



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.

WATER RIGHT HOLDER

Clarence A. and Audrey Temple

First

Last

Mailing Address: Unknown

City

State

Zip

Phone:

Home

Work

Other

PROPERTY OWNER INFORMATION

Name: David A. Van Essen and Leanne F. Van Essen, Trustees of the Van Essen Living Trust dated July 2, 2008

Mailing Address: 39161 River DR.

Lebanon

City

OR

State

97355

Zip

Phone:

Home

541-258-3626

Work

541-905-3850 (cell)

Other

PROPERTY DESCRIPTION (attach additional pages if necessary):

County: Linn Township: 12 S Range: 1 W Section: 30 A

Tax Lot Number(s): 100

Street address of water right property: 38970 River Dr.; Lebanon, OR 97355

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

Application #: 5-43371 Permit #: 5-32415 Certificate or Page #: 40558

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

Name of individual completing this form: _____

Phone: _____

Signature: David A. Van Essen

Date: 1-27-15

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

See D.N. 2013-12732 and D.N. 2008-15390 and Assessor's Map.

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WATER RESOURCES DEPT
 SALEM, OREGON



David A. Van Essen and Leanne F. Van Essen,
Trustees of the Van Essen Living Trust dated July
2, 2008 and any amendments thereto
39144 River Dr
Lebanon, OR 97355

Grantor's Name and Address

David A. Van Essen and Leanne F. Van Essen,
Trustees of the Van Essen Living Trust dated July
2, 2008 and any amendments thereto
39144 River Dr
Lebanon, OR 97355

Grantee's Name and Address

After recording return to:
David A. Van Essen and Leanne F. Van Essen,
Trustees of the Van Essen Living Trust dated July
2, 2008 and any amendments thereto
39144 River Dr
Lebanon, OR 97355

Until a change is requested all tax statements
shall be sent to the following address:
David A. Van Essen and Leanne F. Van Essen,
Trustees of the Van Essen Living Trust dated July
2, 2008 and any amendments thereto
39144 River Dr
Lebanon, OR 97355

Escrow No. 08-807244
Title No. 098220L
BSD r.020212

LINN COUNTY, OREGON 2013-12732
D-BS 07/26/2013 11:23:09 AM
Crt=1 Stn=1 COUNTER \$10.00 \$11.00 \$15.00 \$19.00 \$10.00 \$65.00



00208805201300127320020022

I, Steve Druckenmiller, County Clerk for Linn
County, Oregon, certify that the instrument
identified herein was recorded in the Clerk
records.

Steve Druckenmiller - County Clerk



T.L. 100 (12-1W-30A)

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That

David A. Van Essen and Leanne F. Van Essen, Trustees of the Van Essen Living Trust dated July 2, 2008 and any amendments thereto,

hereinafter called Grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto

David A. Van Essen and Leanne F. Van Essen, Trustees of the Van Essen Living Trust dated July 2, 2008 and any amendments thereto,

hereinafter called Grantee, and unto Grantee's heirs, successors and assigns all of that certain real property with the tenements, hereditaments and appurtenances thereunto belonging or in anyway appertaining, situated in the County of Linn, State of Oregon, described as follows, to wit:

Exhibit "A"

An area of land in the NE ¼ of Section 30 and the NW ¼ of Section 29, Township 12 South, Range 1 West, Willamette Meridian, Linn County, Oregon more particularly described as follows:

The land described in Linn County Deed Records document number 2008-15390.

Together with:

Beginning at a point that is 535.78 feet South along the West line of the Elmore Kees Donation Land Claim Number 53, in Section 29, Township 12 South, Range 1 West, Willamette Meridian, Linn County, Oregon, from the Northwest corner of said Claim; thence South 89°30'39" East 222.42 feet; thence South 0°05'10" West, parallel to said Claim line, 639.09 feet; thence North 89°28'44" West 222.42 feet to said Claim line; thence North 0°05'10" East 638.97 feet to the point of beginning.

The true and actual consideration paid for this transfer, stated in terms of dollars, is Property Line Adjustment. However, the actual consideration consists of or includes other property or value given or promised which is the whole / part of the consideration.

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

In construing this deed, where the context so requires, the singular includes the plural and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

After Recording Return To: AmeriTitle 098220L/08-807244

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SALEM, OREGON

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.

In Witness Whereof, the grantor has executed this instrument this 24 day of June, 2013; if a corporate grantor, it has caused its name to be signed and its seal if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

David A. Van Essen and Leanne F. Van Essen, Trustees of the Van Essen Living Trust dated July 2, 2008 and any amendments thereto

BY: [Signature]
David A. Van Essen, Trustee

BY: [Signature]
Leanne F. Van Essen, Trustee

State of Oregon
County of LINN

On this 24 day of June, 2013, before me Lisa Kutsch, a notary public in and for said State, personally appeared David A. Van Essen and Leanne F. Van Essen being by me first duly sworn, declared that they are Trustees of the Van Essen Living Trust dated July 2, 2008 that they signed the foregoing document as the Trustees and that statements therein contained are true.

[Signature]
Notary Public
Residing at: Linn County
Commission Expires: 9-21-13



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SALEM, OREGON

LINN COUNTY, OREGON 2008-15390
D-WD
Cnt=1 Str=7 M. FISHER 08/04/2008 09:33:37 AM
\$20.00 \$11.00 \$10.00 \$41.00



I, Steve Druckenmiller, County Clerk for Linn County, Oregon, certify that the instrument identified herein was recorded in the Clerk records.

Steve Druckenmiller - County Clerk



MAIL TAX STATEMENTS TO:
Trustee of the Van Essen Living Trust
38846 River Drive
Lebanon, OR 97355

AFTER RECORDING RETURN TO:
Robert J. Saalfeld, Attorney
PO Box 470
Salem, OR 97308

WARRANTY DEED

David A. Van Essen and Leanne F. Van Essen, Grantors, convey to *David A. Van Essen and Leanne F. Van Essen, Trustees of the Van Essen Living Trust* dated July 2, 2008, and any amendments thereto, Grantee, the following described real property situated in the County of Linn, State of Oregon:

See Exhibit "A" attached hereto and made a part thereof by this reference.

Grantors covenant that Grantors are seized of an indefeasible estate in the real property described above in fee simple, that Grantors have good right to convey the property, that the property is free from encumbrances except as specifically set forth herein, and that Grantors warrant and will defend the title to the property against all persons who may lawfully claim the same by, through, or under Grantors, provided that the foregoing covenants are limited to the extent of coverage available to Grantors under any applicable standard or extended policies of title insurance, it being the intention of the Grantors to preserve any existing title insurance coverage.

This deed is executed to partially fund a trust of Grantors, and the true and actual consideration stated in terms of dollars is NONE.

The following is the notice as required by Oregon law: "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 195.356 AND SECTIONS 5 TO 11 CHAPTER 424, OREGON LAWS 2007. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR

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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 195.356 AND SECTIONS 5 TO 11 CHAPTER 424, OREGON LAWS 2007."

WITNESS Grantors' hand this 2nd day of July, 2008.

David A. Van Essen

David A. Van Essen

Leanne F. Van Essen

Leanne F. Van Essen

STATE OF OREGON)
) ss.
COUNTY OF MARION)

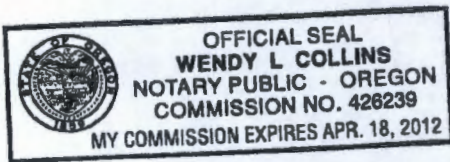
On this 2nd day of July, 2008 personally appeared the above named **David A. Van Essen** and **Leanne F. Van Essen** and acknowledged the foregoing instrument to be their voluntary act and deed.

Before me:

Wendy L. Collins

Notary Public for Oregon

My Commission Expires: 04.18.2012



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EXHIBIT "A"

Beginning at a point that is South 37.66 chains along the East line of the Donation Land Claim of George W. Klum and Wife, Claim No. 39 in Township 12 South, Range 1 West of the Willamette Meridian, Linn County, Oregon, from the Northeast corner of said Claim. Said point being the most Easterly Southeast corner of a tract conveyed to D. W. Nicholas and Wife by deed recorded May 12, 1947 in Deed Book 192, Page 277; thence West along the South line of said Nicholas tract, 11 chains to the East line of a tract conveyed to J. C. Ayers and Wife by deed recorded March 12, 1917 in Deed Book 109, Page 541; thence North along the East line of said Ayers tract, 1.36 chains to the Northeast corner of said Ayers tract; thence West along the North line of said Ayers tract, 9 chains to the West line of said Nicholas tract; thence North along the West line of said Nicholas tract and parallel to the West line of said Klum claim, 17.65 chains to the Southwest corner of a tract conveyed to Kenneth R. Moore and Wife by deed recorded June 3, 1954 in Deed Book 238, Page 10, as disclosed by survey No. 2385; thence following said survey, North 75° 08' East 558.37 feet; thence South 52° 52' East 392.60 feet; thence South 63° 52' East 166.48 feet; thence South 88° 56' East 46.36 feet to the Northwest corner of a tract conveyed to Ralph H. Reeves and Wife by deed recorded March 8, 1949 in Deed Book 207, Page 190; thence leaving said survey No. 2385 and running South along the West line of said Reeves tract to the Southwest corner of said Reeves tract, said Southwest corner being the center of the creek; thence Southeasterly along the Southerly line of said Reeves tract to the East line of said Klum claim; thence South along the East line of said Klum Claim 14.55 chains to the point of beginning, all in Linn County, Oregon.

TOGETHER WITH easements for installing and maintaining an irrigation pipeline as created by instruments recorded March 8, 1967 in Book 322, Page 242 and in Book 322, Page 244, Deed Records, Linn County, Oregon.

TOGETHER WITH ANY AND ALL WATER RIGHTS THAT GRANTOR HAS TO CONVEY.

SUBJECT TO:

1. The assessment roll and tax roll disclose that the premises herein described have been specially assessed as Farm Use Land. If the land becomes disqualified for the special assessment under the statute, an additional tax may be levied for previous years in which the farm use assessment was in effect for the land and in addition thereto a penalty may be levied if notice of disqualification is not timely given.
2. Regulations, including levies, liens, assessments, rights of way, and easements of Linn Soil and Water District.
3. The rights of the public in and to that portion of the premises herein described lying within the limits of roads, streets and highways.
4. Right of the public and of governmental bodies in and to that portion of the premises herein described lying below the high water mark of the unnamed creek.
5. An adverse claim based on the assertion that some portion of said land is now or at any time has been within the boundaries of the unnamed creek, or the assertion that any

portion of said land has been created by artificial means or has accreted to such portions so created.

6. Agreement for sharing cost for irrigation project, including the terms and provisions thereof,

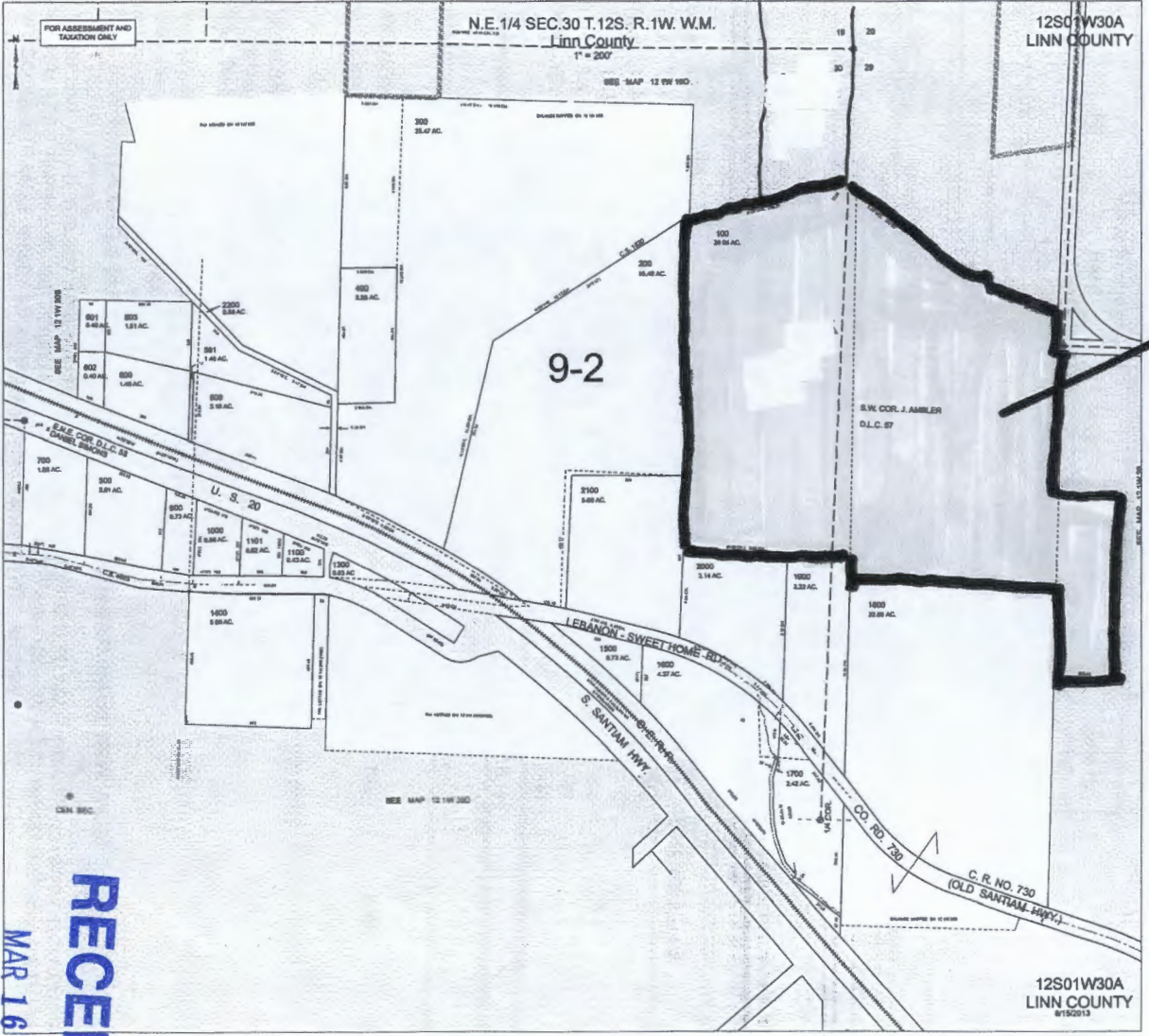
Recorded: March 8, 1967 in Book 322, Page 241
Deed Book Records, Linn County, Oregon.

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SALEM, OREGON

12S01W30A



T.L. 100
(12-1W-30A)

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SALEM, OREGON

12S01W30A
LINN COUNTY
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