



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

Application for a Permit to Store Water in a Reservoir (Standard Review)

Standard Review Process (ORS 537): You must use this form for any reservoir storing more than 9.2 acre-feet and with a dam more than 10 feet high.

Use a separate form for each reservoir. However, to obtain authorization for multiple reservoirs, multiple forms may be combined into one application if filed at the same time.

Please type or print in dark ink. If your application is found to be incomplete or inaccurate, we will return it to you. A summary of review criteria and procedures that are generally applicable to these applications is available at www.wrd.state.or.us/OWRD/PUBS/forms.shtml

1. APPLICANT INFORMATION

Applicant: IMBLER FARMS, LLC
First Last

Mailing Address: P.O. BOX 7

<u>NORTH POWDER</u> <small>City</small>	<u>OREGON</u> <small>State</small>	<u>97867-0007</u> <small>Zip</small>
Phone: <u>541-963-8056</u> <small>Home</small>	<u>541-898-7333</u> <small>Work</small>	<u>541-786-0050</u> <small>Other</small>

Fax: _____ E-Mail Address*: 6936@eoni.com

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

I(We) make application for a permit to construct a reservoir and store the following described waters of the State of Oregon. The name of the reservoir is HOWELL RESERVOIR.

2. SOURCE OF WATER for the proposed use: GRAND RONDE RIVER,
 a tributary of SNAKE RIVER.

Is the proposed use an enlargement of an existing dam/reservoir? No

If the reservoir is not in channel of a stream, state how it is to be filled: The reservoir will be filled via a pump in the Grande Ronde River, known as POD #2. The water will be pumped into a 10" buried mainline into the existing old slough channel during the spring run off to fill the reservoir.

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For Department Use

App. No. _____

Permit No. _____

Date _____

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R-88870

3. DAM HEIGHT AND COMPOSITION

The maximum height of the structure will be 0 _____ feet above streambed or ground surface at the centerline of the crest of the dam.

Attach preliminary plans, specifications and supporting information for the dam and impoundment area including dam height, width, crest width and surface area.

Note: If your dam height is greater than or equal to 10.0' above land surface AND your reservoir will store equal to or greater than 9.2 acre-feet, engineered plans and specifications must be approved prior to storage of water.

The dam will be (check one): Earthfill Concrete Flash board Other X

If "other" give description: There actually is no dam present. The reservoir is to be formed by an old channel of slough that will be filled with spring runoff. The plan is to excavate some of the bank on the west side of the reservoir to enlarge the existing reservoir.

4. PRIMARY OUTLET WORKS

Describe the location and the dimensions of the outlet conduit through the dam: The Reservoir has no outlet. The water level is controlled by pumping water from the Grande Ronde River into the Reservoir via a 10" mainline and the water level is controlled by the pumping into the Reservoir. Eventually, the owner intends to apply for the use of the water for irrigation of surrounding land, which will involve a creating a point of diversion via a new pumping station. The current slough is the remains of an old river channel.

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NOTE: Most dams across a natural stream channel will need an outlet conduit having a minimum diameter of 8 inches or greater.

5. EMERGENCY SPILLWAY

Describe the location and the dimensions of the spillway channel: NONE

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6. THE USE(s) of the impounded water will be: MULTIPLE USE.

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7. **THE AMOUNT OF WATER** to be stored is: 233.1 acre-feet. The area submerged by the reservoir, when filled, will be 23.1 _____ acres.

8. PROJECT SCHEDULE: (List Month and Year)

Proposed date construction work will begin: JULY 2017

Proposed date construction work will be completed: OCTOBER 2019

Proposed date water use will be completed: OCTOBER 2022

Is this project fully or partially funded by the American Recovery and Reinvestment Act? (Federal stimulus dollars) NO

9. PROPERTY OWNERSHIP

Do you own all the land where you propose to divert, transport, and use water?

Yes (Please check appropriate box below then skip to section 10)

There are no encumbrances

This land is encumbered by easements, rights of way, roads or other encumbrances (please provide a copy of the recorded deed(s))

No (Please check the appropriate box below)

I have a recorded easement or written authorization permitting access.

I do not currently have written authorization or an easement permitting access.

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).

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.

List the names and mailing addresses of all affected landowners:

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11. WITHIN A DISTRICT

Check here if the point of diversion or place of use are located within or served by an irrigation or other water district.

Irrigation District Name	Address	
City	State	Zip

R-88510

11. MAP REQUIREMENTS The Department cannot process your application without accurate information showing the source of water and location of water use. You must include a map with this application form that clearly indicates the township, range, section and quarter/quarter section of the proposed reservoir location and place of use. The map must provide tax lot numbers. See the map guidelines sheet for detailed map specifications.

12. SIGNATURE

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 packet.
- I cannot legally use water until the Water Resources Department issues a permit to me.
- 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 canceled.
- 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 certify that the information I have provided in this application is an accurate representation of the proposed water use and is true and correct to the best of my knowledge:

Applicant: William Child Manager, LLC 12-8-17
Signature (If more than one applicant, all must sign.) Date

Before you submit your application be sure to:

- Answer each question completely.
- Attach a legible map that includes township, range, section, quarter/quarter and tax lot.
- Include a Land Use Information Form or receipt stub signed by a local official.
- Include the legal description of all the property involved with this application. You may include a copy of your deed land sales contract or title insurance policy to meet this requirement.
- Include a check payable to the Oregon Water Resources Department for the appropriate amount. The Department's fee schedule can be found at www.wrd.state.or.us or call (503) 986-0900.

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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.wrd.state.or.us

NOTE TO APPLICANTS

In order for your application to be processed by the Water Resources Department (WRD), this Land Use Information Form must be completed by a local government planning official in the jurisdiction(s) where your water right will be used and developed. The planning official may choose to complete the form while you wait, or return the receipt stub to you. Applications received by WRD without the Land Use Form or the receipt stub will be returned to you. Please be aware that your application will not be approved without land use approval.

This form is NOT required if:

- 1) Water is to be diverted, conveyed, and/or used only on federal lands; **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

The person presenting the attached Land Use Information Form is applying for or modifying a water right. The Water Resources Department (WRD) requires its applicants to obtain land-use information to be sure the water rights do not result in land uses that are incompatible with your comprehensive plan. Please complete the form or detach the receipt stub and return it to the applicant for inclusion in their water right application. You will receive notice once the applicant formally submits his or her request to the WRD. The notice will give more information about WRD's water rights process and provide additional comment opportunities. You will have 30 days from the date of the notice to complete the land-use form and return it to the WRD. If no land-use information is received from you within that 30-day period, the WRD may presume the land use associated with the proposed water right is compatible with your comprehensive plan. Your attention to this request for information is greatly appreciated by the Water Resources Department. If you have any questions concerning this form, please contact the WRD's Customer Service Group at 503-986-0801.

Land Use Information Form



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

Applicant: IMBLER FARMS, LLC & PETER WESTENSKOW
First Last

Mailing Address: P.O. BOX 7

NORTH POWDER OREGON 97867-0007 Daytime Phone: 541-786-0050
City State Zip

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:
1 S	39 E	29	NW, SE, SE, SE	1103, 1500		<input type="checkbox"/> Diverted	<input type="checkbox"/> Conveyed	<input type="checkbox"/> Used	
1 S	39 E	28	SE, NW, SW, NE, SW, NW	500, 1500		<input type="checkbox"/> Diverted	<input type="checkbox"/> Conveyed	<input type="checkbox"/> Used	
1 S	39 E	28	NE, SW	100		<input type="checkbox"/> Diverted	<input type="checkbox"/> Conveyed	<input type="checkbox"/> Used	
1S	39 E	28		200, 300, 400		<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:

UNION COUNTY

B. Description of Proposed Use

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

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

Source of water: Reservoir/Pond Ground Water Surface Water (name) GRANDE RONDE RIVER

Estimated quantity of water needed: 233.1 AC. FT 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:

WATER WILL BE PUMPED FROM THE GRANDE RONDE RIVER INTO AN EXISTING OLD RIVER BED FOR STORAGE AND LATER USED FOR IRRIGATION AS NEEDED IN THE YEAR. THE WATER WILL BE PUMPED TO THE RESERVOIR DURING SPRING RUNOFF.

Note to applicant: If the Land Use Information Form cannot be completed while you wait, please have a local government representative sign the receipt at the bottom of the next page and include it with the application filed with the Water Resources Department.

See bottom of Page 3. →

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 uses (including proposed construction) are allowed outright or are not regulated by your comprehensive plan. Cite applicable ordinance section(s): see below

Land uses to be served by the proposed water uses (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:	
<i>Ministerial Decision</i>	<i>UCZPSO Sec. 24.01</i>	<input checked="" 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
		<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 Water Resources Department regarding this proposed use of water below, or on a separate sheet.

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Name: Stacy Warren Title: Associate Planner
 Signature: *Stacy Warren* Phone: 541-963-1014 Date: 11/30/17
 Government Entity: Union County Planning Dept.

Note to local government representative: Please complete this form or sign the receipt below and return it to the applicant. If you sign the receipt, you will have 30 days from the Water Resources Department's notice date to return the completed Land Use Information Form or WRD may presume the land use associated with the proposed use of water is compatible with local comprehensive plans.

Receipt for Request for Land Use Information

Applicant name: _____
 City or County: _____ Staff contact: _____
 Signature: _____ Phone: _____ Date: _____

R-PRSD

BARGAIN AND SALE DEED¹

20030937

KCAM FARMS, LLC, an Oregon limited liability company, Grantor, conveys to IMBLER FARMS, LLC, an Oregon limited liability company, Grantee, the following described real property situated in Union County, Oregon, to-wit:

SEE ATTACHED EXHIBIT A

The true consideration for this conveyance is \$1.00 and other valuable considerations.

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

DATED this 10 day of February, 2003.

Kristy Searles
KRISTY SEARLES, Member of
KCAM Farms, LLC

Curt Howell
CURT HOWELL, Member of
KCAM Farms, LLC

Ann Spring
ANN SPRING, Member of
KCAM Farms, LLC

Mark Howell
MARK HOWELL, Member of
KCAM Farms, LLC

///
///

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¹ Until a change is requested, all tax statements shall be sent to the following address:

IMBLER FARMS, LLC
100 D STREET
NORTH POWDER OR 97867

After recording, return to
Mautz Baum & O'Hanlon, LLP
PO Box 967
La Grande, OR 97850

STATE OF OREGON)
County of Marion) ss.
February 10th, 2003.

This instrument was acknowledged before me by KRISTY SEARLES, as a Member of KCAM Farms, LLC, an Oregon limited liability company.



Mary K. Avanzolini
Notary Public for Oregon
My commission expires: 01/16/06

STATE OF OREGON)
County of Union) ss.
February 14, 2003.

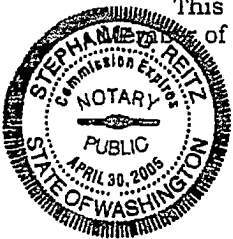
This instrument was acknowledged before me by CURT HOWELL, as a Member of KCAM Farms, LLC, an Oregon limited liability company.



Michelle Ritchey
Notary Public for Oregon
My commission expires: 3-3-06

STATE OF WASHINGTON)
County of Walla Walla) ss.
February 12, 2003.

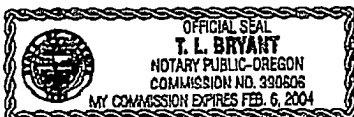
This instrument was acknowledged before me by ANN SPRING, as a Member of KCAM Farms, LLC, an Oregon limited liability company.



Stephanie A. Preitz
Notary Public for Washington
My commission expires: Apr. 30, 2005

STATE OF OREGON)
County of Union) ss.
February 17, 2003.

This instrument was acknowledged before me by MARK HOWELL, as a Member of KCAM Farms, LLC, an Oregon limited liability company.



T. L. Bryant
Notary Public for Oregon
My commission expires: 2-06-04

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**EXHIBIT A
TO
BARGAIN AND SALE DEED**

Parcel "F":

IN TOWNSHIP 1 SOUTH, RANGE 39 EAST OF THE WILLAMETTE MERIDIAN;
UNION COUNTY, OREGON:

Section 28:

The Northwest quarter of Southwest quarter, EXCEPTING THEREFROM all that portion lying North of the line described as (a) below, and East of the line described as (b) below, with reference to survey number 041-1993 filed in the office of Union County Surveyor:

- (a) Beginning at a fence corner, said corner being South 45°12'17" East 4301.07 feet from the North quarter corner of Section 29, Township 1 South, Range 39 East of the Willamette Meridian; Thence South 36°43'47" East 161.54 feet; thence South 55°10'06" East 796.12 feet; thence South 65°05'38" East 166.49 feet; Thence South 66°12'21" East 72.41 feet; Thence South 83°39'46" East 194.69 feet to the end point of this line description.
- (b) Beginning at a fence corner as described in (a) above;
Thence North 1850 feet to the centerline of the Grande Ronde River, and the end point of this line description.

Parcel "G":

Section 29:

All that part of the Southeast quarter of Northeast quarter and that part of the North half of Southeast quarter lying Easterly of the centerline of the Grande Ronde River.

EXCEPTING THEREFROM all except the North 30 feet of the following strip of land: Beginning at a point 1406.75 feet North of the quarter section corner of the South line of said Section 29, and running thence South 89°35' East to the center of the Grande Ronde River which is the TRUE POINT OF BEGINNING; from said true point of beginning continuing South 89°35' East to the East line of the North half of Southeast quarter; thence South to the Southeast corner of said North half of Southeast quarter; thence West along the South line of said subdivision to the center of Grande Ronde River; thence North along the center of Grande Ronde River to the true point of beginning.

Parcel "H":

The East half of Lot Ten (10) and all of Lots Eleven (11) to Fifteen (15) inclusive of RIVERSIDE ORCHARD TRACTS situated in the South half of Southwest quarter of Section 38. (Comprising lots shown on recorded plat of Riverside Orchard Tracts in plat book 2 at page 14 as the East half of 10a and 10b and all of 11a, 11b, 12a, 12b, 13a, 13b, 13c, 13d, 14a, 14b, 15a, 15b, 15c and 15d).

SITUATE IN the County of Union, State of Oregon.

TOGETHER WITH certain rights and easements described as follows:

- A. A perpetual easement across a portion of the Northwest quarter of Southeast quarter of Section 29, Township 1 South, Range 39 East of the Willamette Meridian, Westerly of the Grande Ronde River, for the pump and

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pump station adjoining the Grande Ronde River as same now exists, together with the right to take water appurtenant to land in sections 28 and 29 owned by The Federal Land Bank of Spokane or its successors or assigns therefrom and convey same by pipeline to land in Sections 28 and 29 owned by The Federal Land Bank of Spokane or its successors or assigns together with the right to enter upon said lands for the purpose of repairing, replacing and maintaining said pump and pipelines. Said easement to run with said land.

The above easement was originally reserved by William F. Howell and Florence Howell and granted to them by Garrett R. Rudisill and Eva E. Rudisill, as set forth in documents recorded as Microfilm Document No. 114184 and No. 114494; and as further granted by William F. Howell and Florence Howell, husband and wife, to The Federal Land Bank of Spokane by document recorded April 30, 1985, Microfilm Document No. 115386, records of Union County, Oregon.

- B. TOGETHER WITH a perpetual 30 foot easement for ingress and egress between the land described as Parcel F herein and Hull Lane County Road, described as beginning at the Northeast corner of the SW1/4SW1/4 of Section 28, Township 1 South, Range 39 East of the Willamette Meridian; thence running Northeasterly across the NE1/4SW1/4 of Section 28 to a point which is 330 feet South and 230 feet West of the center of Section 28; thence East 900 feet, more or less, across the NE1/4SW1/4 and NW1/4SE1/4 of Section 28 to a point; thence North 1600 feet, more or less, across the NW1/4SE1/4 and SW1/4NE1/4 of Section 28 to the South boundary of Hull Lane County Road, which easement is appurtenant to the lands described herein as Parcel F.

Said easement was originally granted to The Federal Land Bank of Spokane, in deed recorded April 30, 1985, Microfilm Document No. 115385, deed records of Union County, Oregon.

- C. Any and all rights appurtenant to the lands described herein included in that certain Joint Use Agreement by and between William T. Howell and Florence I. Howell, husband and wife, and The Federal Land Bank of Spokane, as recorded April 30, 1985, Microfilm Document No. 115387, Union County; regarding payment of the costs of repair and maintenance of the irrigation pipeline located on Parcel F of the premises described herein and the irrigation equipment, including costs and operation thereof.

Parcel "I":

IN TOWNSHIP 1 SOUTH, RANGE 39 EAST OF THE WILLAMETTE MERIDIAN;
UNION COUNTY, OREGON:

Section 28:

The Southeast quarter, EXCEPTING THEREFROM all that portion lying Southwesterly of the main channel of the Grande Ronde River:

ALSO, all that portion of the Northeast quarter of the Southwest quarter and the Southeast quarter of the Northeast quarter lying Southerly and Easterly of the following described line (with reference to survey number 041-1993 filed in the office of the Union County Surveyor).

Beginning at a fence corner, said corner being South 45°12'17" East a distance of 4301.07 feet from the North quarter corner of Section 29, Township 1 South, Range 39 East of the Willamette Meridian.

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Thence following an existing fence and along the top of a steep bank the following courses: South 36°43'47" East 161.54 feet; South 55°10'06" East 796.12 feet; South 65°05'38" East 166.49 feet; South 66°12'21" East 72.41 feet; South 83°39'46" East 194.69 feet; North 73°09'58" East 190.54 feet; North 54°34'45" East 314.03 feet; North 36°31'35" East 201.20 feet; North 29°27'44" East 176.62 feet; North 19°43'06" East 174.99 feet; North 7°39'27" East 241.04 feet; North 19°51'37" East 113.74 feet to the intersection of an existing East-West fence line;

Thence along said East-West fence line North 89°47'53" East 1887.67 feet;

Thence North 0°35'03" West a distance of 1363.9 feet, more or less, to the North line of the Southeast quarter of the Northeast quarter of said Section 28, said point also being the center line of the County Road known as Hull Lane and the end point of this line description.

Parcel "J":

IN TOWNSHIP 1 SOUTH, RANGE 39 EAST OF THE WILLAMETTE MERIDIAN;
UNION COUNTY, OREGON:

Section 28;

All that portion of the West half of the Northwest quarter lying Southerly of the most Southerly centerline of the Grande Ronde River and lying West of the following described line (with reference to map of survey 041-1993 as filed in the office of the Union County Surveyor):

Beginning at a fence corner, said corner being South 45°12'17" East a distance of 4301.07 feet from the North quarter corner of Section 29, Township 1 South, Range 39 East of the Willamette Meridian;

Thence North, 1850 feet, to the centerline of the Grande Ronde River.

STATE OF OREGON

County of Union

SS

I certify that this instrument was received and recorded in the book of records of said county.

R. NELLIE BOGUE HIBBERT,
Union County Clerk

by: R. N. Bogue Hibbert Deputy.

DOC#: 20030937
RCPT: 54646 42.00
2/18/2003 8:45 AM
REFUND: .00

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12/06/17

UQ

10:36 POTENTIAL LIABILITY

REAL PROPERTY

INQUIRY

A10100

REF # 2018 R 16617

Last Viewd

MAP# LOT# A NUM CODE PCL MCL AP VA ZONE PAR# %.xxxx REAL# PR

01S3928 100 1105 550 500 2 UC-A1

OWNER IMBLER FARMS LLC

ET ALS

CNTRCT

Pg 1

ADDR

P O BOX 7

CTY/ST NORTH POWDER OR 97867-0007

SC DEF SITUS:

SITUS:

HOME ID:

ACTION CDS MAPCODE 1105
SPECIALLY ASSESSED

YR AP 2015 APPR BD BART DICKISON

ACRES 210.44 SPC ASM

	RMV	M5 VALUE	TOTAL MAV	NOTES
LAND	561,170	520,450	140,385	
IMPROV	0	0	TOTAL AV	
SUBTOT	561,170	520,450		
LESS EXEMPTIONS:		0		
LESS VET EXEMPT:				
NET VALUES:		520,450		

RMV M5 VALUE TOTAL MAV

LAND 561,170 520,450 140,385

IMPROV 0 0 TOTAL AV

SUBTOT 561,170 520,450

LESS EXEMPTIONS: 0

LESS VET EXEMPT:

NET VALUES: 520,450

1-KEY 2-IMP 3-LND 7-EOJ 8-CLR 9-BACK 10-FORWARD 17-JV/TL 22-SALES 23-TAX INQ

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12/06/17

UNION COUNTY

POTENTIAL LIABILITY TAX HISTORY T10200
 REF# 16617 REAL MAP/LOT 01S3928 100 CODE 1105
 OWNER IMBLER FARMS LLC

C/O FEES DUE .00
 ADDR P O BOX 7 TOTAL DUE .00

1 CTY/ST NORTH POWDER OR 97867-0007 INTEREST DATE(CMD-22 TO CHANGE) 121517
 SITUS CITY ADDRESS

YR	M	JV	ASD VAL	TAX AMT -	TAX PD =	TAX DUE +	INT/-DISC =	BAL DUE
17			136296	1621.18	1621.18			
16			132328	1587.59	1587.59			
15			128475	1542.86	1542.86			
14			124733	1515.01	1515.01			
13			121101	1464.22	1464.22			
12			117576	1410.44	1410.44			
11			114150	1366.38	1366.38			
10			110827	1104.10	1104.10			
09			107600	1072.31	1072.31			
08			104468	1041.42	1041.42			
07			101424	1104.81	1104.81			
06			98473	1075.68	1075.68			
TOTALS				27350.42	27350.42			

1-HLP 2-FE 3-PHS 4-JV 5-DET 7-EOJ 8-CLR 9-PRV 10-NXT 13-1/3 14-LEN 16-COM 23-A/I

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12/06/17
10:37

TAX LOT/JOURNAL VOUCHERS

INQUIRY

UQ
A101V7

REF # 16617 01S3928 100
CODE AREA: 1105

IMBLER FARMS LLC

PG 1

3. IMBLER FARMS LLC 02/27/03 20030937 B&S

*

00000000 _ = ENTER TO ATTACH NEW DOC AUTH# = _____ UCJV = _____

F2 PRT F5-DEED F7 EOJ F8 CLR F13 (LAST LINE + 1) F20 DOCUMENT

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FEB 05 2018
OWRD

20025509

BARGAIN AND SALE DEED¹

WILLIAM F. HOWELL AND FLORENCE I. HOWELL, husband and wife, as tenants in common, Grantors, to IMBLER FARMS, LLC, Grantees, the following described real property situated in Union County, Oregon, to-wit:

SEE ATTACHED EXHIBIT A

The true consideration for this conveyance is \$ -0-.

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

DATED this 24 day of Sept., 2002.

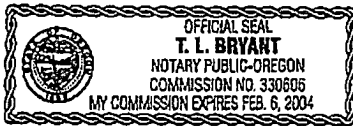
William F. Howell
WILLIAM F. HOWELL

Florence I. Howell
FLORENCE I. HOWELL

STATE OF OREGON)
) ss.
County of Union)

Sept. 24, 2002

PERSONALLY APPEARED the above named WILLIAM F. HOWELL and FLORENCE I. HOWELL and acknowledged the foregoing instrument to be their voluntary act and deed.



T. L. Bryant
Notary Public for Oregon
My commission expires: 2-06-04

¹ Until a change is requested, all tax statements shall be sent to the following address:

WILLIAM F. HOWELL
FLORENCE I. HOWELL
PO BOX 151
IMBLER OR 97841

After recording, return to

Mautz Baum & O'Hanlon, LLP
PO Box 967
La Grande, OR 97850

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FEB 05 2018
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EXHIBIT 'A'

Parcel "A":

A parcel of land situated in the Northwest quarter of the Southwest quarter of Section 28, in Township 1 South, Range 39 East of the Willamette Meridian, in Union County, Oregon, more particularly described as follows, the bearings with reference to the map of survey for Imbler School District filed as Survey No. 041-1993, in the office of the Union County Surveyors office:

All that portion of the Northwest quarter of the Southwest quarter of Section 28, lying North of the following described line:

Beginning at a fence corner, said corner being South 45°12'17" a distance of 4301.07 feet from the North quarter corner of Section 29, in Township 1 South, Range 39 East of the Willamette Meridian, in Union County, Oregon; thence South 36°43'17" East 161.54 feet; thence South 55°10'06" East 796.12 feet; thence South 55°05'38" East 166.49 feet; thence South 66°12'21" East 26.41 feet, more or less, to the East line of said Northwest quarter of the Southwest quarter; thence South 83°39'46" East 194.69 feet;

ALSO all of that portion of the Northwest quarter of the Southwest quarter of Section 28 lying East of the following described line;

Beginning at a fence corner, as described above; thence North to the North line of said Northwest quarter of the Southwest quarter.

TOGETHER WITH a perpetual easement across a portion of the North half of the Southeast quarter of Section 29, in Township 1 South, Range 39 East of the Willamette Meridian, in Union County, Oregon, Westerly of the Grande Ronde River for the pump and pump station adjoining the Grande Ronde River and the right to convey water by pipeline to the above described land as conveyed to William F. Howell and Florence Howell, husband and wife, their heirs, devisees, successors and assigns TOGETHER WITH the right to enter upon said lands for purpose of repairing, replacing and maintaining said pump and pipelines, as conveyed by easement dated January 21, 1985, and recorded January 22, 1985, as Microfilm Document No. 114494, Records of Union County, Oregon.

ALSO TOGETHER WITH a perpetual easement for an irrigation pipeline across the North half of the Southeast quarter of Section 29 and the Southwest quarter of Section 28 in Township 1 South, Range 39 East of the Willamette Meridian, in Union County, Oregon, as

Merged

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Exhibit 'A' Continued

reserved to William F. Howell and Florence Howell on a deed to the Federal Land Bank of Spokane dated April 12, 1985, and recorded April 30, 1985, as Microfilm Document No. 115385, Records of Union County, Oregon. The terms of the use and maintenance of this pipeline were further ratified by Joint Use Agreement between William F. Howell and Florence I. Howell and the Federal Land Bank of Spokane dated March 28, 1985 and recorded April 30, 1985, as Microfilm Document No. 115387, Records of Union County, Oregon.

Parcel "B":

A parcel of land situated in Section 28, in Township 1 South, Range 39 East of the Willamette Meridian, in Union County, Oregon, more particularly described as follows:

Beginning at a fence corner South 45°12'17" East 4301.07 feet from the North quarter corner in Section 29 said point being South 1850 feet from the centerline of Main Channel of Grande Ronde River;
 thence North to the South line of Southwest quarter of Northwest quarter of section 28 and to the true point of beginning;
 thence East along said South line to the Southeast corner of the Southwest quarter of Northwest quarter;
 thence South along the East line of the Northwest quarter of Southwest quarter 1000 feet, more or less, to a point on a fence line and a high ridge;
 thence South 66°12'22" East along said fence line and ridge 46 feet, more or less;
 thence following said fence line and ridge for 8 courses;
 thence South 83°39'46" East 194.69 feet;
 thence North 73°09'58" East 190.54 feet;
 thence North 54°34'45" East 314.03 feet;
 thence North 36°31'35" East 201.2 feet;
 thence North 29°27'44" East 176.62 feet;
 thence North 19°43'06" East 174.99 feet;
 thence North 7°39'28" East 214.04 feet;
 thence North 19°52'36" East 113.74 feet to the existing east/west fence line said fence line being on South line of the North one-half of Section 28;
 thence East along said South line 1887.69 feet;
 thence North 1363.9 feet, more or less, to a point on the centerline of Union County Road No. 133 (Hull Lane);
 thence Westerly and Northerly along said centerline to a point in the Northeast quarter of the Northwest quarter of Section 28 that is West 1244 feet from East line of the Northeast quarter of Northwest quarter;
 thence South to a point on the centerline of main channel of Grande Ronde River;

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OWRD

Exhibit 'A' Continued

thence Southerly and Westerly along centerline to a point North of the true point of beginning;
thence South 1419 feet to the South line of Northwest quarter and the true point of beginning.

TOGETHER WITH a perpetual easement across a portion of the North half of the Southeast quarter of Section 29, in Township 1 South, Range 39 East of the Willamette Meridian, in Union County, Oregon, Westerly of the Grande Ronde River for the pump and pump station adjoining the Grande Ronde River and the right to convey water by pipeline to the above described land as conveyed to William F. Howell and Florence Howell, husband and wife, their heirs, devisees, successors and assigns TOGETHER WITH the right to enter upon said lands for purpose of repairing, replacing and maintaining said pump and pipelines, as conveyed by easement dated January 21, 1985, and recorded January 22, 1985, as Microfilm Document No. 114494, Records of Union County, Oregon.

ALSO TOGETHER WITH a perpetual easement for an irrigation pipeline across the North half of the Southeast quarter of Section 29 and the Southwest quarter of Section 28 in Township 1 South, Range 39 East of the Willamette Meridian, in Union County, Oregon, as reserved to William F. Howell and Florence Howell on a deed to the Federal Land Bank of Spokane dated April 12, 1985, and recorded April 30, 1985, as Microfilm Document No. 115385, Records of Union County, Oregon. The terms of the use and maintenance of this pipeline were further ratified by Joint Use Agreement between William F. Howell and Florence I. Howell and the Federal Land Bank of Spokane dated March 28, 1985 and recorded April 30, 1985, as Microfilm Document No. 115387, Records of Union County, Oregon.

Parcel "C":

A parcel of land located in the East half of Section 18 and the East half of the Northeast quarter of Section 19, in Township 1 South, Range 39 East of the Willamette Meridian, in Union County, Oregon, more particularly described as follows:

Section 18:

the East half of the Southeast quarter. ALSO, commencing at the northeast corner of Section 18; thence West along the North line of Section 18, 53 1/3 rods; thence South on a line parallel to the East line of Section 18 to the South line of the Northeast quarter of Section 18; thence East along the South line of the Northeast quarter of Section 18 to the East line of Section 18; thence North along the East line of Section 18 to the point of beginning

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Exhibit 'A' Continued

Section 19:

The East half of the Northeast quarter.

EXCEPTING THEREFROM the following described property:

Commencing at the Southwest corner of the Southeast quarter of Northeast quarter of Section 19; thence on the Subdivision line to the Northwest corner of the Northeast quarter of Southeast quarter of Section 18, said township 1 South, Range 39 East of the Willamette Meridian, in Union County, Oregon; thence South to a point 6.5 feet East of the point of beginning; thence West to the point of beginning.

TOGETHER WITH an Easement for a pump and pump house with intake and a water pipeline as conveyed by Easement recorded April 19, 1973, as Microfilm Document No. 43682, Records of Union County, Oregon.

TOGETHER WITH a road easement as conveyed by Road Easement, dated April 11, 1973, recorded April 19, 19673, as Microfilm Document No. 43684, Records of Union County, Oregon.

Parcel "D":

A parcel of land located in the Northeast quarter of Section 18, in Township 1 South, Range 39 East of the Willamette Meridian, in Union County, Oregon, more particularly described as follows:

Commencing at a point on the North line of Section 18, 53 1/3 rods West of the Northeast corner of said Section 18; thence South on a line parallel to the East line of Section 18 to the South line of the Northeast quarter of Section 18; thence West on the South line of the Northeast quarter of Section 18, 53 1/3 rods; thence North on a line parallel to the East line of Section 18 to the North line of Section 18; thence East along the North line of Section 18 to the point of beginning.

TOGETHER WITH an Easement for a pump and pump house with intake and a water pipeline as conveyed by Easement recorded April 19, 1973, as Microfilm Document No. 43682, Records of Union County, Oregon.

TOGETHER WITH a road easement as conveyed by Road Easement a perpetual easement over and across this property, dated April 11, 1973, recorded April 19, 19673, as Microfilm Document No. 43684, Records of Union County, Oregon.

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OWRD

Exhibit 'A' Continued

Parcel "E":

Government Lot numbered one (1) of the Southwest quarter (commonly called the East half of Southwest quarter); ALSO, the West half of Southeast quarter of Section 19, in Township 1 South, Range 19 East of the Willamette Meridian, in Union County, Oregon;

ALSO, Government Lot numbered two (2) of the Southwest quarter (commonly called the West half of the Southwest quarter of Section 19, in Township 1 South, Range 19 East of the Willamette Meridian, in Union County, Oregon, (being platted as RIVERSIDE ORCHARD TRACTS No. 2, recorded in Plat Book 2, page 23, Records of Union County, Oregon).

STATE OF OREGON

County of Union

} SS

I certify that this instrument was received and recorded in the book of records of said county.

R. NELLIE BOGUE HIBBERT,
Union County Clerk

by: L. Chura Deputy.

DOC#: 20025509
RCPT: 51439 47.00
9/27/2002 3:14 PM
REFUND: .00

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FEB 05 2003

OWRD

12/06/17 UQ
 10:42 POTENTIAL LIABILITY REAL PROPERTY INQUIRY A10100
 REF # 2018 R 11190 Last Viewd 16619
 MAP# LOT# A NUM CODE PCL MCL AP VA ZONE PAR# %.xxxx REAL# PR
 01S3928 400 1105 550 500 2 UC-A1
 OWNER IMBLER FARMS LLC ET ALS
 CNTRCT Pg 1
 ADDR
 P O BOX 7
 CTY/ST NORTH POWDER OR 97867-0007
 SC DEF SITUS:
 SITUS:
 HOME ID: ACTION CDS MAPCODE 1105
 YR AP 2015 APPR BD BART DICKISON SPECIALLY ASSESSED
 ACRES 13.77 SPC ASM

	RMV	M5 VALUE	TOTAL MAV	
LAND	30,330	29,160	7,849	NOTES
IMPROV	0	0	TOTAL AV	
SUBTOT	30,330	29,160		
LESS EXEMPTIONS:		0		
LESS VET EXEMPT:				
NET VALUES:		29,160		

1-KEY 2-IMP 3-LND 7-EOJ 8-CLR 9-BACK 10-FORWARD 17-JV/TL 22-SALES 23-TAX INQ

RECEIVED

FEB 05 2018

OWRD

12/06/17

UNION COUNTY

POTENTIAL LIABILITY TAX HISTORY T10200
 REF# 11190 REAL MAP/LOT 01S3928 400 CODE 1105
 OWNER IMBLER FARMS LLC

C/O FEES DUE .00
 ADDR P O BOX 7 TOTAL DUE .00

1 CTY/ST NORTH POWDER OR 97867-0007 INTEREST DATE (CMD-22 TO CHANGE) 121517
 SITUS CITY ADDRESS

YR	M	JV	ASD VAL	TAX AMT -	TAX PD =	TAX DUE +	INT/-DISC =	BAL DUE
17			7620	90.64	90.64			
16			7399	88.77	88.77			
15			7183	86.25	86.25			
14			6973	84.70	84.70			
13			6771	81.86	81.86			
12			6574	78.86	78.86			
11			6382	76.38	76.38			
10			6196	61.73	61.73			
09			6016	59.94	59.94			
08			5841	58.24	58.24			
07			5671	61.79	61.79			
06			5505	60.12	60.12			
TOTALS				1730.89	1730.89			

1-HLP 2-FE 3-PHS 4-JV 5-DET 7-EOJ 8-CLR 9-PRV 10-NXT 13-1/3 14-LEN 16-COM 23-A/I

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FEB 05 2018

OWRD

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FEB 05 2018

OWRD

12/06/17
10:43

TAX LOT/JOURNAL VOUCHERS

INQUIRY

UQ
A101V7

REF # 11190 01S3928 400 IMBLER FARMS LLC
CODE AREA: 1105

PG 1

3. IMBLER FARMS LLC 10/11/02 20025509 B&S

*

00000000 _ = ENTER TO ATTACH NEW DOC AUTH# = _____ UCJV = _____

F2 PRT F5-DEED F7 EOJ F8 CLR F13 (LAST LINE + 1) F20 DOCUMENT

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FEB 05 2018

OWRD

RETURN TO TRILLA J. DEAL
864 S MEADOWLARK LN.
OTHELLO, WA. 99344

20163411

BOUNDRY LINE AGREEMENT

Agreement made, effective as of the 6 day of October, 2016, by and between Trilla J. Deal and William Curtis Howell, Imbler Farms, LLC, collectively referred to as "the parties", all owners of property located in Union County, Oregon.

RECITALS

WHEREAS, Trilla J. Deal, is the owner of real property described as follows:

Parcel 2 of Partition Plat Number 20160014T, filed as Microfilm Number 20162626T in Slides 342 and 343, Plat Cabinet, plat records of Union County, Oregon.

The above-described property owned by Trilla J. Deal shall hereinafter be referred to as the "Deal Property".

WHEREAS, Imbler Farms, LLC, is the owner of real property described as follows:

See attachment 1.

The above-described property owned by Imbler Farms, LLC, shall hereinafter be referred to as the "Imbler Farms Property".

WHEREAS, the parties wish to avoid future controversy and for the purposes of establishing their boundary line conclusively, agree on and fix the common boundary lines between the respective properties as follows:

NOW THEREFORE, in consideration of the mutual covenants and promises contained in this agreement the parties agree as follows:

LOCATION OF AGREED BOUNDARY LINE

See attachment 2 and 3.

The owner of the Imbler Farm Property hereby release, quitclaim, and convey to the owners of the Deal Property all right, title and interest in and to the lands lying north and west of the boundary line described in attachment 1 and 2.

BOUNDARY LINE AGREEMENT

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FEB 05 2016
OWRD

The owner of the Deal Property hereby release, quitclaim, and convey to the owners of the Imbler Farms Property all right, title and interest in and to the lands lying north and west of the boundary line described in attachment 1 and 2.

COVENANT RUNNING WITH THE LAND

This agreement shall operate as a covenant running with all parcels with the above described land, and shall bind each party, their respective heirs, executors, administrators, and assigns.

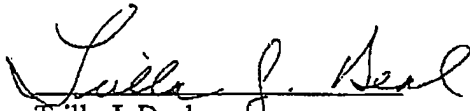
ENTIRE AGREEMENT

This agreement constitutes the entire agreement between the parties, and any prior understanding or representation of any kind preceding the date of this agreement shall not be binding on either party except to the extend incorporated in the agreement.

SIGNATURE AND COUNTERPARTS

This agreement may be signed in counterparts with the same effect as if all original signatures were contained in a single original instrument.

IN WITNESS WHEREOF the parties hereto have executed this Agreement this 6 day of October, 2016.


Trilla J. Deal


RECEIVED

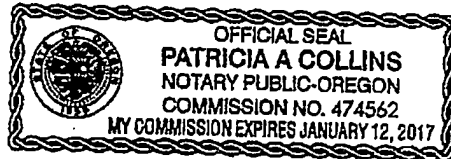
FEB 05 2018

OWRD

STATE OF OREGON)
 amatilla) ss
COUNTY OF ~~Union~~ ~~Mc~~)

Personally appeared the above named TRILLA J. DEAL and acknowledged the foregoing instrument to be his voluntary act and deed, this 6 day of October, 2016.


Notary Public for Oregon
My commission expires: January 12 2017



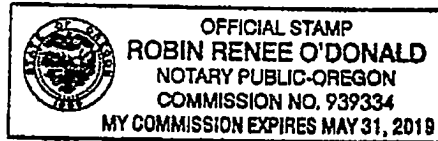
William Curtis Howell

William Curtis Howell
Member Imbler Farms, LLC

STATE OF OREGON)
) ss
COUNTY OF Union)

Personally appeared the above named WILLIAM CURTIS HOWELL and acknowledged the foregoing instrument to be his voluntary act and deed, this 6 day of October, 2016.

Robin R O'Donald
Notary Public for Oregon
My commission expires: May 31, 2019



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Parcel "J":

IN TOWNSHIP 1 SOUTH, RANGE 39 EAST OF THE WILLAMETTE MERIDIAN;
UNION COUNTY, OREGON:

Section 28:

All that portion of the West half of the Northwest quarter lying Southerly of the most Southerly centerline of the Grande Ronde River and lying West of the following described line (with reference to map of survey 041-1993 as filed in the office of the Union County Surveyor):

Beginning at a fence corner, said corner being South 45°12'17" East a distance of 4301.07 feet from the North quarter corner of Section 29, Township 1 South, Range 39 East of the Willamette Meridian;

Thence North, 1850 feet, to the centerline of the Grande Ronde River. :

Parcel "B":

A parcel of land situated in Section 28, in Township 1 South, Range 39 East of the Willamette Meridian, in Union County, Oregon, more particularly described as follows:

Beginning at a fence corner South 45°12'17" East 4301.07 feet from the North quarter corner in Section 29 said point being South 1850 feet from the centerline of Main Channel of Grande Ronde River;

thence North to the South line of Southwest quarter of Northwest quarter of section 28 and to the true point of beginning;

thence East along said South line to the Southeast corner of the Southwest quarter of Northwest quarter;

thence South along the East line of the Northwest quarter of Southwest quarter 1000 feet, more or less, to a point on a fence line and a high ridge;

thence South 66°12'22" East along said fence line and ridge 46 feet, more or less;

thence following said fence line and ridge for 8 courses;

thence South 83°39'46" East 194.69 feet;

thence North 73°09'58" East 190.54 feet;

thence North 54°34'45" East 314.03 feet;

thence North 36°31'35" East 201.2 feet;

thence North 29°27'44" East 176.62 feet;

thence North 19°43'06" East 174.99 feet;

thence North 7°39'28" East 214.04 feet;

thence North 19°52'36" East 113.74 feet to the existing east/west fence line said fence line being on South line of the North one-half of Section 28;

thence East along said South line 1887.69 feet;

thence North 1363.9 feet, more or less, to a point on the centerline of Union County Road No. 133 (Hull Lane);

thence Westerly and Northerly along said centerline to a point in the Northeast quarter of the Northwest quarter of Section 28 that is West 1244 feet from East line of the Northeast quarter of Northwest quarter;

thence South to a point on the centerline of main channel of Grande Ronde River;

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FEB 05 2018

OWRD

Attachment 1

LEGAL DESCRIPTION
BOUNDARY LINE AGREEMENT - IMBLER FARMS/TRILLA DEAL

A line situate in the Northwest quarter of Section 28, Township 1 South, Range 39 East of the Willamette Meridian, Union County, Oregon, more particularly described as follows with reference to Survey Number 032-2016, as filed in the office of the Union County Surveyor,

Beginning at a 5/8" iron pin with plastic cap set at the intersection of the South right of way line of Hull Lane and an existing fenceline, said point which bears South 83°13'30" East, a distance of 4140.58 feet from the quarter common to Sections 20 and 29 of said Township and Range,

Thence: South 7°25'22" West, along said fenceline, a distance of 577.63 feet, to a 5/8" iron pin with plastic cap,

Thence: South 23°33'07" East, along said fenceline, a distance of 56.90 feet,

Thence: South 17°30'32" East, along said fenceline, a distance of 51.58 feet,

Thence: South 8°31'59" East, along said fenceline, a distance of 81.02 feet,

Thence: South 0°26'04" East, along said fenceline, a distance of 87.30 feet,

Thence: Leaving said fenceline, South 89°04'51" West, a distance of 17.10 feet,

Thence: South 21°57'34" West, a distance of 40.99 feet, to an existing fenceline,

Thence: South 69°04'15" East, along said fenceline, a distance of 10.12 feet,

Thence: South 17°43'51" West, along said fenceline, a distance of 132.34 feet,

Thence: South 85°08'24" West, along said fenceline, a distance of 221.65 feet,

Thence: North 81°06'03" West, along said fenceline, a distance of 46.68 feet,

Thence: North 60°30'55" West, along said fenceline, a distance of 56.03 feet,

Thence: South 22°41'41" West, along said fenceline, a distance of 19.83 feet,

Thence: North 54°19'31" West, along said fenceline, a distance of 390.54 feet,

Thence: North 75°07'51" West, along said fenceline, a distance of 194.72 feet,

Thence: South 86°07'48" West, along said fenceline, a distance of 246.09 feet,

Thence: South 73°51'08" West, along said fenceline, a distance of 237.29 feet,

Thence: Leaving said fenceline, South 66°07'56" West, a distance of 57.33 feet, to a 5/8" iron pin with plastic cap, (said pin bears South 64°46'16" East, a distance of 3116.48 feet from the quarter corner common to Section 20 and 29 of said Township and Range), line to be extended or shortened to terminate at the West line of Section 28 of said Township and Range.

RECEIVED
FEB 05 2018
OWRD



Renewal Date: June 30, 2017

Attachment 2

STATE OF OREGON

County of Union

} SS

I certify that this instrument was received and recorded in the book of records of said county.

ROBIN A. CHURCH

Union County Clerk

by: *Patricia Lee* Deputy.

DOC#: 20163411

RCPT: 178951 80.00

10/06/2016 2:36 PM

REFUND: .00

RECEIVED

FEB 05 2018

OWRD

RETURN TO TRILLA J. DEAL
864 S MEADOWLARK LN.
OTHELLO, WA. 99344

20163482
20163411

"THIS DOCUMENT IS BEING RE-RECORDED
TO CORRECT ERROR IN THE WORDING OF THE
FIRST PARAGRAPH OF 2nd PAGE OF THIS DOCUMENT."
Previously recorded US DOC# 20163411
BOUNDRY LINE AGREEMENT

Agreement made, effective as of the 6 day of October, 2016, by and between Trilla J. Deal and William Curtis Howell, Imbler Farms, LLC, collectively referred to as "the parties", all owners of property located in Union County, Oregon.

RECITALS

WHEREAS, Trilla J. Deal, is the owner of real property described as follows:

Parcel 2 of Partition Plat Number 20160014T, filed as Microfilm Number 20162626T in Slides 342 and 343, Plat Cabinet, plat records of Union County, Oregon.

The above-described property owned by Trilla J. Deal shall hereinafter be referred to as the "Deal Property".

WHEREAS, Imbler Farms, LLC, is the owner of real property described as follows:

See attachment 1.

The above-described property owned by Imbler Farms, LLC, shall hereinafter be referred to as the "Imbler Farms Property".

WHEREAS, the parties wish to avoid future controversy and for the purposes of establishing their boundary line conclusively, agree on and fix the common boundary lines between the respective properties as follows:

NOW THEREFORE, in consideration of the mutual covenants and promises contained in this agreement the parties agree as follows:

LOCATION OF AGREED BOUNDARY LINE

See attachment 2 and 3.

The owner of the Imbler Farm Property hereby release, quitclaim, and convey to the owners of the Deal Property all right, title and interest in and to the lands lying north and west of the boundary line described in attachment 1 and 2.

RECEIVED

FEB 05 2018
OWRD

BOUNDARY LINE AGREEMENT

The owner of the Deal Property hereby release, quitclaim, and convey to the owners of the Imbler Farms Property all right, title and interest in and to the lands lying ~~north~~ ^{EAST} and ~~west~~ ^{SOUTH} of the boundary line described in attachment 1 and 2.

COVENANT RUNNING WITH THE LAND

This agreement shall operate as a covenant running with all parcels with the above described land, and shall bind each party, their respective heirs, executors, administrators, and assigns.

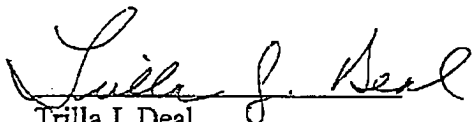
ENTIRE AGREEMENT

This agreement constitutes the entire agreement between the parties, and any prior understanding or representation of any kind preceding the date of this agreement shall not be binding on either party except to the extend incorporated in the agreement.

SIGNATURE AND COUNTERPARTS


This agreement may be signed in counterparts with the same effect as if all original signatures were contained in a single original instrument.

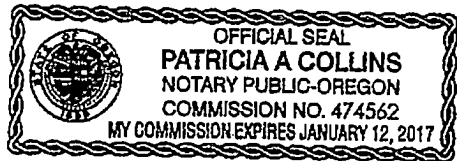
IN WITNESS WHEREOF the parties hereto have executed this Agreement this 6 day of October, 2016.


Trilla J. Deal

STATE OF OREGON)
 Amatilla) ss
COUNTY OF Union ~~Mc~~)

Personally appeared the above named TRILLA J. DEAL and acknowledged the foregoing instrument to be his voluntary act and deed, this 6 day of October, 2016.


Notary Public for Oregon
My commission expires: January 12 2017



RECEIVED

FEB 05 2018
OWRD

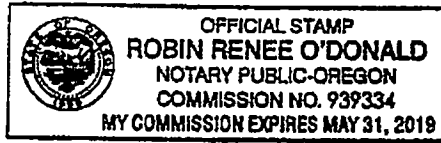
William Curtis Howell

William Curtis Howell
Member Imbler Farms, LLC

STATE OF OREGON)
) ss
COUNTY OF Union)

Personally appeared the above named WILLIAM CURTIS HOWELL and acknowledged the foregoing instrument to be his voluntary act and deed, this 6 day of October, 2016.

Robin R O'Donald
Notary Public for Oregon
My commission expires: May 31, 2019



RECEIVED

FEB 05 2018
OWRD

BOUNDARY LINE AGREEMENT

Parcel "J":

IN TOWNSHIP 1 SOUTH, RANGE 39 EAST OF THE WILLAMETTE MERIDIAN;
UNION COUNTY, OREGON:

Section 28:

All that portion of the West half of the Northwest quarter lying Southerly of the most Southerly centerline of the Grande Ronde River and lying West of the following described line (with reference to map of survey 041-1993 as filed in the office of the Union County Surveyor):

Beginning at a fence corner, said corner being South 45°12'17" East a distance of 4301.07 feet from the North quarter corner of Section 29, Township 1 South, Range 39 East of the Willamette Meridian;

Thence North, 1850 feet, to the centerline of the Grande Ronde River.

Parcel "B":

A parcel of land situated in Section 28, in Township 1 South, Range 39 East of the Willamette Meridian, in Union County, Oregon, more particularly described as follows:

Beginning at a fence corner South 45°12'17" East 4301.07 feet from the North quarter corner in Section 29 said point being South 1850 feet from the centerline of Main Channel of Grande Ronde River;

thence North to the South line of southwest quarter of Northwest quarter of section 28 and to the true point of beginning;

thence East along said South line to the Southeast corner of the Southwest quarter of Northwest quarter;

thence South along the East line of the Northwest quarter of Southwest quarter 1000 feet, more or less, to a point on a fence line and a high ridge;

thence South 66°12'22" East along said fence line and ridge 46 feet, more or less;

thence following said fence line and ridge for 8 courses;

thence South 83°39'46" East 194.69 feet;

thence North 73°09'58" East 190.54 feet;

thence North 54°34'45" East 314.03 feet;

thence North 36°31'35" East 201.2 feet;

thence North 29°27'44" East 176.62 feet;

thence North 19°43'06" East 174.99 feet;

thence North 7°39'28" East 214.04 feet;

thence North 19°52'35" East 113.74 feet to the existing east/west fence line said fence line being on South line of the North one-half of Section 28;

thence East along said South line 1887.69 feet;

thence North 1363.9 feet, more or less, to a point on the centerline of Union County Road No. 133 (Hull Lane);

thence Westerly and Northerly along said centerline to a point in the Northeast quarter of the Northwest quarter

of Section 28 that is West 1244 feet from East line of the Northeast quarter of Northwest quarter;

thence South to a point on the centerline of main channel of Grande Ronde River;

RECEIVED

FEB 05 2010

OWRD

Attachment 1

LEGAL DESCRIPTION
BOUNDARY LINE AGREEMENT - IMBLER FARMS/TRILLA DEAL

A line situate in the Northwest quarter of Section 28, Township 1 South, Range 39 East of the Willamette Meridian, Union County, Oregon, more particularly described as follows with reference to Survey Number 032-2016, as filed in the office of the Union County Surveyor,

Beginning at a 5/8" iron pin with plastic cap set at the intersection of the South right of way line of Hull Lane and an existing fenceline, said point which bears South 83°13'30" East, a distance of 4140.58 feet from the quarter common to Sections 20 and 29 of said Township and Range,

Thence: South 7°25'22" West, along said fenceline, a distance of 577.63 feet, to a 5/8" iron pin with plastic cap,

Thence: South 23°33'07" East, along said fenceline, a distance of 56.90 feet,

Thence: South 17°30'32" East, along said fenceline, a distance of 51.58 feet,

Thence: South 8°31'59" East, along said fenceline, a distance of 81.02 feet,

Thence: South 0°26'04" East, along said fenceline, a distance of 87.30 feet,

Thence: Leaving said fenceline, South 89°04'51" West, a distance of 17.10 feet,

Thence: South 21°57'34" West, a distance of 40.99 feet, to an existing fenceline,

Thence: South 69°04'15" East, along said fenceline, a distance of 10.12 feet,

Thence: South 17°43'51" West, along said fenceline, a distance of 132.34 feet,

Thence: South 85°08'24" West, along said fenceline, a distance of 221.65 feet,

Thence: North 81°06'03" West, along said fenceline, a distance of 46.68 feet,

Thence: North 60°30'55" West, along said fenceline, a distance of 56.03 feet,

Thence: South 22°41'41" West, along said fenceline, a distance of 19.83 feet,

Thence: North 54°19'31" West, along said fenceline, a distance of 390.54 feet,

Thence: North 75°07'51" West, along said fenceline, a distance of 194.72 feet,

Thence: South 86°07'48" West, along said fenceline, a distance of 246.09 feet,

Thence: South 73°51'08" West, along said fenceline, a distance of 237.29 feet,

Thence: Leaving said fenceline, South 66°07'56" West, a distance of 57.33 feet, to a 5/8" iron pin with plastic cap, (said pin bears South 64°46'16" East, a distance of 3116.48 feet from the quarter corner common to Section 20 and 29 of said Township and Range), line to be extended or shortened to terminate at the West line of Section 28 of said Township and Range.



Renewal Date: June 30, 2017

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FEB 05 2018

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Attachment 2

RECEIVED
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OWRD

STATE OF OREGON

County of Union

SS

I certify that this instrument was received and recorded in the book of records of said county.

ROBIN A. CHURCH

Union County Clerk

by: *Patricia A. ...* Deputy.

DOC#: 20163411

RCPT: 178951 80.00

10/06/2016 12:36 PM

REFUND: .00

STATE OF OREGON

County of Union

SS

I certify that this instrument was received and recorded in the book of records of said county.

ROBIN A. CHURCH

Union County Clerk

by: *Patricia A. ...* Deputy.

DOC#: 20163482

RCPT: 179042 80.00

10/13/2016 9:50 AM

REFUND: .00

INSTRUMENT COVER SHEET

20164164

This cover sheet has been prepared by the person presenting the attached instrument for recording. Any error in this cover sheet DOES NOT affect The transaction(s) contained in the instrument itself.

After Recording Return to:

Call for pick up, Kent Coppinger, 541-786-4674

Document Title:

Boundary Line Agreement

First Party Name & Address:

Trilla J. Deal
864 S. Meadowlark Lane
Othello, WA 99344

Second Party Name & Address:

William Curtis Howell and
Imbler Farms, LLC
PO Box 7
North Powder, OR 97867

Related Document Number:

This document is being re-recorded for the 2nd time to correct an error in the legal description in Attachment 2 of the original document recorded October 6, 2016 as document no. 20163411 and re-recorded October 13, 2016 as document no. 20163482

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OWRD

RETURN TO TRILLA J. DEAL
864 S MEADOWLARK LN.
OTHELLO, WA. 99344

20163482
20163411

"THIS DOCUMENT IS BEING RE-RECORDED
TO CORRECT ERROR IN THE WORDING OF THE
FIRST PARAGRAPH OF 2nd PAGE OF THIS DOCUMENT."
Previously recorded O.S. Doc # 20163411
BOUNDARY LINE AGREEMENT

Agreement made, effective as of the 6 day of October, 2016, by and between Trilla J. Deal and William Curtis Howell, Imbler Farms, LLC, collectively referred to as "the parties", all owners of property located in Union County, Oregon.

RECITALS

WHEREAS, Trilla J. Deal, is the owner of real property described as follows:

Parcel 2 of Partition Plat Number 20160014T, filed as Microfilm Number 20162626T in Slides 342 and 343, Plat Cabinet, plat records of Union County, Oregon.

The above-described property owned by Trilla J. Deal shall hereinafter be referred to as the "Deal Property".

WHEREAS, Imbler Farms, LLC, is the owner of real property described as follows:

See attachment 1.

The above-described property owned by Imbler Farms, LLC, shall hereinafter be referred to as the "Imbler Farms Property".

WHEREAS, the parties wish to avoid future controversy and for the purposes of establishing their boundary line conclusively, agree on and fix the common boundary lines between the respective properties as follows:

NOW THEREFORE, in consideration of the mutual covenants and promises contained in this agreement the parties agree as follows:

LOCATION OF AGREED BOUNDARY LINE

See attachment 2 and 3.

The owner of the Imbler Farm Property hereby release, quitclaim, and convey to the owners of the Deal Property all right, title and interest in and to the lands lying north and west of the boundary line described in attachment 1 and 2.

BOUNDARY LINE AGREEMENT

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FEB 05 2016

OWRD

The owner of the Deal Property hereby release, quitclaim, and convey to the owners of the Imbler Farms Property all right, title and interest in and to the lands lying ~~north~~ ^{SOUTH} and ~~west~~ ^{EAST} of the boundary line described in attachment 1 and 2.

COVENANT RUNNING WITH THE LAND

This agreement shall operate as a covenant running with all parcels with the above described land, and shall bind each party, their respective heirs, executors, administrators, and assigns.

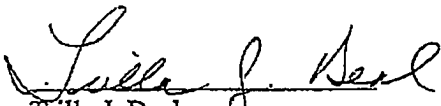
ENTIRE AGREEMENT

This agreement constitutes the entire agreement between the parties, and any prior understanding or representation of any kind preceding the date of this agreement shall not be binding on either party except to the extend incorporated in the agreement.

SIGNATURE AND COUNTERPARTS


This agreement may be signed in counterparts with the same effect as if all original signatures were contained in a single original instrument.

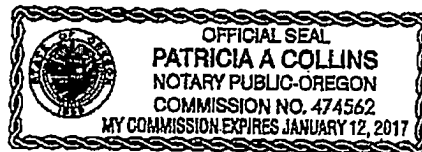
IN WITNESS WHEREOF the parties hereto have executed this Agreement this 6 day of October, 2016.


Trilla J. Deal

STATE OF OREGON)
 Amatilla) ss
COUNTY OF ~~Union~~ ^{Mc})

Personally appeared the above named TRILLA J. DEAL and acknowledged the foregoing instrument to be his voluntary act and deed, this 6 day of October, 2016.


Notary Public for Oregon
My commission expires: January 12 2017



RECEIVED
FEB 05 2018
OWRD

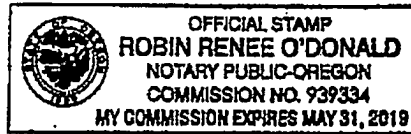
William Curtis Howell

William Curtis Howell
Member Imbler Farms, LLC

STATE OF OREGON)
) ss
COUNTY OF Union)

Personally appeared the above named WILLIAM CURTIS HOWELL and acknowledged the foregoing instrument to be his voluntary act and deed, this 6 day of October, 2016.

Robin R O'Donald
Notary Public for Oregon
My commission expires: May 31, 2019



RECEIVED
FEB 05 2018
OWRD

Parcel "J":

IN TOWNSHIP 1 SOUTH, RANGE 39 EAST OF THE WILLAMETTE MERIDIAN;
UNION COUNTY, OREGON:

Section 28:

All that portion of the West half of the Northwest quarter lying Southerly of the most Southerly centerline of the Grande Ronde River and lying West of the following described line (with reference to map of survey 041-1993 as filed in the office of the Union County Surveyor):

Beginning at a fence corner, said corner being South 45°12'17" East a distance of 4301.07 feet from the North quarter corner of Section 29, Township 1 South, Range 39 East of the Willamette Meridian;

Thence North, 1850 feet, to the centerline of the Grande Ronde River.

Parcel "B":

A parcel of land situated in Section 28, in Township 1 South, Range 39 East of the Willamette Meridian, in Union County, Oregon, more particularly described as follows:

Beginning at a fence corner South 45°12'17" East 4301.07 feet from the North quarter corner in Section 29 said point being South 1850 feet from the centerline of Main Channel of Grande Ronde River;

thence North to the South line of Southwest quarter of Northwest quarter of section 28 and to the true point of beginning;

thence East along said South line to the Southeast corner of the Southwest quarter of Northwest quarter;

thence South along the East line of the Northwest quarter of Southwest quarter 1000 feet, more or less, to a point on a fence line and a high ridge;

thence South 66°12'22" East along said fence line and ridge 46 feet, more or less;

thence following said fence line and ridge for 8 courses;

thence South 83°35'46" East 194.69 feet;

thence North 73°09'58" East 190.54 feet;

thence North 54°34'45" East 314.03 feet;

thence North 36°31'35" East 201.2 feet;

thence North 29°27'44" East 176.62 feet;

thence North 19°43'08" East 174.99 feet;

thence North 7°39'28" East 214.04 feet;

thence North 19°52'36" East 113.74 feet to the existing east/west fence line said fence line being on South line of the North one-half of Section 28;

thence East along said South line 1887.69 feet;

thence North 1363.9 feet, more or less, to a point on the centerline of Union County Road No. 133 (Hull Lane);

thence Westerly and Northerly along said centerline to a point in the Northeast quarter of the Northwest quarter of Section 28 that is West 1244 feet from East line of the Northeast quarter of Northwest quarter;

thence South to a point on the centerline of main channel of Grande Ronde River;

724500

RECEIVED

FEB 05 2019

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Attachment 1

LEGAL DESCRIPTION
BOUNDARY LINE AGREEMENT - IMBLER FARMS/TRILLA DEAL

A line situate in the Northwest quarter of Section 28, Township 1 South, Range 39 East of the Willamette Meridian, Union County, Oregon, more particularly described as follows with reference to Survey Number 032-2016, as filed in the office of the Union County Surveyor,

Beginning at a 5/8" iron pin with plastic cap set at the intersection of the South right of way line of Hull Lane and an existing fenceline, said point which bears South 83°13'30" East, a distance of 4140.58 feet from the quarter common to Sections 20 and 29 of said Township and Range,

Thence: South 7°25'22" ^{EAST} West, along said fenceline, a distance of 577.63 feet, to a 5/8" iron pin with plastic cap,

Thence: South 23°33'07" East, along said fenceline, a distance of 56.90 feet,

Thence: South 17°30'32" East, along said fenceline, a distance of 51.58 feet,

Thence: South 8°31'59" East, along said fenceline, a distance of 81.02 feet,

Thence: South 0°26'04" East, along said fenceline, a distance of 87.30 feet,

Thence: Leaving said fenceline, South 89°04'51" West, a distance of 17.10 feet,

Thence: South 21°57'34" West, a distance of 40.99 feet, to an existing fenceline,

Thence: South 69°04'15" East, along said fenceline, a distance of 10.12 feet,

Thence: South 17°43'51" West, along said fenceline, a distance of 132.34 feet,

Thence: South 85°08'24" West, along said fenceline, a distance of 221.65 feet,

Thence: North 81°06'03" West, along said fenceline, a distance of 46.68 feet,

Thence: North 60°30'55" West, along said fenceline, a distance of 56.03 feet,

Thence: South 22°41'41" West, along said fenceline, a distance of 19.83 feet,

Thence: North 54°19'31" West, along said fenceline, a distance of 390.54 feet,

Thence: North 75°07'51" West, along said fenceline, a distance of 194.72 feet,

Thence: South 86°07'48" West, along said fenceline, a distance of 246.09 feet,

Thence: South 73°51'08" West, along said fenceline, a distance of 237.29 feet,

Thence: Leaving said fenceline, South 66°07'56" West, a distance of 57.33 feet, to a 5/8" iron pin with plastic cap, (said pin bears South 64°46'16" East, a distance of 3116.48 feet from the quarter corner common to Section 20 and 29 of said Township and Range), line to be extended or shortened to terminate at the West line of Section 28 of said Township and Range.



Renewal Date: June 30, 2017

RECEIVED

FEB 05 2018

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Attachment 2

RECEIVED

FEB 05 2018

OWRD

STATE OF OREGON

County of Union **CLERK** SS

I certify that this instrument was received and recorded in the book of records of said county.

★ UNION ★
★ ROBIN A. CHURCH ★
★ Union County Clerk ★

by: *[Signature]* Deputy.
DDCN: 2163411
RCPT: 178951 .00
10/06/2010 04:56 PM
REFUND: .00

STATE OF OREGON

County of Union **CLERK** SS

I certify that this instrument was received and recorded in the book of records of said county.

★ UNION ★
★ ROBIN A. CHURCH ★
★ Union County Clerk ★

by: *[Signature]* Deputy.
DDCN: 228163482
RCPT: 9842 .00
10/13/2010 09:50 AM
REFUND: .00

RECEIVED
FEB 05 2017
OWRD

STATE OF OREGON }
County of Union } SS
I certify that this instrument was received and recorded in the book of records of said county.
ROBIN A. CHURCH
Union County Clerk
by: Ramona Campbell Deputy.
DOC#: 20164164
RCPT: 179866 90.00
12/08/2016 2:10 PM
REFUND: .00

STATE OF OREGON)
) ss
COUNTY OF UNION)
County Clerk and Ex-Officio Clerk of the County Commission of Union County, State of Oregon, do hereby certify that the foregoing copy of: Boundary Line Agreement, Document #20163482 has been compared by me and it is a correct copy of the original document as it appears on file or of record in my office and in my custody.
IN WITNESS WHEREOF, I have hereunto affixed the seal of Union County, Oregon.
Dated: December 7, 2016
Robin A. Church
Union County Clerk
By: Ramona Campbell Deputy Clerk
Ramona Campbell, Deputy Clerk

12/06/17
 10:44 POTENTIAL LIABILITY REAL PROPERTY INQUIRY UQ A10100
 REF # 2018 R 11179 Last Viewd 11190
 MAP# LOT# A NUM CODE PCL MCL AP VA ZONE PAR# %.xxxx REAL# PR
 01S3928 500 1105 550 500 2 UC-A1
 OWNER IMBLER FARMS LLC ET ALS
 CNTRCT Pg 1
 ADDR
 P O BOX 7
 CTY/ST NORTH POWDER OR 97867-0007
 SC DEF SITUS: COUNTY
 SITUS: 65554 HULL LN
 HOME ID: ACTION CDS MAPCODE 1105
 YR AP 2017 APPR GC GAILEN COOPER SPECIALLY ASSESSED
 ACRES 145.00 SPC ASM REVIEW ACCOUNT
 RMV M5 VALUE TOTAL MAV
 LAND 287,100 289,740 78,639
 IMPROV 0 0 TOTAL AV
 SUBTOT 287,100 289,740
 LESS EXEMPTIONS: 0
 LESS VET EXEMPT:
 NET VALUES: 289,740

1-KEY 2-IMP 3-LND 7-EOJ 8-CLR 9-BACK 10-FORWARD 17-JV/TL 22-SALES 23-TAX INQ

RECEIVED
 FEB 05 2018
 OWRD

12/06/17

UNION COUNTY

POTENTIAL LIABILITY TAX HISTORY T10200
 REF# 11179 REAL MAP/LOT 01S3928 500 CODE 1105
 OWNER IMBLER FARMS LLC

C/O FEES DUE .00
 ADDR P O BOX 7 TOTAL DUE .00

1 CTY/ST NORTH POWDER OR 97867-0007 INTEREST DATE (CMD-22 TO CHANGE) 121517
 SITUS CITY COUNTY ADDRESS 65554 HULL LN

YR	M	JV	ASD VAL	TAX AMT -	TAX PD =	TAX DUE +	INT/-DISC =	BAL DUE
17			76349	908.12	908.12			
16			74481	893.58	893.58			
15			72311	868.37	868.37			
14			70206	852.73	852.73			
13			68163	824.17	824.17			
12			66178	793.87	793.87			
11			64251	769.09	769.09			
10			62381	621.47	621.47			
09			60564	603.57	603.57			
08			58800	586.19	586.19			
07			57088	621.86	621.86			
06			55426	605.43	605.43			
TOTALS				17088.01	17088.01			

1-HLP 2-FE 3-PHS 4-JV 5-DET 7-EOJ 8-CLR 9-PRV 10-NXT 13-1/3 14-LEN 16-COM 23-A/I

RECEIVED
 FEB 05 2016
 OWRD

12/06/17
10:44

TAX LOT/JOURNAL VOUCHERS

INQUIRY

UQ
A101V7

REF # 11179 01S3928 500 IMBLER FARMS LLC PG 1
CODE AREA: 1105

3. IMBLER FARMS LLC	10/11/02 20025509 B&S
*	
	12/02/16 20163411 BLA
*	
	12/02/16 20163482 BLA
*	
BOUNDARY LINE AGREEMENT WITH 01S39-7604	
EXCEPT: A PARCEL OF PROPERTY DESC AS FOL:	
ALL THAT POR OF LAND LYING SLY OF PAR 2 OF PART PLAT 2016-0014T	
IN SEC 28, T01S, R39E WM, UNION CO & NWLY OF THE FOL DES LN:	
BEG AT A IRON PIN SET AT THE INT OF THE S R/W LN OF HULL LN &	
AN EXISTING FENCE LN WHICH BEARS S83°13'30"E 4140.58' FR THE ¼	
COMMON TO SECS 20 & 29 OF SD T01S R39E;	
TH S7°25'22"E 577.63';	
TH S23°33'07"E 56.90';	

20164164 _ = ENTER TO ATTACH NEW DOC AUTH# = _____ UCJV = _____

F2 PRT F5-DEED F7 EOJ F8 CLR F13 (LAST LINE + 1) F20 DOCUMENT

RECEIVED

FEB 05 2018
OWRD

RECEIVED

FEB 05 2018
OWRD

12/06/17
10:44

TAX LOT/JOURNAL VOUCHERS

INQUIRY

UQ
A101V7

REF # 11179 01S3928 500 IMBLER FARMS LLC
CODE AREA: 1105

PG 2

D

TH S17°30'32"E 51.58';
TH S8°31'59"E 81.02';
TH S0°26'04"E 87.30';
TH S89°04'51"W 17.10';
TH S21°57'34"W 40.99';
TH S69°04'15"E 10.12';
TH S17°43'51"W 132.34';
TH S85°08'24"W 221.65';
TH N81°06'03"W 46.68';
TH N60°30'55"W 56.03';
TH S22°41'41"W 19.83';
TH N54°19'31"W 390.54';
TH N75°07'51"W 194.72';
TH S86°07'48"W 246.09';
TH S73°51'08"W 237.29';

20164164 _ = ENTER TO ATTACH NEW DOC AUTH# = _____ UCJV = _____

F2 PRT F5-DEED F7 EOJ F8 CLR F13 (LAST LINE + 1) F20 DOCUMENT

RECEIVED
FEB 05 2018
OWRD

12/06/17
10:44

TAX LOT/JOURNAL VOUCHERS

INQUIRY

UQ
A101V7

REF # 11179 01S3928 500 IMBLER FARMS LLC
CODE AREA: 1105

PG 3

TH S66°07'56"W 57.33' M/L TO THE W LN OF SD SEC 28.

-3.33 002677 01/30/17 20164164 145.00

*

20164164 _ = ENTER TO ATTACH NEW DOC AUTH# = _____ UCJV = _____

F2 PRT F5-DEED F7 EOJ F8 CLR F13 (LAST LINE + 1) F20 DOCUMENT

RECEIVED
FEB 05 2018
OWRD

BARGAIN AND SALE DEED¹

20030937

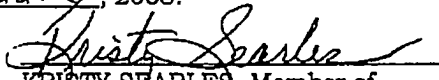
KCAM FARMS, LLC, an Oregon limited liability company, Grantor, conveys to IMBLER FARMS, LLC, an Oregon limited liability company, Grantee, the following described real property situated in Union County, Oregon, to-wit:

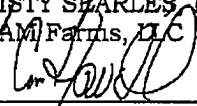
SEE ATTACHED EXHIBIT A


The true consideration for this conveyance is \$1.00 and other valuable considerations.

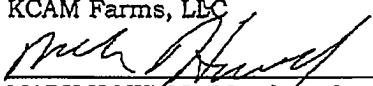
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO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

DATED this 10 day of February, 2003.


KRISTY SEARLES, Member of
KCAM Farms, LLC


CURT HOWELL, Member of
KCAM Farms, LLC


ANN SPRING, Member of
KCAM Farms, LLC


MARK HOWELL, Member of
KCAM Farms, LLC

///

///

¹ Until a change is requested, all tax statements shall be sent to the following address:

IMBLER FARMS, LLC
100 D STREET
NORTH POWDER OR 97867

After recording, return to

Mautz Baum & O'Hanlon, LLP
PO Box 967
La Grande, OR 97850

RECEIVED

FEB 05 2018

OWRD

STATE OF OREGON)
County of Marion) ss.
February 10th, 2003.

This instrument was acknowledged before me by KRISTY SEARLES, as a Member of KCAM Farms, LLC, an Oregon limited liability company.



Mary K. Avanzolini
Notary Public for Oregon
My commission expires: 01/16/06

STATE OF OREGON)
County of Union) ss.
February 14, 2003.

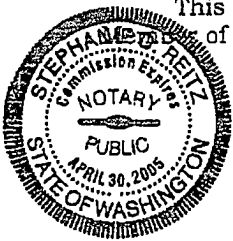
This instrument was acknowledged before me by CURT HOWELL, as a Member of KCAM Farms, LLC, an Oregon limited liability company.



Michelle Ritchey
Notary Public for Oregon
My commission expires: 3-3-06

STATE OF WASHINGTON)
County of Walla Walla) ss.
February 12, 2003.

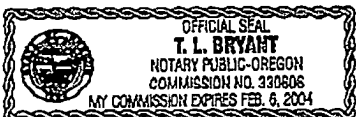
This instrument was acknowledged before me by ANN SPRING, as a Member of KCAM Farms, LLC, an Oregon limited liability company.



Stephen D. Reitz
Notary Public for Washington
My commission expires: Apr. 30, 2005

STATE OF OREGON)
County of Union) ss.
February 17, 2003.

This instrument was acknowledged before me by MARK HOWELL, as a Member of KCAM Farms, LLC, an Oregon limited liability company.



T. L. Bryant
Notary Public for Oregon
My commission expires: 2-06-04

RECEIVED
FEB 05 2018
OWRD

**EXHIBIT A
TO
BARGAIN AND SALE DEED**

Parcel "F":

IN TOWNSHIP 1 SOUTH, RANGE 39 EAST OF THE WILLAMETTE MERIDIAN;
UNION COUNTY, OREGON:

Section 28:

The Northwest quarter of Southwest quarter, EXCEPTING THEREFROM all that portion lying North of the line described as (a) below, and East of the line described as (b) below, with reference to survey number 041-1993 filed in the office of Union County Surveyor:

- (a) Beginning at a fence corner, said corner being South 45°12'17" East 4301.07 feet from the North quarter corner of Section 29, Township 1 South, Range 39 East of the Willamette Meridian; Thence South 36°43'47" East 161.54 feet; thence South 55°10'06" East 796.12 feet; thence South 65°05'38" East 166.49 feet; Thence South 66°12'21" East 72.41 feet; Thence South 83°39'46" East 194.69 feet to the end point of this line description.
- (b) Beginning at a fence corner as described in (a) above;
Thence North 1850 feet to the centerline of the Grande Ronde River, and the end point of this line description.

Parcel "G":

Section 29:

All that part of the Southeast quarter of Northeast quarter and that part of the North half of Southeast quarter lying Easterly of the centerline of the Grande Ronde River.

EXCEPTING THEREFROM all except the North 30 feet of the following strip of land: Beginning at a point 1406.75 feet North of the quarter section corner of the South line of said Section 29, and running thence South 89°35' East to the center of the Grande Ronde River which is the TRUE POINT OF BEGINNING; from said true point of beginning continuing South 89°35' East to the East line of the North half of Southeast quarter; thence South to the Southeast corner of said North half of Southeast quarter; thence West along the South line of said subdivision to the center of Grande Ronde River; thence North along the center of Grande Ronde River to the true point of beginning.

Parcel "H":

The East half of Lot Ten (10) and all of Lots Eleven (11) to Fifteen (15) inclusive of RIVERSIDE ORCHARD TRACTS situated in the South half of Southwest quarter of Section 38. (Comprising lots shown on recorded plat of Riverside Orchard Tracts in plat book 2 at page 14 as the East half of 10a and 10b and all of 11a, 11b, 12a, 12b, 13a, 13b, 13c, 13d, 14a, 14b, 15a, 15b, 15c and 15d).

SITUATE IN the County of Union, State of Oregon.

TOGETHER WITH certain rights and easements described as follows:

- A. A perpetual easement across a portion of the Northwest quarter of Southeast quarter of Section 29, Township 1 South, Range 39 East of the Willamette Meridian, Westerly of the Grande Ronde River, for the pump and

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pump station adjoining the Grande Ronde River as same now exists, together with the right to take water appurtenant to land in sections 28 and 29 owned by The Federal Land Bank of Spokane or its successors or assigns therefrom and convey same by pipeline to land in Sections 28 and 29 owned by The Federal Land Bank of Spokane or its successors or assigns together with the right to enter upon said lands for the purpose of repairing, replacing and maintaining said pump and pipelines. Said easement to run with said land.

The above easement was originally reserved by William F. Howell and Florence Howell and granted to them by Garrett R. Rudisill and Eva E. Rudisill, as set forth in documents recorded as Microfilm Document No. 114184 and No. 114494; and as further granted by William F. Howell and Florence Howell, husband and wife, to The Federal Land Bank of Spokane by document recorded April 30, 1985, Microfilm Document No. 115386, records of Union County, Oregon.

- B. TOGETHER WITH a perpetual 30 foot easement for ingress and egress between the land described as Parcel F herein and Hull Lane County Road, described as beginning at the Northeast corner of the SW1/4SW1/4 of Section 28, Township 1 South, Range 39 East of the Willamette Meridian; thence running Northeasterly across the NE1/4SW1/4 of Section 28 to a point which is 330 feet South and 230 feet West of the center of Section 28; thence East 900 feet, more or less, across the NE1/4SW1/4 and NW1/4SE1/4 of Section 28 to a point; thence North 1600 feet, more or less, across the NW1/4SE1/4 and SW1/4NE1/4 of Section 28 to the South boundary of Hull Lane County Road, which easement is appurtenant to the lands described herein as Parcel F.

Said easement was originally granted to The Federal Land Bank of Spokane, in deed recorded April 30, 1985, Microfilm Document No. 115385, deed records of Union County, Oregon.

- C. Any and all rights appurtenant to the lands described herein included in that certain Joint Use Agreement by and between William T. Howell and Florence I. Howell, husband and wife, and The Federal Land Bank of Spokane, as recorded April 30, 1985, Microfilm Document No. 115387, Union County; regarding payment of the costs of repair and maintenance of the irrigation pipeline located on Parcel F of the premises described herein and the irrigation equipment, including costs and operation thereof.

Parcel "I":

IN TOWNSHIP 1 SOUTH, RANGE 39 EAST OF THE WILLAMETTE MERIDIAN;
UNION COUNTY, OREGON:

Section 28:

The Southeast quarter, EXCEPTING THEREFROM all that portion lying Southwesterly of the main channel of the Grande Ronde River:

ALSO, all that portion of the Northeast quarter of the Southwest quarter and the Southeast quarter of the Northeast quarter lying Southerly and Easterly of the following described line (with reference to survey number 041-1993 filed in the office of the Union County Surveyor).

Beginning at a fence corner, said corner being South 45°12'17" East a distance of 4301.07 feet from the North quarter corner of Section 29, Township 1 South, Range 39 East of the Willamette Meridian.

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Thence following an existing fence and along the top of a steep bank the following courses: South 36°43'47" East 161.54 feet; South 55°10'06" East 796.12 feet; South 65°05'38" East 166.49 feet; South 66°12'21" East 72.41 feet; South 83°39'46" East 194.69 feet; North 73°09'58" East 190.54 feet; North 54°34'45" East 314.03 feet; North 36°31'35" East 201.20 feet; North 29°27'44" East 176.62 feet; North 19°43'06" East 174.99 feet; North 7°39'27" East 241.04 feet; North 19°51'37" East 113.74 feet to the intersection of an existing East-West fence line;

Thence along said East-West fence line North 89°47'53" East 1887.67 feet;

Thence North 0°35'03" West a distance of 1363.9 feet, more or less, to the North line of the Southeast quarter of the Northeast quarter of said Section 28, said point also being the center line of the County Road known as Hull Lane and the end point of this line description.

Parcel "J":

IN TOWNSHIP 1 SOUTH, RANGE 39 EAST OF THE WILLAMETTE MERIDIAN;
UNION COUNTY, OREGON:

Section 28:

All that portion of the West half of the Northwest quarter lying Southerly of the most Southerly centerline of the Grande Ronde River and lying West of the following described line (with reference to map of survey 041-1993 as filed in the office of the Union County Surveyor):

Beginning at a fence corner, said corner being South 45°12'17" East a distance of 4301.07 feet from the North quarter corner of Section 29, Township 1 South, Range 39 East of the Willamette Meridian;

Thence North, 1850 feet, to the centerline of the Grande Ronde River.

STATE OF OREGON

County of Union

. SS

I certify that this instrument was received and recorded in the book of records of said county.

R. NELLIE BOGUE HIBBERT,
Union County Clerk

by: R. Nellie Bogue Hibbert Deputy.

DOC#: 20030937

RCPT: 54646

2/18/2003 8:45 AM

REFUND:

42.00

.00

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12/19/17
 11:26 POTENTIAL LIABILITY REAL PROPERTY INQUIRY UQ A10100
 REF # 2018 R 16620 Last Viewd 13978
 MAP# LOT# A NUM CODE PCL MCL AP VA ZONE PAR# %.xxxx REAL# PR
 01S3929 1103 1105 550 500 2 UC-A1 ET ALS
 OWNER IMBLER FARMS LLC
 CNTRCT Pg 1
 ADDR P O BOX 7
 CTY/ST NORTH POWDER OR 97867-0007
 SC DEF SITUS:
 SITUS:
 HOME ID: ACTION CDS MAPCODE 1105
 YR AP 2015 APPR BD BART DICKISON SPECIALLY ASSESSED
 ACRES 43.51 SPC ASM
 RMV M5 VALUE TOTAL MAV
 LAND 127,740 131,520 36,047
 IMPROV 0 0 TOTAL AV
 SUBTOT 127,740 131,520
 LESS EXEMPTIONS: 0
 LESS VET EXEMPT:
 NET VALUES: 131,520

1-KEY 2-IMP 3-LND 7-EOJ 8-CLR 9-BACK 10-FORWARD 17-JV/TL 22-SALES 23-TAX INQ

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12/19/17

UNION COUNTY

POTENTIAL LIABILITY TAX HISTORY T10200
 REF# 16620 REAL MAP/LOT 01S3929 1103 CODE 1105
 OWNER IMBLER FARMS LLC

C/O FEES DUE .00
 ADDR P O BOX 7 TOTAL DUE .00

1 CTY/ST NORTH POWDER OR 97867-0007 INTEREST DATE (CMD-22 TO CHANGE) 011518
 SITUS CITY ADDRESS

YR	M	JV	ASD VAL	TAX AMT -	TAX PD =	TAX DUE +	INT/-DISC	=	BAL DUE
17			34997	416.27	416.27				
16			33979	407.66	407.66				
15			32990	396.18	396.18				
14			32029	389.04	389.04				
13			31097	375.99	375.99				
12			30192	362.17	362.17				
11			29313	350.88	350.88				
10			28459	283.51	283.51				
09			27631	275.37	275.37				
08			26568	264.84	264.84				
07			25795	281.00	281.00				
06			25044	273.57	273.57				
TOTALS				6988.01	6988.01				

1-HLP 2-FE 3-PHS 4-JV 5-DET 7-EOJ 8-CLR 9-PRV 10-NXT 13-1/3 14-LEN 16-COM 23-A/I

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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.

- | | |
|---|---|
| <input checked="" type="checkbox"/> SECTION 1: applicant information | <input checked="" type="checkbox"/> SECTION 7: the amount of water to be stored |
| <input checked="" type="checkbox"/> SECTION 2: source of water | <input checked="" type="checkbox"/> SECTION 8: project schedule |
| <input checked="" type="checkbox"/> SECTION 3: dam height and composition | <input checked="" type="checkbox"/> SECTION 9: property ownership |
| <input checked="" type="checkbox"/> SECTION 4: primary outlet works | <input type="checkbox"/> SECTION 10: within a district |
| <input checked="" type="checkbox"/> SECTION 5: emergency spillway | <input checked="" type="checkbox"/> SECTION 11: map requirements |
| <input checked="" type="checkbox"/> SECTION 6: the use of the impounded water | <input checked="" type="checkbox"/> SECTION 12: signature |

Attachments:

-
- Land Use Information Form with approval and signature (*must be an original*) or signed receipt
 - Provide the legal description of: (1) the property on which the water is to stored, and (2) any property crossed by the proposed ditch, canal or other work
 - Fees - Amount enclosed: ~~\$1886*80~~ #1546
See the Department's Fee Schedule at www.oregon.gov/owrd or call (503) 986-0900.
 - Preliminary plans and specifications including dam height, width, crest width and surface area for each reservoir

Provide a map and check that each of the following items is included:

-
- Map must be prepared by Certified Water Rights Examiner
 - Permanent quality and drawn in ink
 - Even map scale not less than 4" = 1 mile (examples: 1" = 400 ft, 1" = 1320 ft.)
 - North Directional Symbol
 - Township, Range, Section, Quarter/Quarter, Tax Lots
 - Reference public-land survey corner on map
 - Location of each dam if applicable, 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 hachuring 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)
 - Other _____

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***Please note a secondary application is necessary if there will be out-of-reservoir uses associated with this application.**



Oregon Water Resources Department
Permit to Appropriate Surface Water for Storage -Standard Reservoir Application

- [Main](#)
- [Help](#)
- [Return](#)
- [Contact Us](#)

Today's Date: Friday, February 9, 2018

Base Application Fee.		\$930.00
Number of acre feet to be diverted for Storage.	234	\$956.80
Number of reservoirs.	0	
Permit Recording Fee. ***		\$520.00
*** the Permit Recording Fee is not required when the application is submitted but, must be paid before a permit will be issued. It is fully refundable if a permit is not issued. If the recording fee is not paid prior to issuance of the Final Order, permit issuance will be delayed.		Recalculate
Estimated cost of Permit Application		\$2,406.80

OWRD Fee Schedule

Fee Calculator Version: B20170117

APPLICATION #: _____

CASEWORKER: _____

PLANS & SPECS: _____

DAM NAME: _____



PLANS RECEIVED

DATE RECEIVED: _____



SENT TO DAM SAFETY

DATE SENT: _____



PLANS APPROVED

DATE APPROVED: _____

APPLICATION #: _____

CASEWORKER: _____

PLANS & SPECS: _____

DAM NAME: _____



PLANS RECEIVED

DATE RECEIVED: _____



SENT TO DAM SAFETY

DATE SENT: _____



PLANS APPROVED

DATE APPROVED: _____