

7643662

## WARRANTY DEED

288 245

For Value Received

HENRY W. RANDALL and ANN P. RANDALL, husband and wife,

the grantor <sup>S</sup> do hereby grant, bargain, sell and convey untoDAVID C. TRIPLET and ANN R. TRIPLET, husband and wife, <sup>✓</sup>  
the grantee <sup>S</sup> whose current address is 7400 Warm Springs Ave., Boise, Idaho,

the following described premises, in

Ada

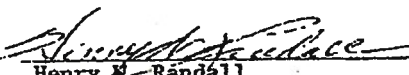
County Idaho, to-wit:

The real property set out on Exhibit A  
attached hereto;together with all and singular the tenements,  
hereditaments and appurtenances thereunto  
belonging or in anywise appertaining;subject to all easements and rights of way  
of record or appearing on the land.

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantees,  
their heirs and assigns forever. And the said Grantor <sup>S</sup> do hereby covenant to and  
with the said Grantees, that ~~they~~ <sup>they</sup> ~~are~~ <sup>the</sup> owners in fee simple of said premises; that they are free  
from all incumbrances, except current taxes and assessments for the year 1976.

and that they will warrant and defend the same from all lawful claims whatsoever.

Dated: September 15, 1976

  
Henry W. Randall

  
Ann P. Randall

STATE OF IDAHO, COUNTY OF Ada  
On this 25th day of October, 1976,  
before me, a notary public in and for said State, personally  
appeared

Henry W. Randall and Ann  
P. Randall, husband and  
wife,

known to me to be the persons who ~~se~~ <sup>their</sup> names are  
subscribed in the within instrument, and acknowledged to  
me that they executed the same.

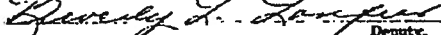
Residing at  
Coffin. Expires

Notary Public  
Boise Idaho

STATE OF IDAHO, COUNTY OF Ada.  
I hereby certify that this instrument was filed for record at  
the request of H. W. Randall  
at 23 minutes past 2 o'clock P.M.  
this 4 day of November,  
1976, in my office, and duly recorded in Book  
of Deeds at page

CLARENCE A. PLANTING

Ex-Officio Recorder

By:   
Fees \$ 2.00 per page  
Mail to:

INSTRUMENT No.

SUB

73-00017

X Parcel I

PARCEL B

Part of the SE 1/4 of Section 29, T 3 N, R 3 E, B.M., in Ada County, State of Idaho described as follows:

Beginning at the quarter section corner common to Sections 28 and 29, T 3 N, R 3 E, B.M., thence South 42°08'40" West 650.72 feet to a point; thence South 38°33' West 868.49 feet to a steel pin; thence South 60°08' East 92.78 feet to a steel pin; thence South 43°34'30" East 135.74 feet to a steel pin, being the real point of beginning; thence South 51°37' East 456.74 feet to a point; thence South 38°23' West 666.01 feet to a steel pin; thence North 39°43' West 128.98 feet to a steel pin; thence North 89°46'30" West 74.35 feet to a steel pin; thence North 69°42'10" West 182.44 feet to a steel pin; thence South 88°49'30" West 129.82 feet to a steel pin; thence North 71°58'45" West 242.56 feet to a steel pin; thence North 38°33' East 242.12 feet to a steel pin; thence South 51°27' East 327.39 feet to a point; thence North 47°27' East 506.45 feet to a steel pin; thence North 39°43' West 52.00 feet to a steel pin; thence North 0°50'30" West 202.73 feet to the real point of beginning; X

X Parcel II

Part of SE 1/4 of Section 29 T 3 N, R 3 E, B.M., located in Ada County, State of Idaho described as follows:

Beginning at the quarter section corner common to Sections 28 and 29, T 3 N, R 3 E, B.M., thence South 42°08'40" West 650.72 feet to a point; thence South 38°33' West 868.49 feet to a steel pin, the real point of beginning; thence South 60°08' East 92.78 feet to a steel pin; thence South 43°34'30" East 135.74 feet to a steel pin; thence South 0°50'30" East 202.73 feet to a steel pin; thence South 39°43' East 52.00 feet to a steel pin; thence South 47°27' West 506.45 feet to a steel pin; thence North 51°27' West 327.39 feet to a steel pin; thence North 38°33' East 672.18 feet to the point of beginning; X

Easement for existing sewer line in NE 1/4 SE 1/4 of Section 29, T 3 N, R 3 E, B.M., in Ada County, State of Idaho, described as follows:

Beginning at the quarter section corner common to Sections 28 and 29, T 3 N, R 3 E, B.M., thence South 42°08'40" West 650.72 feet to a point; thence South 45°27'15" East 21.70 feet to the center of a certain manhole on the southerly edge of Idaho State Highway #21, begin the real point of beginning; thence South 29°10'10" West 914.0 feet to the end point at the center of a certain manhole at the Northerly edge of the sewage lagoon. Said above described land being a strip of land, 15 feet wide 7.5 feet on either side of above described center line;

Easement for future sewer outfall line construction in the NE 1/4 SE 1/4 of Section 29 T 3 N, R 3 E, B.M., in Ada County, State of Idaho, described as follows:

A strip of land 15 feet wide, 7.5 feet either side of the following described center line: beginning at the quarter section corner common to Sections 28 and 29, T 3 N, R 3 E, B.M., thence South 42°08'40" West 650.72 feet to a point; thence South 51°37' East 7.50 feet to the real point of beginning; thence South 38°33' West 859.78 feet to a point; thence South 60°08' East 85.12 feet to a point; thence South 43°34'30" East 64.53 feet to the end point on the center line of the existing sewer outfall line;

Together with 5145 feet of 8 inch transite sewer line, 1315 feet of 10 inch transite sewer line and 29 manholes.

EXHIBIT A