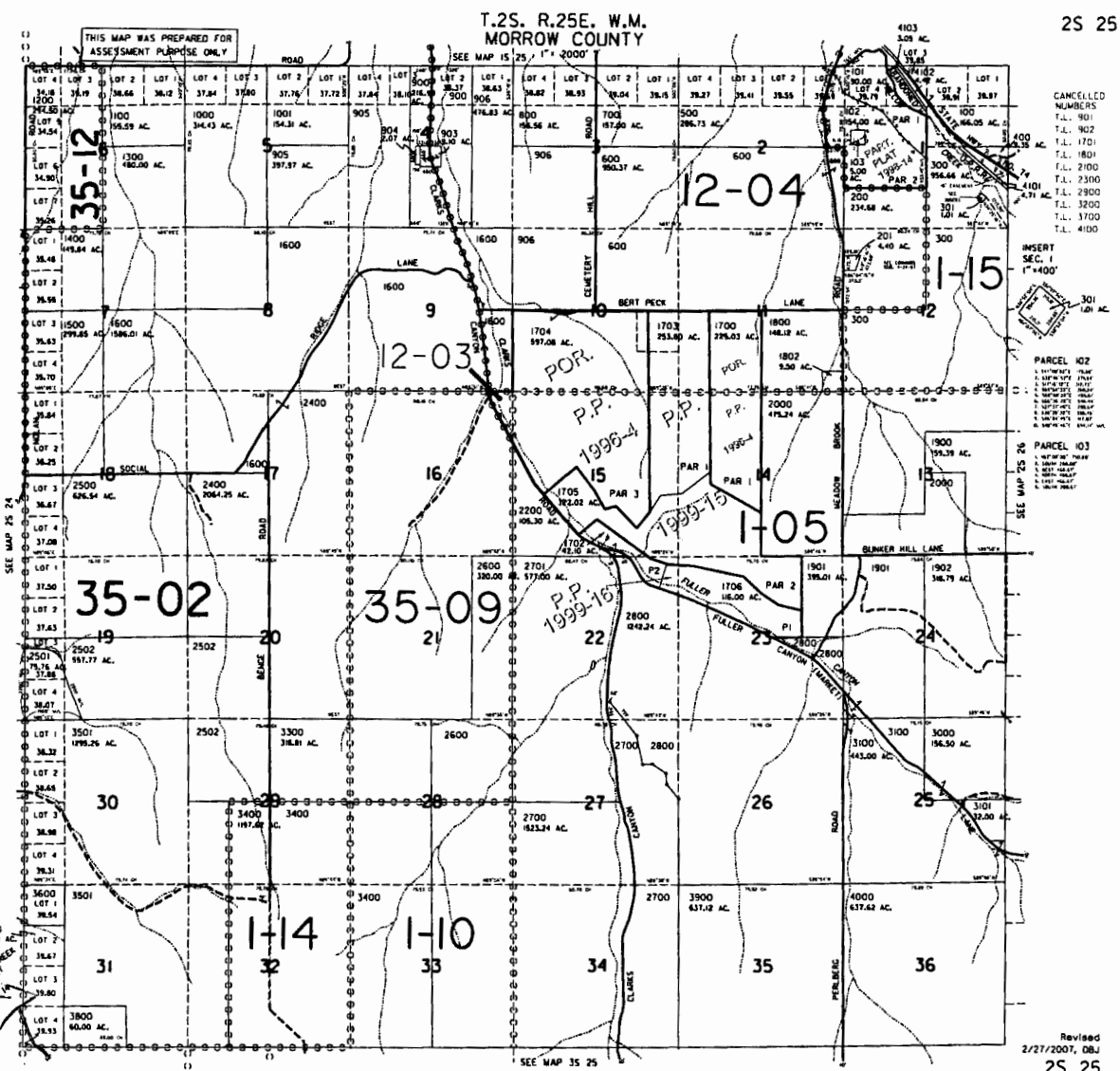
Parcel 101
101.00 AC.
1. Survey 368.25'
2. East 273.56'
3. North 168.81'
4. West 235.41'

SEE MAP 25 25

Revised
6/10/2011, DBJ
2S 24

SECTION 25

SCALE IN FEET
0 2000 4000



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Until a change is requested all tax statements should be sent to Grantee at the following address:

William A. Lorenzen
46231 Hwy 334
Pendleton, OR 97801

After Recording Please Return to:
MID-COLUMBIA TITLE COMPANY
P.O. BOX 290
BOARDMAN, OR 97818

STATUTORY WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT, FRANK M. VANNOY AND SHIRLEY J. VANNOY, TRUSTEES OF THE FRANK VANNOY FAMILY TRUST, dated February 18, 1994, Grantors herein, do hereby grant, bargain, sell, convey and warrant unto WILLIAM A. LORENZEN, Grantee, the following described tract of land in the County of Morrow, and State of Oregon, more particularly described as follows:

FOR LEGAL DESCRIPTION SEE EXHIBIT "A" ATTACHED HERETO.

TO HAVE AND TO HOLD the granted premises unto the said Grantees, its heirs and assigns forever.

And the Grantors do covenant that they are lawfully seized in fee simple of the above granted premises free from all encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any, and that they will, and their successors heirs executors and administrators shall Warrant and forever defend the granted premises, against the lawful claims and demands of all persons, except as stated below:

THE TRUE AND ACTUAL CONSIDERATION IS GOOD AND VALUABLE CONSIDERATION PAID BY A QUALIFIED INTERMEDIARY PURSUANT TO AN IRC §1031 TAX-DEFERRED EXCHANGE.

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.

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Dated this 30 day of APRIL, 2014.

MAY 05 2014

THE FRANK VANNOY FAMILY TRUST, dated February 18, 1994

SALEM, OR

By: Frank M. Vannoy, Trustee
Frank M. Vannoy, Trustee

By: Shirley J. Vannoy, Trustee
Shirley J. Vannoy, Trustee

STATE OF OREGON
COUNTY OF MORROW

This instrument was acknowledged before me this 30 day of April, 2014 by Frank M. Vannoy and Shirley J. Vannoy, Trustees of the Frank Vannoy Family Trust, dated February 18, 1994.

Krista A Price
Notary Public for the State of OREGON
My Commission Expires: June 7, 2014

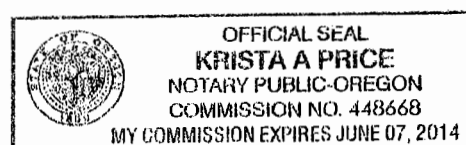


EXHIBIT 'A'
LEGAL DESCRIPTION

Township 2 South, Range 24, East of the Willamette Meridian, in the County of Morrow and State of Oregon.

Section 36: The Southeast Quarter, and the South Half of the Northeast Quarter.

Township 2 South, Range 25, East of the Willamette Meridian, in the County of Morrow and State of Oregon.

Section 31: Government Lots 2, 3, and 4, also known as the West Half of the Southwest Quarter, and the Southwest Quarter of the Northwest Quarter.

EXCEPTING any and all roads and road rights-of-way.

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Subject to:

SALEM, OR

1. The assessment roll and the tax roll disclose that the within described premises were specially assessed as Farm Use Land. If the land has become disqualified for the special assessment under the statute, an additional tax, interest and penalties thereon may be levied for the years in which the land was subject to the special land use assessment.
2. The rights of the public in roads and highways.
3. Right of Way Easement, including the terms and provisions thereof, in favor of Central Rhea Creek Telephone Company, recorded May 11, 1955, as Microfilm No. Book 59, Page 227, Morrow County Microfilm Records.
4. Right of Way for Electric Transmission and Distributing Lines, including the terms and provisions thereof, in favor of Columbia Basin Electric Cooperative, Inc., recorded April 8, 1975, as Microfilm No. M-7929, Morrow County Microfilm Records.
5. Right of Way for Electric Transmission and Distributing Lines, including the terms and provisions thereof, in favor of Columbia Basin Electric Cooperative, Inc., recorded December 19, 1996, as Microfilm No. M-49732, Morrow County Microfilm Records.
6. Right of Way for Electric Transmission and Distributing Lines, including the terms and provisions thereof, in favor of Columbia Basin Electric Cooperative, Inc., recorded December 20, 1996, as Microfilm No. M-49783, Morrow County Microfilm Records.

STATE OF OREGON
COUNTY OF MORROW
CERTIFICATE OF WATER RIGHT

THIS CERTIFICATE ISSUED TO

JOHN R. OLDEN
HEPPNER, OREGON 97836

confirms the right to use the waters of RHEA CREEK, a tributary of WILLOW CREEK, for IRRIGATION OF 74.0 ACRES.

This right was confirmed by decree of the Circuit Court of the State of Oregon for MORROW County. The decree is of record at Salem, in the Order Record of the WATER RESOURCES DIRECTOR, in Volume 1, at Page 73. The date of priority is 1899.

The amount of water to which this right is entitled is limited to an amount actually beneficially used and shall not exceed 1.23 CUBIC FEET PER SECOND or its equivalent in case of rotation, measured at the point of diversion from the source.

The point of diversion is located as follows:

OLDEN DITCH - NW~~X~~ NE~~X~~, SECTION 36, T 2 S, R 24 E, W.M.; 500 FEET SOUTH AND 650 FEET EAST FROM NW CORNER OF SECTION 36.

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

SW~~X~~ NE~~X~~ 25.0 ACRES
SE~~X~~ NE~~X~~ 9.0 ACRES
NE~~X~~ SE~~X~~ 21.0 ACRES
NW~~X~~ SE~~X~~ 9.0 ACRES
SE~~X~~ SE~~X~~ 10.0 ACRES
SECTION 36

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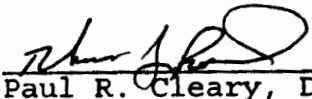
TOWNSHIP 2 SOUTH, RANGE 24 EAST, W.M.

This certificate describes that portion of the water right confirmed by Certificate 222, State Record of Water Right Certificates, NOT modified by the provisions of an order of the Water Resources Director entered NOV 16 2001, approving Transfer Application 6839.

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 and is subject to all other conditions and limitations contained in said decree.

WITNESS the signature of the Water Resources Director,
affixed NOV 16 2001.


for Paul R. Cleary, Director

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SALEM, OR

Recorded in State Record of Water Right Certificates numbered 78511.

T-6839.VC

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