



Oregon Water Resources Department
Ground Water Application

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Today's Date: Friday, October 26, 2018

Base Application Fee.		\$1,340.00
Number of proposed cubic feet per second (cfs) to be appropriated. (1 cfs = 448.83 gallons per minute)	.10	\$350.00
Number of proposed Use's for the appropriated water. (i.e. Irrigation, Supplemental Irrigation, Pond Maintenance, Industrial, Commercial, etc) *	1	
Number of proposed Ground Water points of appropriation. (i.e. number of wells) (include all injection wells, if applicable) **	1	
Permit Recording Fee. ***		\$520.00
* the 1st Water Use is included in the base cost. ** the 1st Ground Water point of appropriation is included in the base cost. *** 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		\$2,210.00

OWRD Fee Schedule

Fee Calculator Version B20170117

G-18746

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Application for a Permit to Use **OCT 25 2018**

Groundwater

OWRD



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

SECTION 1: APPLICANT INFORMATION AND SIGNATURE

Applicant

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

Organization

NAME Kubli Bench Vineyard, LLC Attn: Bryan White		PHONE (HM) 541-749-4441
PHONE (WK)	CELL	FAX
ADDRESS 13696 N. Applegate Road		
CITY Grants Pass	STATE OR	ZIP 97527
E-MAIL* tazzdoc@aol.com		

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

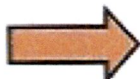
AGENT / BUSINESS NAME GSI Water Solutions, INC. Attn: Ted Ressler		PHONE 971-200-8509	FAX
ADDRESS 55 SW Yamhill Street, Suite 300			CELL
CITY Portland	STATE OR	ZIP 97204	E-MAIL* tressler@gsiws.com

Note: Attach multiple copies as needed

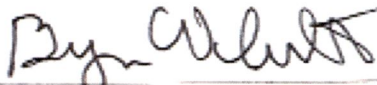
* By providing an e-mail address, consent is given to receive all correspondence from the Department electronically. (Paper copies of the proposed and final order documents will also be mailed.)

By my signature below I confirm that I understand:

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



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

 **Bryan White, Registered Agent
for Kubli Bench Vineyard, LLC**

Applicant Signature _____ Print Name and Title if applicable _____ Date _____

For Department Use: App. Number: G-18746

SECTION 2: PROPERTY OWNERSHIP

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

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

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

N/A

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

See Attachment A for a legal description of where water is to be appropriated, conveyed, and used.

SECTION 3: WELL DEVELOPMENT

WELL NO.	NAME OF NEAREST SURFACE WATER	IF LESS THAN 1 MILE:	
		DISTANCE TO NEAREST SURFACE WATER	ELEVATION CHANGE BETWEEN NEAREST SURFACE WATER AND WELL HEAD
WELL 1 (JACK 14419)	SLAGLE CREEK	~2,245 FT.	+26 FT.
WELL 2 (JACK 58188)	SLAGLE CREEK	~1,710 FT.	-14 FT.
WELL 3 (JACK 33910)	SLAGLE CREEK	~1,620 FT.	-16 FT.

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

See Attachment B - Well logs

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SECTION 3: WELL DEVELOPMENT, continued

Total maximum rate requested: 35 GPM (each well will be evaluated at the maximum rate unless you indicate well-specific rates and annual volumes in the table below).

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

See Attachment B

OWNER'S WELL NAME OR NO.	PROPOSED	EXISTING	WELL ID (WELL TAG) NO.* OR WELL LOG ID**	FLOWING ARTESIAN	CASING DIAMETER	CASING INTERVALS (IN FEET)	PERFORATED OR SCREENED INTERVALS (IN FEET)	SEAL INTERVALS (IN FEET)	MOST RECENT STATIC WATER LEVEL & DATE (IN FEET)	PROPOSED USE			
										SOURCE AQUIFER***	TOTAL WELL DEPTH	WELL-SPECIFIC RATE (GPM)	ANNUAL VOLUME (ACRE-FEET)
WELL 1	<input type="checkbox"/>	<input checked="" type="checkbox"/>	JACK 14419 (L-82373)	<input type="checkbox"/>	6"	+1 TO 85 FT.	PERFORATIONS 60 TO 85 FT.	CEMENT 0 TO 20 FT.	12 ft. Blsd 3/16/2017	BEDROCK	250 FT.	35	CUMULATIVE VOLUME OF UP TO 15.5 AF
WELL 2	<input type="checkbox"/>	<input checked="" type="checkbox"/>	JACK 58188 (L-82374)	<input checked="" type="checkbox"/>	6"	+2 TO 98 FT.	SCREEN 336 TO 340 FT.	BENTONITE 0 TO 18 FT.	-1.5 ft. Blsd 3/16/2017	BEDROCK	360 FT.	26	
WELL 3	<input type="checkbox"/>	<input checked="" type="checkbox"/>	JACK 33910 (L-66133)	<input type="checkbox"/>	6"	0 TO 100 FT.	OPEN 100 TO 200 FT.	CEMENT GROUT 0 TO 95 FT.	17.45 ft. Blsd 4/14/2016	BEDROCK	200 FT.	35	

* Licensed drillers are required to attach a Department-supplied Well Tag, with a unique Well ID or Well Tag Number to all new or newly altered wells. Landowners can request a Well ID for existing wells that do not have one. The Well ID is intended to serve as a unique identification number for each well.

** A well log ID (e.g. MARI 1234) is assigned by the Department to each log in the agency's well log databasc. A separate well log is required for each subsequent alteration of the well.

*** Source aquifer examples: Troutdale Formation, gravel and sand, alluvium, basalt, bedrock, etc.

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

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

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

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

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

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

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

Yes No

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

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

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

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

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

Yes No

If yes, and the proposed groundwater use is determined to have the potential for substantial interference with nearby surface waters you are notified that the Water Resources Department will determine, by reviewing recovery plans, the Columbia River Basin Fish and Wildlife Program, and regional restoration programs applicable to threatened or endangered fish species, in coordination with state and federal agencies, as

appropriate, whether the proposed use is detrimental to the protection or recovery of a threatened or endangered fish species and whether the use can be conditioned or mitigated to avoid the detriment.

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

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

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

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

Statewide - OAR 690-033-0330 thru -0340

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

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Yes No

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

SECTION 5: WATER USE

USE	PERIOD OF USE	ANNUAL VOLUME (ACRE-FEET)
Irrigation	April 1 to November 1	Up to 15.5 AF

For irrigation use only:

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

See Attachment C-Application Map

Primary: 6.2 Acres Supplemental: 0 Acres

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

N/A

Indicate the maximum total number of acre-feet you expect to use in an irrigation season: Up to 15.5 AF

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

SECTION 6: WATER MANAGEMENT

A. Diversion and Conveyance

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

Pump (give horsepower and type): Well 1: 5 Hp submersible; Well 2: 2 Hp submersible;
Well 3: 7.5 Hp submersible

Other means (describe): _____

Provide a description of the proposed means of diversion, construction, and operation of the diversion works and conveyance of water.

Groundwater is appropriated from the wells using submersible pumps. The amount of groundwater appropriated from the well is metered using a totalizing flow meter installed on the discharge piping from the well. The appropriated groundwater is conveyed by a 2-inch buried mainline and 0.5-inch above ground laterals to the drip irrigation system used to irrigate the vineyard and orchard and/or the sprinkler irrigation system used to irrigate crops. Irrigation of the entire place of use is incrementally completed by zones using a computer controlled system.

B. Application Method

What equipment and method of application will be used? (e.g., drip, wheel line, high-pressure sprinkler)

(attach additional sheets if necessary)

Drip irrigation and sprinkler irrigation.

C. Conservation

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

Water will be applied using drip irrigation and sprinkler irrigation technology. The Applicant will only irrigate when necessary to promote ideal fruit and crop production. Water will be measured at the well. No construction will occur near riparian or aquatic environments and no discharge to surface streams will occur. No adverse effects to public uses of surface waters is anticipated.

SECTION 7: STORAGE OF GROUNDWATER IN A RESERVOIR-N/A

If you would like to store groundwater in a reservoir, complete this section *(if more than one reservoir, reproduce this section for each reservoir)*.

- Reservoir Name: _____
- Acreage inundated by Reservoir: _____
- Use(s): _____
- Volume of Reservoir (acre-feet): _____
- Dam Height* (feet, if excavated, write "zero"): _____
- Describe how the reservoir will be managed to maintain water quality in the reservoir and downstream

g) Describe how the perimeter of the reservoir will be buffered to limit nutrient and bacteria contamination:

h) Describe how annual maintenance of the reservoir will be accomplished without discharging contaminated water instream:

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

For Department Use: App. Number: G-18740 _____

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SECTION 8: USE OF STORED GROUNDWATER FROM THE RESERVOIR-N/A

If you would like to use stored groundwater from the reservoir, complete this section (*if more than one reservoir, reproduce this section for each reservoir*).

Annual volume (acre-feet): _____

USE OF STORED GROUNDWATER	PERIOD OF USE

SECTION 9: PROJECT SCHEDULE

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- a) Date construction will begin: Within 5 years of permit issuance
- b) Date construction will be completed: Within 5 years of permit issuance
- c) Date beneficial water use will begin: Within 5 years of permit issuance

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SECTION 10: RESOURCE PROTECTION

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

- Water quality will be protected by preventing erosion and run-off of waste or chemical products.
Describe: The Applicant will only irrigate when necessary to prevent erosion or run-off of waste or chemical products.
- Excavation or clearing of banks will be kept to a minimum to protect riparian or streamside areas.
Note: If disturbed area is greater than one acre, applicant should contact the Oregon Department of Environmental Quality to determine if a 1200C permit is required.
Describe planned actions and additional permits required for project implementation: N/A-There will be no excavation or clearing of banks.
- Other state and federal permits or contracts required and to be obtained, if a water right permit is granted:
List: N/A-No other state or federal permits or contracts are required.

SECTION 11: WITHIN A DISTRICT

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

N/A-The proposed place of use is not located within or served by an irrigation or other water district.

Irrigation District Name N/A	Address	
City	State	Zip

SECTION 12: REMARKS

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

Kubli Bench Vineyard, LLC (the Applicant) is requesting to appropriate groundwater from three wells at a cumulative rate of up to 0.078 cfs (35 gpm) and a cumulative annual volume of up to 15.5 acre-feet for irrigation of 6.2 acres of vineyard, orchard, and crops. The rate requested under this application will not exceed the total rate authorized under Certificate 89334 (0.196 cfs from Well 1 and Well 2) and Certificate 89333 (0.078 cfs from Well 3).



For Department Use: App. Number: G-18746

Minimum Requirements Checklist

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

Include this checklist with the application

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

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

- SECTION 1: Applicant Information and Signature
- SECTION 2: Property Ownership
- SECTION 3: Well Development **See Attachment B**
- SECTION 4: Sensitive, Threatened or Endangered Fish Species Public Interest Information
- SECTION 5: Water Use
- SECTION 6: Water Management
- SECTION 7: Storage of Groundwater from the Reservoir
- SECTION 8: Use of Groundwater from the Reservoir
- SECTION 9: Project Schedule
- SECTION 10: Resource Protection
- SECTION 11: Within a District
- SECTION 12: Remarks

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Include the following additional items:

- Land Use Information Form with approval and signature of local planning department (*must be an original*) or signed receipt. **See Attachment D**
- 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. **See Attachment A**
- Fees - Amount enclosed: \$ 2,210
See the Department's Fee Schedule at www.oregon.gov/owrd or call (503) 986-0900.
- Map that includes the following items: **See Attachment C**
 - Permanent quality and drawn in ink
 - Even map scale not less than 4" = 1 mile (example: 1" = 400 ft, 1" = 1320 ft, etc.)
 - North Directional Symbol
 - Township, Range, Section, Quarter/Quarter, Tax Lots
 - Reference corner on map
 - Location of each diversion, by reference to a recognized public land survey corner (distances north/south and east/west)
 - Indicate the area of use by Quarter/Quarter and tax lot identified clearly.
 - Number of acres per Quarter/Quarter and hatching to indicate area of use if for primary irrigation, supplemental irrigation, or nursery
 - Location of main canals, ditches, pipelines or flumes (if well is outside of the area of use)

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Attachment A
Legal Description

Application for a Permit to Use Groundwater – Kubli Bench Vineyard, LLC

G-18746

TICOR TITLE
470317055379

RECORD AND RETURN TO:
Davis Wright Tremaine LLP
Attn: Laura Warf
1300 SW Fifth Avenue, Suite 2400
Portland, OR 97201

Jackson County Official Records **2017-037398**
R-WD
Stn=0 FOOTENL 11/01/2017 09:44:35 AM
\$25.00 \$10.00 \$8.00 \$11.00 \$20.00 **\$74.00**

I, Christine Walker, County Clerk for Jackson County, Oregon, certify that the instrument identified herein was recorded in the Clerk records
Christine Walker - County Clerk

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

Kubli Bench Vineyard, LLC
1307 Sylvan Ct.
Arlington, Texas 76012

STATUTORY SPECIAL WARRANTY DEED

GRAPELAND ACQUISITION, LLC, an Oregon limited liability company, Grantor, conveys and specially warrants to KUBLI BENCH VINEYARD, LLC, an Oregon limited liability company, Grantee, the real property located in Jackson County, Oregon, described as set forth on Exhibit A attached hereto and made a part hereof, free of encumbrances created or suffered by the Grantor, except as specifically set forth on Exhibit B attached hereto and made a part hereof.

The true consideration for this conveyance includes other property or other value given or promised that represents the whole consideration.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009 AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES, AS DEFINED IN ORS 30.930, AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009 AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

Dated effective as of the 31 day of October, 2017.

4840-1930-7858v.1 0096668-000003

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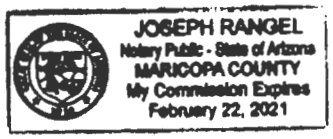
GRAPELAND ACQUISITION, LLC,
An Oregon limited liability company

By: [Signature]
Name: Joyce O'Neill
Title: Member

By: [Signature]
Name: Larry Martin
Title: Member

STATE OF ARIZONA)
) ss.
County of Maricopa)

The foregoing instrument was acknowledged before me on this 27th day of October, 2017, by Joyce O'Neill, as Member on behalf of Grapeland Acquisition, LLC, an Oregon limited liability company.



[Signature]
NOTARY PUBLIC – State of Arizona
Serial number, if any: _____

STATE OF ARIZONA)
) ss.
County of Maricopa)

The foregoing instrument was acknowledged before me on this 27th day of October, 2017, by Larry W. Martin, as Member on behalf of Grapeland Acquisition, LLC, an Oregon limited liability company.

[Signature]
NOTARY PUBLIC – State of Arizona
Serial number, if any: _____



EXHIBIT A
Legal Description

Commencing at the Southeast corner of the Southwest Quarter of Section 31, Township 37 South, Range 4 West of the Willamette Meridian in the County of Jackson and State of Oregon; thence South 89°59'17" East, 72.43 feet to a 5/8" iron pin on the West right of way line of Kubli Road and the point of beginning; thence North 0°03'29" West, along said West right of way line, 1308.55 feet to a point, said point being North 89°59'17" West, 31.85 feet of the Northeast corner of Donation Land Claim No. 39 of said Township and Range; thence North 89°59'17" West, along the North line of said Donation Land Claim, 1077.68 feet to the Northwest corner of the tract described in No. 94-07628 of the Official Records of Jackson County, Oregon; thence South 0°01'32" East, along the West line of said tract and the Southerly extension thereof, 1340.82 feet to a point, said point being on the Westerly extension of an existing fence line bearing South 89°22'18" East, 2.44 feet; thence North 89°22'18" East, along said extension and fence line and the Easterly extension, 1078.51 feet to said West right of way line of Kubli Road; thence North 0°03'29" West, 20.22 feet to the point of beginning.

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EXHIBIT B
Permitted Exceptions

1. Unpaid Property Taxes with partial payment are as follows:

Fiscal Year: 2017-2018
Original Amount: \$9,252.68
Unpaid Balance: \$6,168.45, plus interest, if any
Levy Code: 40-02
Account No.: 1-030548-9
Map No.: 374W31 1200

Prior to close of escrow, please contact the Tax Collector's Office to confirm all amounts owing, including current fiscal year taxes, supplemental taxes, escaped assessments and any delinquencies.

2. The Land has been classified as Farm Use, as disclosed by the tax roll. If the Land becomes disqualified, said Land may be subject to additional taxes and/or penalties.
3. Easement(s) for the purpose(s) shown below and rights incidental thereto, as granted in a document:

Granted to: Pacific Power & Light Company, a corporation
Purpose: Public utilities
Recording Date: October 11, 1984
Recording No: 84-016742
Affects: As set forth in the document

4. "Reciprocal Easement Agreement", including the terms and provisions thereof

Recording Date: September 27, 1988
Recording No.: 88-020326

5. "Restrictive Covenant", including the terms and provisions thereof

Recording Date: February 10, 1994
Recording No.: 94-005619

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

Granted to: PacifiCorp, an Oregon corporation
Purpose: Public utilities
Recording Date: July 16, 2004
Recording No: 2004-040726
Affects: As set forth in document

7. "Restrictive Covenant, Structural Use", including the terms and provisions thereof

Recording Date: October 13, 2009
Recording No.: 2009-038736

8. Any right, interest or claim that may exist, arise or be asserted under or pursuant to the Perishable Agricultural Commodities Act of 1930, as amended, 7 USC 499a et seq., the Packers and Stockyard Act of 1921, as amended, 7 USC 181 et seq., or any similar state laws.



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Attachment B

Well Log JACK 33910

Application for a Permit to Use Groundwater – Kubli Bench Vineyard, LLC

G-18746

NOTICE TO WATER WELL CONTRACTOR
The original and first copy of this report
are to be filed with the

WATER WELL REPORT

WATER RESOURCES DEPARTMENT,
SALEM, OREGON 97310
within 30 days from the date
of well completion.

STATE OF OREGON
(Please type or print)

State Well No. 3754W-3102

State Permit No. _____

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JACK
33910

NOV 14 1977

(1) OWNER:

Name Dick Troon
Address 1475 Kubli Road
Grants Pass, OR 97526

(2) TYPE OF WORK (check):

New Well Deepening Reconditioning Abandon
If abandonment, describe material and procedure in Item 12.

(3) TYPE OF WELL:

Rotary Cable Dug
Driven Jetted Bored

(4) PROPOSED USE (check):

Domestic Industrial Municipal
Irrigation Test Well Other

CASING INSTALLED:

Threaded Welded
" Diam. from 0 ft. to 100 ft. Gage 250
" Diam. from _____ ft. to _____ ft. Gage _____
" Diam. from _____ ft. to _____ ft. Gage _____

PERFORATIONS:

Perforated? Yes No.

Type of perforator used _____
Size of perforations _____ in. by _____ in.
_____ perforations from _____ ft. to _____ ft.
_____ perforations from _____ ft. to _____ ft.
_____ perforations from _____ ft. to _____ ft.

(7) SCREENS:

Well screen installed? Yes No

Manufacturer's Name _____
Type _____ Model No. _____
Diam. _____ Slot size _____ Set from _____ ft. to _____ ft.
Diam. _____ Slot size _____ Set from _____ ft. to _____ ft.

(8) WELL TESTS:

Drawdown is amount water level is lowered below static level

Was a pump test made? Yes No If yes, by whom?
Yield: _____ gal./min. with _____ ft. drawdown after _____ hrs.
" " " " " "
" " " " " "
Air
Tester test 60 gal./min. with 60 ft. drawdown after 1 hrs.
Artesian flow _____ g.p.m.
Temperature of water _____ Depth artesian flow encountered _____ ft.

(9) CONSTRUCTION:

Well seal—Material used Cement Grout
Well sealed from land surface to 95 ft.
Diameter of well bore to bottom of seal 10 in.
Diameter of well bore below seal 6 in.
Number of sacks of cement used in well seal 24 sacks
How was cement grout placed? Grout pump and drop pipe.

Was a drive shoe used? Yes No Plug _____ Size: location _____ ft.
Did any strata contain unusable water? Yes No
Type of water? _____ depth of strata _____
Method of sealing strata off _____
Was well gravel packed? Yes No Size of gravel: _____
Gravel placed from _____ ft. to _____ ft.

(10) LOCATION OF WELL:

County JACKSON Driller's well number _____
Josephine
NE $\frac{1}{4}$ SW $\frac{1}{4}$ Section 31 T. 37 R. 4w W.M.
Bearing and distance from section or subdivision corner _____

(11) WATER LEVEL: Completed well.

Depth at which water was first found 105 ft.
Static level 10 ft. below land surface. Date 10/31/77
Artesian pressure _____ lbs. per square inch. Date _____

(12) WELL LOG:

Diameter of well below casing 6

Depth drilled 200 ft. Depth of completed well 200 ft.

Formation: Describe color, texture, grain size and structure of materials; and show thickness and nature of each stratum and aquifer penetrated, with at least one entry for each change of formation. Report each change in position of Static Water Level and indicate principal water-bearing strata.

MATERIAL	From	To	SWL
Clay, brown & decomposed			
granite	0	90	
Granite, brown med hard			
w/fractures	90	125	
Granite, gray hard w/fract.	125	200	10

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Work started 10/31 1977 Completed 11/2 1977
Date well drilling machine moved off of well 11/2 1977

Drilling Machine Operator's Certification:

This well was constructed under my direct supervision. Materials used and information reported above are true to my best knowledge and belief.

[Signed] [Signature] Date 11/3, 1977.
(Drilling Machine Operator)

Drilling Machine Operator's License No. 695

Water Well Contractor's Certification:

This well was drilled under my jurisdiction and this report is true to the best of my knowledge and belief.

Name McClanahan Well Drilling
(Person, firm or corporation) (Type or print)

Address 141 NE Beacon Drive Grants Pass, OR

[Signed] [Signature]
(Water Well Contractor)

Contractor's License No. 614 Date November 3, 1977

(USE ADDITIONAL SHEETS IF NECESSARY)

G-18746

L-66133

JACK 33910

For Official Use Only:

Received Date:

8-11-03

County Well Log ID #

JACK 33910

Well Identification Tag #

L-66133

WELL IDENTIFICATION APPLICATION FORM

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AUG 11 2003

BUYER/CURRENT WELL OWNER:

Name: Richard Troon

WATER RESOURCES DEPT
SALEM, OREGON

Mailing Address: 1475 Kubli Road

City: Grants Pass State: OR Zip: 97527 Phone: (N/A)

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NOTE: Well Identification Tag will be sent to the above address unless otherwise specified.

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WELL LOCATION:

County: Jackson Owner's Well Number (1st or 2nd well on property, etc) #2 OWRD

Township: 37 N or (S) Range: 4 E or (W) Section: 31 SW 1/4 SW 1/4

Tax Lot Number: 1200 Type of Well: water supply X monitoring

Address of Well (if different from above): 1475 Kubli Rd., Grants Pass 97527

(Number) (Street) (City)

Does this well have a formal water right associated with it? Yes: No: X

If Yes: Application #: Permit #: Certificate #:

(Optional): Latitude Longitude (May sometimes be obtained from Well Log Report)

WELL INFORMATION: (do not complete remainder of application if drillers well report is attached)

See "Dear Landowner" letter for instructions in completing this portion of the application, or contact the Well Identification Program at (503) 378-8455, extension 260.

Start Card Number: Approx. Well Construction Date:

Well Constructor: Paquin

Name of Land Owner at Time of Construction:

Well Depth (in feet): 220' Static Water Level (in feet): 20' 6"

Diameter of Exposed Well Casing (in inches): 8"

Please Return Completed Form to: Well ID Program @ Oregon Water Resources Department
158 12th Street NE - Salem, OR 97301-4172

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Attachment C
Application Map

Application for a Permit to Use Groundwater – Kubli Bench Vineyard, LLC

G-18746

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Attachment D
Land Use Form

Application for a Permit to Use Groundwater – Kubli Bench Vineyard, LLC

G-18746

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

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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.

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

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Applicant(s): Kubli Bench Vineyard, LLC Attn: Bryan White

Mailing Address: 13696 North Applegate Road

City: Grants Pass

State: OR

Zip Code: 97527

Daytime Phone: 541-799-4441

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:
<u>37S</u>	<u>4W</u>	<u>6</u>	<u>NE-NW</u>	<u>1200</u>	<u>EFU</u>	<input type="checkbox"/> Diverted <input checked="" type="checkbox"/> Conveyed <input checked="" type="checkbox"/> Used	<u>Irrigation</u>
<u>38S</u>	<u>4W</u>	<u>31</u>	<u>SE-SW</u>	<u>1200</u>	<u>EFU</u>	<input checked="" type="checkbox"/> Diverted <input checked="" type="checkbox"/> Conveyed <input checked="" type="checkbox"/> Used	<u>Irrigation</u>
_____	_____	_____	_____	_____	_____	<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:

Jackson 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) _____

Estimated quantity of water needed: 35
 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:

The Applicant is requesting a permit to use up to 35 gpm of groundwater from one existing well for irrigation of 6.2 acres of vineyard and crops.



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):
- 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>Type 1 - Authorizations</i>	<i>4.2-1</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.

irrigation of vineyard only

Name: *Francisco M Hernandez* Title: *Planner IIR*

Signature: *Francisco M Hernandez* Phone: *541.774.6903* Date: *10.17.2018*

Government Entity: *Jackson County Development Services*

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: _____



Water Solutions, Inc.

October 22, 2018

Attn: Water Right Application Submittal
Oregon Water Resources Department
725 Summer Street NE, Suite A
Salem, OR 97301

Re: Application for a Permit to Use Groundwater – Kubli Bench Vineyard, LLC

Dear Application Caseworker:

Please find enclosed a permit application to appropriate groundwater for irrigation of 6.2 acres of vineyard and crops, which is submitted on behalf of Kubli Bench Vineyard, LLC (Applicant). The Applicant is requesting to appropriate groundwater at a rate of up to 35 gallons per minute (0.078 cfs) from Well 1 (JACK 33910). Please also find enclosed a check for payment of the required application fee of \$2,210, which was calculated as follows:

\$1,340 - Base Fee
\$ 350 - Rate Fee of \$350 for a rate of less than 1 cfs
\$ 520 - Permit Recording Fee

Total = \$2,210

Please do not hesitate to contact me at 971-200-8509 with any questions about the application.

Sincerely,

Theodore R. Ressler, RG, CWRE
GSI Water Solutions, Inc.

Enclosures: Application for a Permit to Use Groundwater
Check 20865 in the amount of \$2,210

CC Bryan White

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G-18746

EXHIBIT A
Legal Description

Commencing at the Southeast corner of the Southwest Quarter of Section 31, Township 37 South, Range 4 West of the Willamette Meridian in the County of Jackson and State of Oregon; thence South 89°59'17" East, 72.43 feet to a 5/8" iron pin on the West right of way line of Kubli Road and the point of beginning; thence North 0°03'29" West, along said West right of way line, 1308.55 feet to a point, said point being North 89°59'17" West, 31.85 feet of the Northeast corner of Donation Land Claim No. 39 of said Township and Range; thence North 89°59'17" West, along the North line of said Donation Land Claim, 1077.68 feet to the Northwest corner of the tract described in No. 94-07628 of the Official Records of Jackson County, Oregon; thence South 0°01'32" East, along the West line of said tract and the Southerly extension thereof, 1340.82 feet to a point, said point being on the Westerly extension of an existing fence line bearing South 89°22'18" East, 2.44 feet; thence North 89°22'18" East, along said extension and fence line and the Easterly extension, 1078.51 feet to said West right of way line of Kubli Road; thence North 0°03'29" West, 20.22 feet to the point of beginning.

4840-1930-785&v.1 0096668-000003

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EXHIBIT B
Permitted Exceptions

1. Unpaid Property Taxes with partial payment are as follows:

Fiscal Year: 2017-2018
Original Amount: \$9,252.68
Unpaid Balance: \$6,168.45, plus interest, if any
Levy Code: 40-02
Account No.: 1-030548-9
Map No.: 374W31 1200

Prior to close of escrow, please contact the Tax Collector's Office to confirm all amounts owing, including current fiscal year taxes, supplemental taxes, escaped assessments and any delinquencies.

2. The Land has been classified as Farm Use, as disclosed by the tax roll. If the Land becomes disqualified, said Land may be subject to additional taxes and/or penalties.

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

Granted to: Pacific Power & Light Company, a corporation
Purpose: Public utilities
Recording Date: October 11, 1984
Recording No: 84-016742
Affects: As set forth in the document

4. "Reciprocal Easement Agreement", including the terms and provisions thereof

Recording Date: September 27, 1988
Recording No.: 88-020326

5. "Restrictive Covenant", including the terms and provisions thereof

Recording Date: February 10, 1994
Recording No.: 94-005619

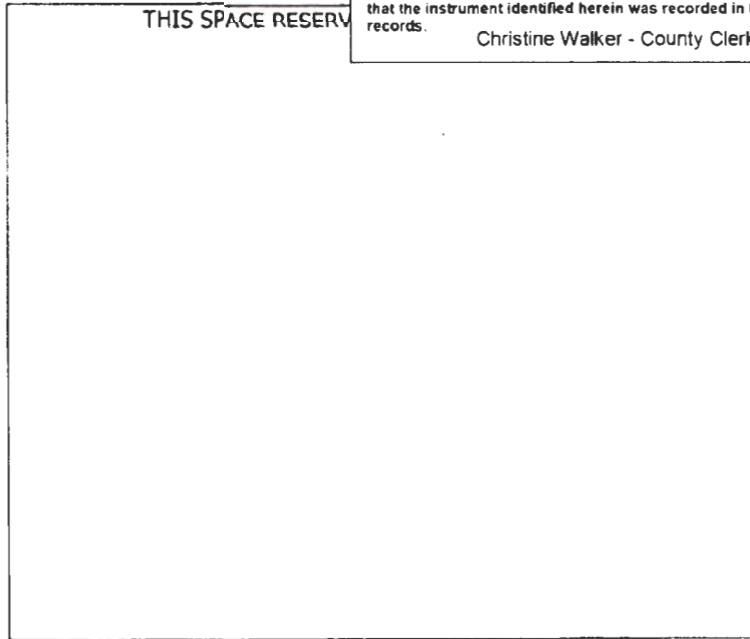




After recording return to:
White Family Vineyards, LLC
1305 Sylvan Court
Arlington, TX 76012

Until a change is requested all tax
statements shall be sent to the
following address:
White Family Vineyards, LLC
1305 Sylvan Court
Arlington, TX 76012

File No.: 7151-2852034 (vb)
Date: May 04, 2017



Jackson County Official Records **2017-015216**
R-WD
Stn=0 BARROWKL **05/05/2017 03:54:53 PM**
\$10.00 \$20.00 \$11.00 \$35.00 \$8.00 **\$84.00**
I, Christine Walker, County Clerk for Jackson County, Oregon, certify
that the instrument identified herein was recorded in the Clerk
records.
Christine Walker - County Clerk

STATUTORY WARRANTY DEED

Erik W. Luckau and Erin M. Luckau, as to Parcel I and Full Quiver Cellars, LLC, an Oregon limited liability company, as to Parcel II, Grantor, conveys and warrants to White Family Vineyards, LLC, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

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

Subject to:

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

The true consideration for this conveyance is **\$2,376,540.00**. (Here comply with requirements of ORS 93.030)

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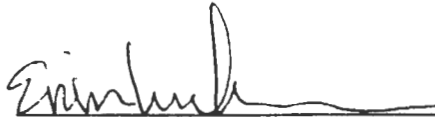
2

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES, AS DEFINED IN ORS 30.930, AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

Dated this 5th day of May, 2017.




Erik W. Luckau



Erin M. Luckau

Full Quiver Cellars, LLC, an Oregon limited liability company

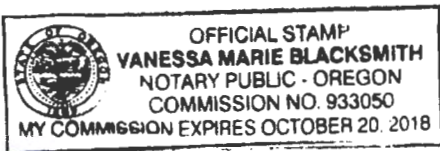
By: 

Name: Erik Luckau

Title: Member

STATE OF Oregon)
)ss.
County of Josephine)

This instrument was acknowledged before me on this 5th day of May, 2017 by **Erik W. Luckau and Erin M. Luckau**.



Notary Public for Oregon

My commission expires: 10/20/18

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APR 18 2019

LOWRD

APN: 1-030627-4

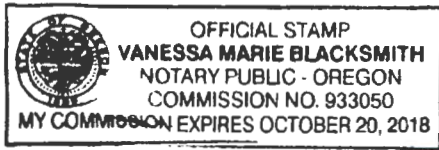
Statutory Warranty Deed
- continued

File No.: 7151-2852034 (vb)

STATE OF Oregon)
)ss.
County of Josephine)

This instrument was acknowledged before me on this 5 day of May, 2017
by Erik Luckau as Member of Full Quiver Cellars, LLC, on behalf of the limited liability company.

Vanessa Blacksmith



Notary Public for Oregon
My commission expires: 10/20/18

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APR 18 2019
OWRD

A

APN: 1-030627-4

Statutory Warranty Deed
- continued

File No.: 7151-2852034 (vb)

EXHIBIT A

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

PARCEL I: (TL 400 & TL 802)

That portion of the property set forth below lying Southerly and Westerly of the following described line: Commencing at the Southeast corner of Donation Land Claim No. 38 in Township 38 South, Range 4 West, Willamette Meridian, Jackson County, Oregon from which the Northeast corner of Donation Land Claim No. 39 said Township and Range bears South 89°43'05" East, 1608.26 feet; thence South 17°53'17" East, 1601.97 feet to a found 1/4 inch rebar and the true point of beginning; thence South 86°24'26" West, 916.14 feet to a found 1/4 inch rebar; thence North 10°48'16" West, 236.91 feet to a found 1/4 inch rebar; thence North 31°17'27" East, 140.33 feet to a found 1/4 inch iron pin; thence North 10°36'58" West, 180.97 feet to a found 1/4 inch rebar; thence North 27°33'40" East, 100.20 feet to a found 1/4 inch rebar; thence North 35°03'43" West, 197.37 feet to a found 1/4 inch rebar; thence North 10°11'21" West, 245.14 feet to a found 1/4 rebar; thence South 88°35'15" West, 207.13 feet to a found 1/4 inch rebar and the point of terminus. The first and last line of the above shall be lengthened or shortened to intersect the East and West lines, respectively, of that property described in Document No. 2014-032911, Official Records of Jackson County, Oregon.



G-18746

5

That part of the John P. Davidson Donation Land Claim lying in Section 31, Township 37 South, Range 4 West and in Section 6, Township 38 South, Range 4 West of the Willamette Meridian in Jackson County, Oregon, as follows: Beginning 1273.4 feet West of the Southeast corner of Donation Land Claim No. 39 in Township 38 South, Range 4 West, Willamette Meridian, Jackson County, Oregon; thence West, 1093.4 feet; thence North, 2164.4 feet; thence East, 1093.4 feet; thence South, 2164.4 feet to the point of beginning. ALSO: Beginning 1112.4 feet West of the Southeast corner of Donation Land Claim No. 39, in said Township and Range; thence West, 161 feet; thence North, 2164.4 feet; thence East, 151 feet; thence Southerly to the point of beginning. TOGETHER WITH THE FOLLOWING: Beginning at the Southeast corner of Donation Land Claim No. 38 in Section 31 of Township 37 South, Range 4 West of the Willamette Meridian in Jackson County, Oregon; thence East to the Southwest corner of Government Lot 1 of said Section 31; thence North along the West line of said Government Lot 1, a distance of 25.00 feet; thence West to a point on the East line of said Donation Land Claim, 25.00 feet North of the point of beginning; thence South, along the East line of said Donation Land Claim, 25.00 feet to the point of beginning. ALSO: Beginning at the Northeast corner of Donation Land Claim. No. 39 in Section 31 of Township 37 South, Range 4 West of the Willamette Meridian in Jackson County, Oregon; thence West, along the North line of said Claim, to the Southeast corner of Government Lot 1 in said Section 31; thence North, along the East line of said Government Lot, 25.00 feet; thence East to a point 25.00 feet North of the point of beginning; thence South, 25.00 feet to the point of beginning. ALSO: All that portion of Government Lot 2, in Section 31, Township 37 South, Range 4 West, Willamette Meridian in Jackson County, Oregon, which lies Westerly of the Westerly line of Kubli Road (County Road). ALSO: Government Lot 1 in Section 31, Township 37 South, Range 4 West, Willamette Meridian in Jackson County, Oregon. EXCEPTING THEREFROM the following: Commencing at the Southeast corner of Government Lot 1 in Section 31 of Township 37 South, Range 4 West of the Willamette Meridian in Jackson County, Oregon; thence North, along the East line of said Lot, 25.00 feet to the true point of beginning; thence West, parallel with and 25.00 feet North of, when measured at right angles to, the South line of said Lot, a distance of 1320.00 feet to intersect the West line of said Lot; thence North, along the West line of said Lot, to the Northwest corner thereof; thence East, along the North line of said Lot, 1320.00 feet to the Northeast corner thereof; thence South, along the East line of said Lot, to the true point of beginning.

(Legal description continued....)

PARCEL II: (TL 800 & TL 801)



C-187410

That portion of the property set forth below lying Northerly and Easterly of the following described line: Commencing at the Southeast corner of Donation Land Claim No. 38 in Township 38 South, Range 4 West, Willamette Meridian, Jackson County, Oregon from which the Northeast corner of Donation Land Claim No. 39 said Township and Range bears South 89°43'05" East, 1608.26 feet; thence South 17°53'17" East, 1601.97 feet to a found 1/4 inch rebar and the true point of beginning; thence South 86°24'26" West, 916.14 feet to a found 1/4 inch rebar; thence North 10°48'16" West, 236.91 feet to a found 1/4 inch rebar; thence North 31°17'27" East, 140.33 feet to a found 1/4 inch iron pin; thence North 10°36'58" West, 180.97 feet to a found 1/4 inch rebar; thence North 27°33'40" East, 100.20 feet to a found 1/4 inch rebar; thence North 35°03'43" West, 197.37 feet to a found 1/4 inch rebar; thence North 10°11'21" West, 245.14 feet to a found 1/4 rebar; thence South 88°35'15" West, 207.13 feet to a found 1/4 Inch rebar and the point of terminus. The first and last line of the above shall be lengthened or shortened to intersect the East and West lines, respectively, of that property described in Document No. 2014-032911, Official Records of Jackson County, Oregon.

That part of the John P. Davidson Donation Land Claim lying in Section 31, Township 37 South, Range 4 West and in Section 6, Township 38 South, Range 4 West of the Willamette Meridian in Jackson County, Oregon, as follows: Beginning 1273.4 feet West of the Southeast corner of Donation Land Claim No. 39 in Township 38 South, Range 4 West, Willamette Meridian, Jackson County, Oregon; thence West, 1093.4 feet; thence North, 2164.4 feet; thence East, 1093.4 feet; thence South, 2164.4 feet to the point of beginning. ALSO: Beginning 1112.4 feet West of the Southeast corner of Donation Land Claim No. 39, in said Township and Range; thence West, 161 feet; thence North, 2164.4 feet; thence East, 151 feet; thence Southerly to the point of beginning. TOGETHER WITH THE FOLLOWING: Beginning at the Southeast corner of Donation Land Claim No. 38 in Section 31 of Township 37 South, Range 4 West of the Willamette Meridian in Jackson County, Oregon; thence East to the Southwest corner of Government Lot 1 of said Section 31; thence North along the West line of said Government Lot 1, a distance of 25.00 feet; thence West to a point on the East line of said Donation Land Claim, 25.00 feet North of the point of beginning; thence South, along the East line of said Donation Land Claim, 25.00 feet to the point of beginning. ALSO: Beginning at the Northeast corner of Donation Land Claim No. 39 in Section 31 of Township 37 South, Range 4 west of the Willamette Meridian in Jackson County, Oregon; thence West, along the North line of said Claim, to the Southeast corner of Government Lot 1 in said Section 31; thence North, along the East line of said Government Lot, 25.00 feet; thence East to a point 25.00 feet North of the point of beginning; thence South, 25.00 feet to the point of beginning. ALSO: All that portion of Government Lot 2, in Section 31, Township 37 South, Range 4 West, Willamette Meridian in Jackson County, Oregon, which lies Westerly of the Westerly line of Kubli Road (County Road). ALSO: Government Lot 1 in Section 31, Township 37 South, Range 4 West, Willamette Meridian in Jackson County, Oregon. EXCEPTING THEREFROM the following: Commencing at the Southeast corner of Government Lot 1 in Section 31 of Township 37 South, Range 4 West of the Willamette Meridian in Jackson County, Oregon; thence North, along the East line of said Lot, 25.00 feet to the true point of beginning; thence West, parallel with and 25.00 feet North of, when measured at right angles to, the South line of said Lot, a distance of 1320.00 feet to intersect the West line of said Lot; thence North, along the West line of said Lot, to the Northwest corner thereof; thence East, along the North line of said Lot, 1320.00 feet to the Northeast corner thereof; thence South, along the East line of said Lot, to the true point of beginning.

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G-18746



APN: 1-030627-4

Statutory Warranty Deed
- continued

File No.: 7151-2852034 (vb)

TOGETHER WITH: An easement appurtenant to the herein described property for ingress & egress, including the terms and provisions thereof, as set forth in instrument recorded 88-20183 and 88-20326, Official Records of Jackson County, Oregon.



STATE OF OREGON
WATER SUPPLY WELL REPORT
(as required by ORS 537.765)

WELL I.D. # L 82374
START CARD # 190798

Instructions for completing this report are on the last page of this form.

(1) LAND OWNER Name Larry Martin Well Number _____
Address 13696 North Applegate RD
City Grants Pass State OR Zip 97527

(2) TYPE OF WORK
 New Well Deepening Alteration (repair/recondition) Abandonment

(3) DRILL METHOD:
 Rotary Air Rotary Mud Cable Auger
 Other _____

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

(5) BORE HOLE CONSTRUCTION:
Special Construction approval Yes No Depth of Completed Well 360 ft.
Explosives used Yes No Type _____ Amount _____

HOLE			SEAL			
Diameter	From	To	Material	From	To	Sacks or pounds
10	0	18	Bentonite	0	18	9 sacks
6	18	360				

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

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

(6) CASING/LINER:

Casing:	Diameter	From	To	Gauge	Steel	Plastic	Welded	Threaded
	6	+2	98	250	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Liner:	4	0	336	160	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	4	340	360	160	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Drive Shoe used Inside Outside None
Final location of shoe(s) 98

(7) PERFORATIONS/SCREENS:

Perforations Method _____
 Screens Type Sand Blocker Material _____

From	To	Slot size	Number	Diameter	Tele/pipe size	Casing	Liner
336	340					<input type="checkbox"/>	<input checked="" type="checkbox"/>

(8) WELL TESTS: Minimum testing time is 1 hour
 Pump Bailer Air Flowing Artesian
Yield gal/min _____ Drawdown _____ Drill stem at _____ Time _____
22 _____ 355 _____ 1 hr.

Temperature of water 55 Depth Artesian Flow Found 130
Was a water analysis done? Yes No By whom _____
Did any strata contain water not suitable for intended use? Too little
 Salty Muddy Odor Colored Other _____
Depth of strata _____

(9) LOCATION OF WELL by legal description:
County Jackson Latitude _____ Longitude _____
Township 38 S N or S Range 4 W E or W. WM.
Section 6 NE 1/4 SW 1/4
Tax Lot 600 Lot _____ Block _____ Subdivision _____
Street Address of Well (or nearest address) 13696 N. Applegate

(10) STATIC WATER LEVEL:
85 ft. below land surface. Date _____
Artesian pressure _____ lb. per square inch Date 10/6/06

(11) WATER BEARING ZONES:
Depth at which water was first found 130

From	To	Estimated Flow Rate	SWL
130	134	12	85
146	160	3	85
207	212	3	85
236	240	2	85
285	290	2	85

(12) WELL LOG:
Ground Elevation _____

Material	From	To	SWL
Brown Clay	0	83	
Consolidated Brown Black and white Decomposed Granite	83	120	
Consolidated Black White Tombstone Granite	120	360	

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OCT 16 2006
DEC 18 2006
WATER RESOURCES DEPT SALEM, OREGON

Date started 10/6/06 Completed 10/6/06
(unbonded) Water Well Constructor Certification:

I certify that the work I performed on the construction, alteration, or abandonment of this well is in compliance with Oregon water supply well construction standards. Materials used and information reported above are true to the best of my knowledge and belief.
Signed P.W. Lester WWC Number 1847 Date 10/10/06

(bonded) Water Well Constructor Certification:
I accept responsibility for the construction, alteration, or abandonment work performed on this well during the construction dates reported above. All work performed during this time is in compliance with Oregon water supply well construction standards. This report is true to the best of my knowledge and belief.
Signed Michael Pierce WWC Number 1251 Date 10/10/06

NOTICE TO WATER WELL CONTRACTOR
The original and first copy of this report
are to be filed with the

WATER WELL REPORT

WATER RESOURCES DEPARTMENT,
SALEM, OREGON 97310
within 30 days from the date
of well completion.

STATE OF OREGON
(Please type or print)

State Well No. 375/4W-3102

State Permit No. _____

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JACK
33910

NOV 14 1977

(1) OWNER:

Name Dick Troon WATER RESOURCES DEPT.
Address 1475 Kubli Road SALEM, OREGON
Grants Pass, OR 97526

(2) TYPE OF WORK (check):

New Well Deepening Reconditioning Abandon
If abandonment, describe material and procedure in Item 12.

(3) TYPE OF WELL:

Rotary Driven
Cable Jetted
Dug Bored

(4) PROPOSED USE (check):

Domestic Industrial Municipal
Irrigation Test Well Other

CASING INSTALLED:

Threaded Welded
" Diam. from 0 ft. to 100 ft. Gage .250
" Diam. from _____ ft. to _____ ft. Gage _____
" Diam. from _____ ft. to _____ ft. Gage _____

PERFORATIONS:

Perforated? Yes No.

Type of perforator used _____

Size of perforations in. by _____ in.
_____ perforations from _____ ft. to _____ ft.
_____ perforations from _____ ft. to _____ ft.
_____ perforations from _____ ft. to _____ ft.

(7) SCREENS:

Well screen installed? Yes No

Manufacturer's Name _____ Model No. _____
Type _____ Diam. _____ Slot size _____ Set from _____ ft. to _____ ft.
Diam. _____ Slot size _____ Set from _____ ft. to _____ ft.

(8) WELL TESTS:

Drawdown is amount water level is lowered below static level

Was a pump test made? Yes No If yes, by whom? _____
Yield: _____ gal./min. with _____ ft. drawdown after _____ hrs.
" " " " " " " "
" " " " " " " "
AIR test 60 gal./min. with 60 ft. drawdown after 1 hrs.
Artesian flow _____ g.p.m.
perature of water _____ Depth artesian flow encountered _____ ft.

(9) CONSTRUCTION:

Well seal—Material used Cement Grout
Well sealed from land surface to 95 ft.
Diameter of well bore to bottom of seal 10 in.
Diameter of well bore below seal 6 in.
Number of sacks of cement used in well seal 24 sacks
How was cement grout placed? Grout pump and drop pipe.
Was a drive shoe used? Yes No Plug _____ Size: location _____ ft.
Did any strata contain unusable water? Yes No
Type of water? _____ dept of strata _____
Method of sealing strata off _____
Was well gravel packed? Yes No Size of gravel: _____
Gravel placed from _____ ft. to _____ ft.

(10) LOCATION OF WELL:

County JACKSON Driller's well number _____
Josephine
NE $\frac{1}{4}$ SW $\frac{1}{4}$ Section 31 T. 37 R. 4w W.M.
Bearing and distance from section or subdivision corner _____

(11) WATER LEVEL: Completed well.

Depth at which water was first found 105 ft.
Static level 10 ft. below land surface. Date 10/31/77
Artesian pressure _____ lbs. per square inch. Date _____

(12) WELL LOG:

Diameter of well below casing 6

Depth drilled 200 ft. Depth of completed well 200 ft.

Formation: Describe color, texture, grain size and structure of materials; and show thickness and nature of each stratum and aquifer penetrated, with at least one entry for each change of formation. Report each change in position of Static Water Level and indicate principal water-bearing strata.

MATERIAL	From	To	SWL
Clay, brown & decomposed granite	0	90	
Granite, brown med hard w/fractures	90	125	
Granite, gray hard w/fract.	125	200	10

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Work started 10/31 1977 Completed 11/2 1977

Date well drilling machine moved off of well 11/2 1977

Drilling Machine Operator's Certification:

This well was constructed under my direct supervision. Materials used and information reported above are true to my best knowledge and belief.

[Signed] Robert Everett Date 11/3, 1977
(Drilling Machine Operator)

Drilling Machine Operator's License No. 695

Water Well Contractor's Certification:

This well was drilled under my jurisdiction and this report is true to the best of my knowledge and belief.

Name McClanahan Well Drilling
(Person, firm or corporation) (Type or print)

Address 141 NE Beacon Drive Grants Pass, OR

[Signed] Paul McClanahan
(Water Well Contractor)

Contractor's License No. 614 Date November 3, 1977

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.

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.

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6-18746

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(s): Kubli Bench Vineyard, LLC Attn: Bryan White

Mailing Address: 13696 North Applegate Road

City: Grants Pass State: OR Zip Code: 97527 Daytime Phone: 541-799-4441

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:
<u>37S</u>	<u>4W</u>	<u>6</u>	<u>NE-NW</u>	<u>1200</u>	<u>EFU</u>	<input type="checkbox"/> Diverted <input checked="" type="checkbox"/> Conveyed <input checked="" type="checkbox"/> Used	<u>Irrigation</u>
<u>38S</u>	<u>4W</u>	<u>31</u>	<u>SE-SW</u>	<u>1200</u>	<u>EFU</u>	<input checked="" type="checkbox"/> Diverted <input checked="" type="checkbox"/> Conveyed <input checked="" type="checkbox"/> Used	<u>Irrigation</u>
<u>37S</u>	<u>4W</u>	<u>31</u>	<u>SW-SW</u>	<u>800</u>	<u>EFU</u>	<input checked="" type="checkbox"/> Diverted <input checked="" type="checkbox"/> Conveyed <input type="checkbox"/> Used	<u>Irrigation</u>
<u>37S</u>	<u>4W</u>	<u>31</u>	<u>SE-SW</u>	<u>800</u>	<u>EFU</u>	<input checked="" type="checkbox"/> Diverted <input checked="" type="checkbox"/> Conveyed <input type="checkbox"/> Used	<u>Irrigation</u>

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

Jackson 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) _____

Estimated quantity of water needed: 35 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:

The Applicant is requesting a permit to use up to 35 gpm of groundwater from three existing wells for irrigation of 6.2 acres of vineyard and crops.

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. →

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For Local Government Use Only

The following section must be completed by a planning official from each county and city listed unless the project will be located entirely within the city limits. In that case, only the city planning agency must complete this form. This deals only with the local land-use plan. Do not include approval for activities such as building or grading permits.

Please check the appropriate box below and provide the requested information

- Land uses to be served by the proposed water uses (including proposed construction) are allowed outright or are not regulated by your comprehensive plan. Cite applicable ordinance section(s):
- 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:	
	Allowable use per table 4.2-1 (Farm Use)	<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.

Name: Nick Schubert Title: Planner I
 Signature: *Nick Schubert* Phone: 541-774-6907 Date: 4/8/19
 Government Entity: Jackson County Planning

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: _____

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