

RESOLUTION NO. 2014-03

A Resolution of the North Kootenai Water District, Kootenai County, Idaho approving an Order Granting Petition for Annexation; and other matters properly relating thereto

NORTH KOOTENAI WATER DISTRICT
Kootenai County, Idaho

Posty Partners LLC Annexation

BE IT RESOLVED BY THE BOARD OF DIRECTORS OF NORTH KOOTENAI WATER DISTRICT, Kootenai County, Idaho, as follows:

WHEREAS, North Kootenai Water District (the "District") is a duly and properly formed water district under and by virtue of the laws of the State of Idaho and is governed by a Board of Directors (the "Board");

WHEREAS, the Board has authority pursuant to Idaho Code §42-3218 to consider annexation of property into the District upon the presentation of a petition of a property owner meeting certain requirements;

WHEREAS, property owner has presented an appropriate petition for annexation to the Board of Directors for consideration;

WHEREAS, the Board held a duly noticed public hearing on June 5, 2014 wherein the Board provided individuals the opportunity to show cause why the annexation of the property described herein should be approved or denied;

WHEREAS, the Board desires to approve an Order Granting Petition for Annexation (a copy of which is hereby attached as Exhibit "A").

NOW, THEREFORE, BE IT RESOLVED as follows:

Section 1: Approval of Order. The Board hereby approves the Order Granting Petition for Annexation to North Kootenai Water District.

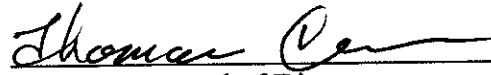
Section 2: Ratification. The Board hereby ratifies all acts taken by members of the Board and/or agents on behalf of the Board or District relative to this potential annexation and the hearing process is hereby ratified and approved.

Section 3: Severability. If any section, paragraph, clause, or provision of this Resolution shall be held invalid or unenforceable for any reason, the invalidity or unenforceability of each section, paragraph, clause, or provision shall in no manner affect any remaining provision of this Resolution.

Section 4: Effective Date. This Resolution shall be and is effective as of the date of its adoption.

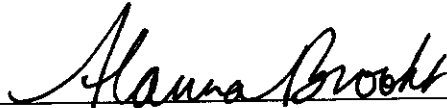
DATED this 5th day of June, 2014.

NORTH KOOTENAI WATER DISTRICT,
Kootenai County, Idaho



Chairman, Board of Directors

ATTEST:



District Secretary



I, the undersigned, Secretary of the Board of Directors of North Kootenai Water District, Kootenai County, Idaho, hereby certify that the foregoing Resolution is a full, true, and correct copy of a Resolution duly adopted at a regular meeting of the District, duly and regularly held at the regular meeting place thereof on June 5, 2014, of which meeting all members of the Board had due notice and at which a majority thereof were present; and that at said meeting said Resolution was adopted by the following vote:

AYES, and in favor thereof, Directors: 5

NAYS, Directors: 0

ABSENT, Directors: 0

ABSTAIN, Directors: 0

I further certify that I have carefully compared the same with the original Resolution on file and of record in my office; that said Resolution is a full, true, and correct copy of the original Resolution adopted at said meeting; and that said Resolution has not been amended, modified, or rescinded since the date of its adoption, and is now in full force and effect.

IN WITNESS WHEREOF, I have set my hand and affixed the official seal of the District on June 5, 2014.

Manna Brooks

District Secretary

(SEAL)



EXHIBIT "A"

ORDER GRANTING PETITION FOR ANNEXATION
TO NORTH KOOTENAI WATER DISTRICT
Kootenai County, Idaho

POSTY PARTNERS LLC ANNEXATION

THE BOARD OF DIRECTORS (the "Board") of NORTH KOOTENAI WATER DISTRICT (the "District") makes the following findings relative to a Petition for Annexation presented to the Board:

(1) The District is a validly formed water district under and by virtues of the laws of the State of Idaho.

(2) The owner of certain real property located in Kootenai County, Idaho, generally adjacent to the boundaries of the District, filed a Petition for Annexation with the District which complied with the requirements of Idaho Code §42-3218(a) (a copy of the Petition and attachments thereto are attached hereto as Exhibit "A" as though fully set forth herein).

(3) After a thorough examination and review by the Board and its consultants, it was established that the Petition was executed by the property owner in the area covered by the annexation. (The area covered by the annexation is set forth in the map attached hereto and incorporated herein by this reference as Exhibit "B".)

(4) The Board set a public hearing on the Petition for Annexation.

(5) The public hearing was set for June 5, 2014, with notice of this hearing ("Notice") given by both publication and mailing. Notice was published in the *Coeur d'Alene Press* on May 24, 2014 and May 31, 2014. (A copy of the Notice and Affidavit of Publication are attached hereto and incorporated herein by this reference as Exhibit "C".) At this public hearing the Board and its consultants were prepared to respond to any questions or issues raised.

(6) The Board has assumed, pursuant to the provisions of Idaho Code Section 42-3218(b) that the failure of any other individuals to show cause in writing as to the annexation of the property described in Exhibit "B", is deemed as their assent.

(7) The Board, after consideration of the records and files herein and the public health and safety of the current and future residents and businesses in the District and the area proposed for annexation, find it in the best interests of the District, its residents and those who are in the area to be annexed into the District, to annex the area covered by the Petition.

(8) Subject to the conditions placed on the annexation by the District, the real property described in the map attached hereto as Exhibit "B" and legally described in Exhibit

"D" attached hereto is hereby incorporated into the District as of the date this Order is recorded with the County Recorder.

(9) The Secretary of the District is hereby directed to file this Order in the records of the District and transmit this Order and all the attachments thereto to the appropriate Kootenai County offices for filing pursuant to Idaho Code §42-3218(b).

(10) Petitioner agrees to pay for its share of a New Facility Plan or Facility Plan Amendment and Preliminary Engineering Report as required by the Idaho Department of Environmental Quality.

(11) Conditions: This annexation is conditioned upon completion of the following:

That the petitioner will complete and pay for certain improvements to the specifications and requirements of the District (at its sole discretion) in order to provide service to the property included in this annexation.

Should it be later determined that one or more of the above conditions has not been satisfactorily achieved, the Board shall have the right to remove or deannex this property from the boundaries of the District.

This Order is adopted by a majority vote of the Board of Directors at a meeting on June 5, 2014.

NORTH KOOTENAI WATER DISTRICT

By: *Shoman Co*
Chairman, Board of Directors

ATTEST:

Alanna Brooks
Secretary



LIST OF EXHIBITS

- A. Petition requesting annexation
- B. Map of the area to be annexed
- C. Notice and Affidavit of Publication of Public Hearing
- D. Legal Description of real property annexed into District

Exhibit A

PETITION FOR ANNEXATION

NORTH KOOTENAI WATER DISTRICT
KOOTENAI COUNTY, IDAHO

ANNEXATION

(Terry Lewis, Scott Lewis)
COMES NOW Petitioner(s), Pesty Partners LLC and petitions the Board of Directors of North Kootenai Water District ("District") as follows:

1. Petitioner(s) are the owners of the real property situated within the County of Kootenai, State of Idaho, particularly described in Exhibit "A", attached hereto, and incorporated herein by reference.
2. Petitioner(s) are desirous that the above-described property be included in, made or part of, and be served with water system improvements in North Kootenai Water District, Kootenai County, Idaho.
3. Petitioners request that, in accordance with the provisions of Section 42-3218, Idaho Code, notice of the filing of this petition be given and published in the official newspaper of the District in Kootenai County, Idaho, said notice to give all persons interested an opportunity to appear and show cause in writing, if any they have, why this petition should not be granted at the hearing, time and place to be set by this Board; that further, assuming that no valid objections are made to the inclusion of the above-described property within the boundaries of the District, the Board enter its order that the above-described property be included within the boundaries of the District, and that such order be recorder and filed with Kootenai County, Idaho and filed with the State of Idaho Tax Commission.
4. That Petitioners are aware that, as a condition of annexation, the District may require that the land described in this petition be subjected to the following requirements:
 - (a) The Petitioners shall pay for the actual costs incurred by the District for District administration, engineering, legal, inspection, and preparation of any necessary documents that are required by the District for annexation of the property. Such District costs shall include, but are not limited to, preparation of conditions of annexation, any needed water and/or system master planning, design consultations, plan reviews, and final approval of the Petitioner's construction plans and specifications for water facilities.
 - (b) The Petitioner shall be responsible for all water facilities that will be necessary to serve the Petitioner's annexed property. These water facilities will include those required within the annexed property as well as all necessary water and sewer facilities needed to extend water and sewer service from the District's existing facilities to those proposed to serve the annexed property. The District shall have the right to dictate where and how the Petitioner's water and sewer facilities that serve the annexed area may be connected to the District's water and sewer facilities. Upon completion of installation and approval by the District of all water and sewer facilities the Petitioner shall dedicate such facilities to the District.

(c) The District shall not be obligated to serve any property annexed within the District where the District has determined there is not sufficient water and/or sewer system capacity to adequately serve such property. There shall arise no right to service or obligation by the District for service upon annexation and as among other properties annexed to the District, and there shall be no priority for service until each water and/or sewer connection permit has been obtained. If construction is not completed within two (2) years from the date the water connection permit was issued, any priority for service shall become null and void. The District may extend the time for completion upon a request by the property owner and a showing of good cause why such extension should be granted.

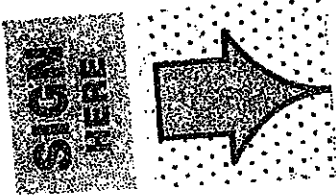
(d) And such other conditions as the District may prescribe.

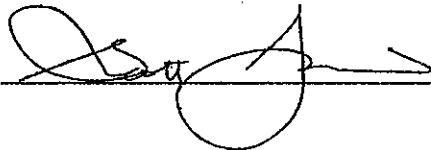
WHEREFORE, Petitioners pray that this petition be set for hearing at the earliest practicable time, and that the Board grant the petition including the conditions as set forth in Paragraph 3 above.

DATED: 5-6-2014

Petitioner: Scott Lewis, Managing Member

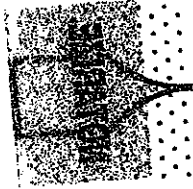
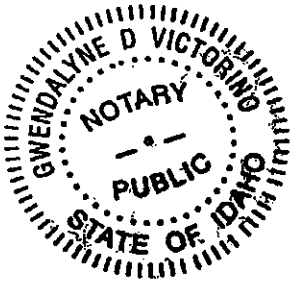
Address: 2804 W Solesburg Dr Coeur d'Alene ID 83815

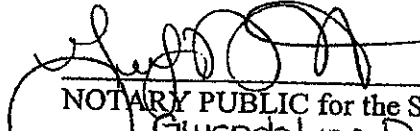


Signature: 

STATE OF IDAHO)
) ss.
COUNTY OF KOOTENAI)

I certify that I know or have satisfactory evidence that Scott Lewis is the person who appeared before me, and said person acknowledged that he signed this instrument as the managing member of Posty Partners LLC and acknowledged it to be his/her free and voluntary act for the uses and purposes mentioned in the instrument.




NOTARY PUBLIC for the State of Idaho
Gwendalyn D. Victorino
[Print name]
My appointment expires: 10-22-2015



PioneerTitleCo.

GOING BEYOND

100 Wallace Avenue
Coeur d'Alene, ID 83814

ELECTRONICALLY RECORDED-DO NOT
REMOVE THE COUNTY STAMPED FIRST
PAGE AS IT IS NOW INCORPORATED AS
PART OF THE ORIGINAL DOCUMENT

File No. 544106

CORPORATE WARRANTY DEED

FOR VALUE RECEIVED,

CPM Development Corporation

a corporation duly organized and existing under the laws of the State of Washington, Grantor, does hereby Grant, Bargain, Sell and Convey unto

Terry Lewis and Patricia Lewis, husband and wife

Grantee, whose address is: 7 2239 W. POST OAK DR, PRESCOTT AZ 86305
the following described real estate, to-wit:

See Exhibit A attached hereto and made a part hereof.

SUBJECT TO current years taxes, irrigation district assessment, public utility easements, subdivision, restrictions, U.S. patent reservations, easements of record and easements visible upon the said premises.

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee, his heirs and assigns forever. And the said Grantor does hereby covenant to and with the said Grantee, that it is the owner in fee simple of said premises; that they are free from all encumbrances and that it will warrant and defend the same from all lawful claims whatsoever.

IN WITNESS WHEREOF, the Grantor, pursuant to a resolution of its Board of Directors has caused its corporate name to be hereunto subscribed by its officers this December 20, 2013.

CPM Development Corporation, a Washington Corporation

By: _____
KC Klosterman, Vice President

State of _____ County of _____

QUITCLAIM DEED

FOR VALUE RECEIVED, Terry W Lewis & Patricia Lewis does hereby
convey, release, remise and forever quit claim unto

Posty Partners LLC whose current address is:
2239 W Post Oak Dr. Prescott Az 86305

the following described premises: That portion of the South Half of Section 35, Township
52 North, Range 4 W.B.M., Kootenai County, Idaho lying West of that certain
parcel in the Deed to the State of Idaho, recorded July 29, 1969 in Book 231 of
Deeds at Page 335, records of Kootenai County Idaho, and lying East of that
certain parcel described in Special Warranty Deed to the State of Idaho,
Idaho Transportation Department, recorded April 7, 2011 as Instrument
No. 2309103000, records of Kootenai County, Idaho.
Less And Except: Any portion lying within the right of way for Boekel Road.
TO HAVE AND TO HOLD the said premises, unto the said grantees, heirs and assigns forever.

Date: 12-27-2013

By: Terry W Lewis Patricia Lewis
[Grantor's Name]

State of Idaho)
County of Kootenai) S.S.

On this 2nd day of Jan., in the year 2014, before me Patricia Lewis
Heidis Simon, personally appeared Terry W Lewis &, proved to me on
the basis of satisfactory evidence to be the person(s) whose name(s) is(are) subscribed to the within
instrument, and acknowledged that he(she)(they) executed the same.

[Signature]
Notary Public
My Commission Expires on 6-24-16

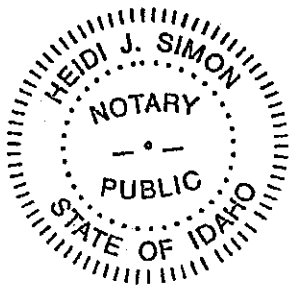


Exhibit B

THIS SKETCH IS PROVIDED SOLELY FOR THE PURPOSE OF ASSISTING IN LOCATING SAID LAND. PIONEER TITLE OF COEUR D'ALENE ASSUMES NO LIABILITY FOR ANY MATTER RELATED TO THIS SKETCH. REFERENCE SHOULD BE MADE TO AN ACTUAL SURVEY FOR FURTHER INFORMATION.

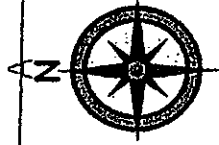
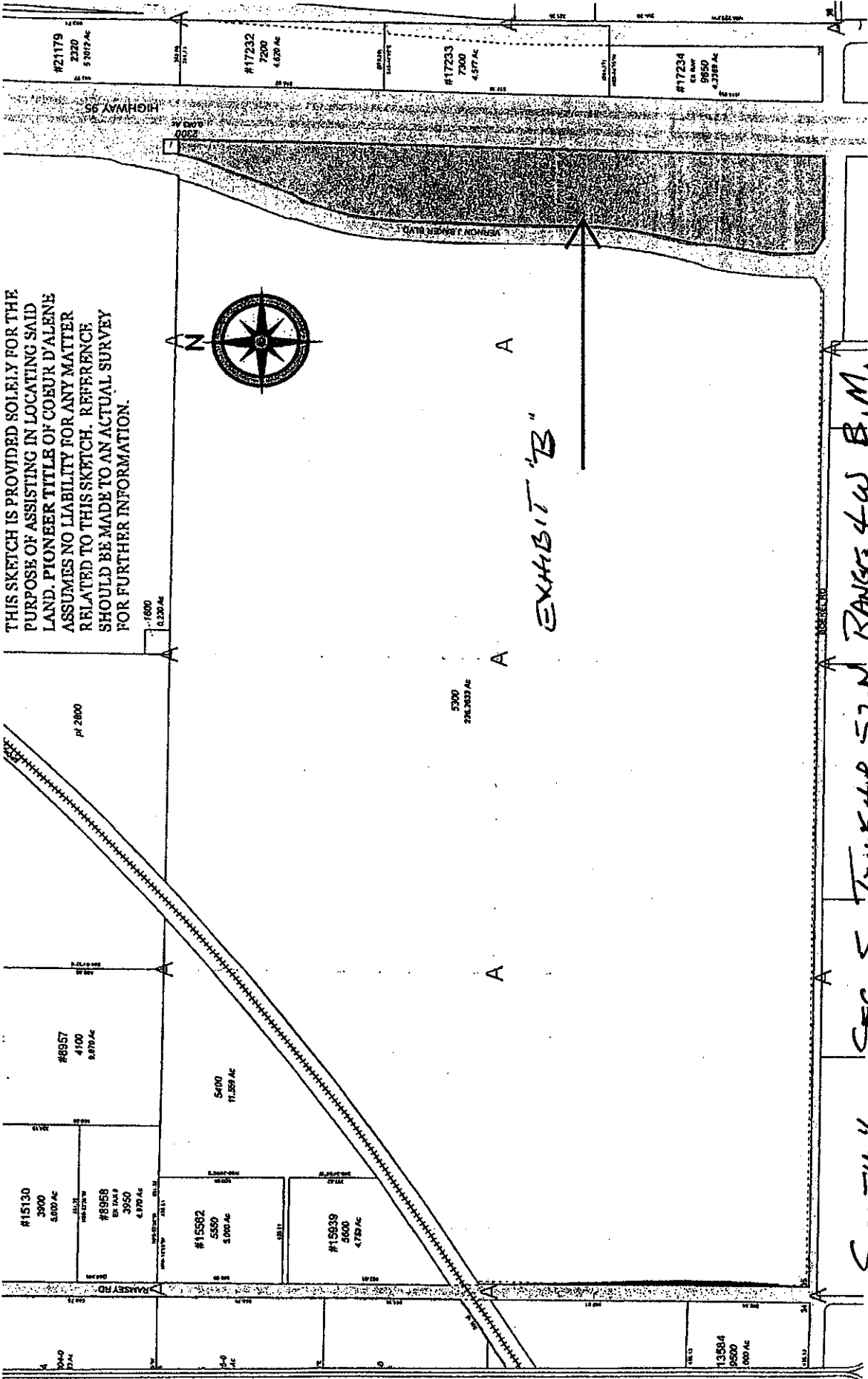


EXHIBIT "B"



South 1/2 SEC. 5 TOWNSHIP 52 N RANGE 4 W B.M. KOOTENAI COUNTY ID.

Exhibit C

AFFIDAVIT OF PUBLICATION

NOTICE OF PUBLIC HEARING OF ANNEXATION OF PROPERTY INTO NORTH KOOTENAI WATER DISTRICT Kootenai County, Idaho POSTY PARTNERS, LLC ANNEXATION

STATE OF IDAHO, } ss. County of Kootenai,

Chantell White being first duly sworn

upon oath deposes and says:

1. I am now and at all times hereinafter mentioned was a citizen of the United States, resident of the State of Idaho, over the age of twenty-one years and not a party of the above entitled action.

2. I am now and at all times hereinafter mentioned was the printer (principal clerk) of the "Coeur d'Alene Press," a newspaper printed and published daily except Sunday in Coeur d'Alene, Kootenai County, Idaho, and having a general circulation in said county.

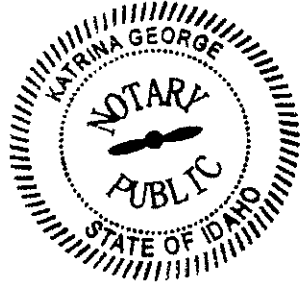
3. The Legal Notice

of which the annexed is a printed copy, was published in the regular Saturday issue of said newspaper for 2 consecutive weeks commencing on the 24 day of May 20 14 and ending on the 31 day of May 20 14 and such publication was made as often during said period as said daily newspaper was regularly issued.

4 That said newspaper has been continuously and uninterruptedly published in said Kootenai County, during a period of more than seventy-eight consecutive weeks immediately prior to the first publication of said notice Chantell White

On this 31 day of May in the year of 2014, before me, a Notary Public, personally appeared Chantell White known or identified to me to be the person whose name subscribed to the within instrument, and being by me first duly sworn, declared that the statements therein are true, and acknowledged to me that he executed the same.

Katrina George Notary Public for the State of Idaho, residing at Coeur d'Alene, Idaho



MY COMMISSION EXPIRES 8/29/17

The Board of Directors (the "Board") of the North Kootenai Water District (the "District") will be holding a public hearing on the annexation of property into the District. The public hearing will be held as follows:

Day: Thursday Date: June 5, 2014 Time: 12:30 p.m.

Location: 13649 N. Meyer Rd., Rathdrum, ID 83858-4904

The annexation hearing is based upon a petition filed by the following parties for the properties identified in such petition: Posty Partners LLC (Parcel No. 52N04W359400). A copy of the petition and additional description of the area covered by the petition can be obtained from the District by sending a request to:

North Kootenai Water District 13649 N. Meyer Rd. Rathdrum, ID 83858-4904

All persons interested in appearing at the time and place of the hearing may show cause in writing why any petition for annexation should not be granted. The Board shall consider, at the hearing, any objection presented in writing. The failure of any person to show cause in writing shall be deemed as an assent to include their property within the boundaries of the District.

Anyone wishing to provide written comments, who is unable to attend the hearing, may provide them in advance of the hearing by sending them, first class mail, postage pre-paid, to:

North Kootenai Water District 13649 N. Meyer Rd. Rathdrum, ID 83858-4904

Failure to have your written comments to the Board in advance of the public hearing means they will not be considered by the Board at the public hearing.

DATED this 15th day of May, 2014.

NORTH KOOTENAI WATER DISTRICT, Kootenai County, Idaho LEGAL 830 MAY 24, 31, 2014

Exhibit D

EXHIBIT *D*

That portion of the South Half of Section 35, Township 52 North, Range 4 W.B.M., Kootenai County, Idaho lying West of that certain parcel in the Deed to the State of Idaho, recorded July 29, 1969 in Book 231 of Deeds at Page 335, records of Kootenai County Idaho, and lying East of that certain parcel described in Special Warranty Deed to the State of Idaho, Idaho Transportation Department, recorded April 7, 2011 as Instrument No. 2309103000, records of Kootenai County, Idaho.

LESS AND EXCEPT: Any portion lying within the right of way for Boekel Road.

ORDER GRANTING PETITION FOR ANNEXATION
TO NORTH KOOTENAI WATER DISTRICT
Kootenai County, Idaho

POSTY PARTNERS LLC ANNEXATION

THE BOARD OF DIRECTORS (the "Board") of NORTH KOOTENAI WATER DISTRICT (the "District") makes the following findings relative to a Petition for Annexation presented to the Board:

(1) The District is a validly formed water district under and by virtues of the laws of the State of Idaho.

(2) The owner of certain real property located in Kootenai County, Idaho, generally adjacent to the boundaries of the District, filed a Petition for Annexation with the District which complied with the requirements of Idaho Code §42-3218(a) (a copy of the Petition and attachments thereto are attached hereto as Exhibit "A" as though fully set forth herein).

(3) After a thorough examination and review by the Board and its consultants, it was established that the Petition was executed by the property owner in the area covered by the annexation. (The area covered by the annexation is set forth in the map attached hereto and incorporated herein by this reference as Exhibit "B".)

(4) The Board set a public hearing on the Petition for Annexation.

(5) The public hearing was set for June 5, 2014, with notice of this hearing ("Notice") given by both publication and mailing. Notice was published in the *Coeur d'Alene Press* on May 24, 2014 and May 31, 2014. (A copy of the Notice and Affidavit of Publication are attached hereto and incorporated herein by this reference as Exhibit "C".) At this public hearing the Board and its consultants were prepared to respond to any questions or issues raised.

(6) The Board has assumed, pursuant to the provisions of Idaho Code Section 42-3218(b) that the failure of any other individuals to show cause in writing as to the annexation of the property described in Exhibit "B", is deemed as their assent.

(7) The Board, after consideration of the records and files herein and the public health and safety of the current and future residents and businesses in the District and the area proposed for annexation, find it in the best interests of the District, its residents and those who are in the area to be annexed into the District, to annex the area covered by the Petition.

(8) Subject to the conditions placed on the annexation by the District, the real property described in the map attached hereto as Exhibit "B" and legally described in Exhibit "D" attached hereto is hereby incorporated into the District as of the date this Order is recorded with the County Recorder.

(9) The Secretary of the District is hereby directed to file this Order in the records of the District and transmit this Order and all the attachments thereto to the appropriate Kootenai County offices for filing pursuant to Idaho Code §42-3218(b).

(10) Petitioner agrees to pay for its share of a New Facility Plan or Facility Plan Amendment and Preliminary Engineering Report as required by the Idaho Department of Environmental Quality.

(11) Conditions: This annexation is conditioned upon completion of the following:

That the petitioner will complete and pay for certain improvements to the specifications and requirements of the District (at its sole discretion) in order to provide service to the property included in this annexation.

Should it be later determined that one or more of the above conditions has not been satisfactorily achieved, the Board shall have the right to remove or deannex this property from the boundaries of the District.

This Order is adopted by a majority vote of the Board of Directors at a meeting on June 5, 2014.

NORTH KOOTENAI WATER DISTRICT

By: Thomas Crum
Chairman, Board of Directors

ATTEST:

Anna Brooks
Secretary



LIST OF EXHIBITS

- A. Petition requesting annexation
- B. Map of the area to be annexed
- C. Notice and Affidavit of Publication of Public Hearing
- D. Legal Description of real property annexed into District

Exhibit A

PETITION FOR ANNEXATION

NORTH KOOTENAI WATER DISTRICT
KOOTENAI COUNTY, IDAHO

ANNEXATION

COMES NOW Petitioner(s), (Terry Lewis, Scott Lewis)
Posty Partners LLC and petitions the Board of Directors of
North Kootenai Water District ("District") as follows:

1. Petitioner(s) are the owners of the real property situated within the County of Kootenai, State of Idaho, particularly described in Exhibit "A", attached hereto, and incorporated herein by reference.

2. Petitioner(s) are desirous that the above-described property be included in, made or part of, and be served with water system improvements in North Kootenai Water District, Kootenai County, Idaho.

3. Petitioners request that, in accordance with the provisions of Section 42-3218, Idaho Code, notice of the filing of this petition be given and published in the official newspaper of the District in Kootenai County, Idaho, said notice to give all persons interested an opportunity to appear and show cause in writing, if any they have, why this petition should not be granted at the hearing, time and place to be set by this Board; that further, assuming that no valid objections are made to the inclusion of the above-described property within the boundaries of the District, the Board enter its order that the above-described property be included within the boundaries of the District, and that such order be recorder and filed with Kootenai County, Idaho and filed with the State of Idaho Tax Commission.

4. That Petitioners are aware that, as a condition of annexation, the District may require that the land described in this petition be subjected to the following requirements:

(a) The Petitioners shall pay for the actual costs incurred by the District for District administration, engineering, legal, inspection, and preparation of any necessary documents that are required by the District for annexation of the property. Such District costs shall include, but are not limited to, preparation of conditions of annexation, any needed water and/or system master planning, design consultations, plan reviews, and final approval of the Petitioner's construction plans and specifications for water facilities.

(b) The Petitioner shall be responsible for all water facilities that will be necessary to serve the Petitioner's annexed property. These water facilities will include those required within the annexed property as well as all necessary water and sewer facilities needed to extend water and sewer service from the District's existing facilities to those proposed to serve the annexed property. The District shall have the right to dictate where and how the Petitioner's water and sewer facilities that serve the annexed area may be connected to the District's water and sewer facilities. Upon completion of installation and approval by the District of all water and sewer facilities the Petitioner shall dedicate such facilities to the District.

(c) The District shall not be obligated to serve any property annexed within the District where the District has determined there is not sufficient water and/or sewer system capacity to adequately serve such property. There shall arise no right to service or obligation by the District for service upon annexation and as among other properties annexed to the District, and there shall be no priority for service until each water and/or sewer connection permit has been obtained. If construction is not completed within two (2) years from the date the water connection permit was issued, any priority for service shall become null and void. The District may extend the time for completion upon a request by the property owner and a showing of good cause why such extension should be granted.

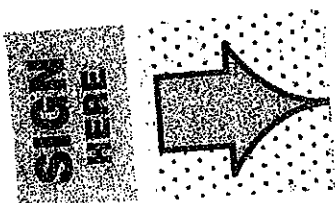
(d) And such other conditions as the District may prescribe.

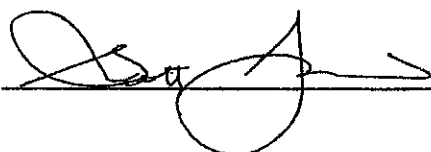
WHEREFORE, Petitioners pray that this petition be set for hearing at the earliest practicable time, and that the Board grant the petition including the conditions as set forth in Paragraph 3 above.

DATED: 5-6-2014

Petitioner: Scott Lewis, Managing Member

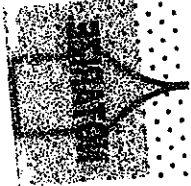
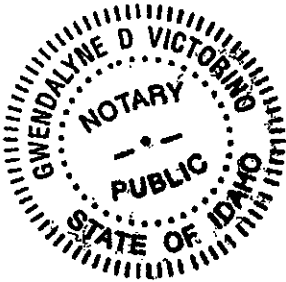
Address: 2804 W Sabine Dr Coeur d'Alene ID 83815




Signature: 

STATE OF IDAHO)
) ss.
COUNTY OF KOOTENAI)

I certify that I know or have satisfactory evidence that Scott Lewis is the person who appeared before me, and said person acknowledged that he signed this instrument as the managing member of Posty Partners LLC and acknowledged it to be his/her free and voluntary act for the uses and purposes mentioned in the instrument.




NOTARY PUBLIC for the State of Idaho
Gwendalyn D Victorino
[Print name]
My appointment expires: 10-22-2015



Pioneer Title Co.

GOING BEYOND

100 Wallace Avenue
Coeur d'Alene, ID 83814

ELECTRONICALLY RECORDED-DO NOT REMOVE THE COUNTY STAMPED FIRST PAGE AS IT IS NOW INCORPORATED AS PART OF THE ORIGINAL DOCUMENT

File No. 544106

CORPORATE WARRANTY DEED

FOR VALUE RECEIVED,

CPM Development Corporation

a corporation duly organized and existing under the laws of the State of Washington, Grantor, does hereby Grant, Bargain, Sell and Convey unto

Terry Lewis and Patricia Lewis, husband and wife

Grantee, whose address is: 2239 W. POST OAK DR, PRESCOTT AZ 86305
the following described real estate, to-wit:

See Exhibit A attached hereto and made a part hereof.

SUBJECT TO current years taxes, irrigation district assessment, public utility easements, subdivision, restrictions, U.S. patent reservations, easements of record and easements visible upon the said premises.

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee, his heirs and assigns forever. And the said Grantor does hereby covenant to and with the said Grantee, that it is the owner in fee simple of said premises; that they are free from all encumbrances and that it will warrant and defend the same from all lawful claims whatsoever.

IN WITNESS WHEREOF, the Grantor, pursuant to a resolution of its Board of Directors has caused its corporate name to be hereunto subscribed by its officers this December 20, 2013.

CPM Development Corporation, a Washington Corporation

By: _____
KC Klosterman, Vice President

State of

County of

QUITCLAIM DEED

FOR VALUE RECEIVED, Terry W Lewis & Patricia Lewis does hereby
convey, release, remise and forever quit claim unto

Posty Partners LLC whose current address is:
2239 W Post Oak Dr. Prescott Az 86305

the following described premises: That portion of the South Half of Section 35, Township
52 North, Range 4 W.B.M., Kootenai County, Idaho lying West of that certain
parcel in the Deed to the State of Idaho, recorded July 29, 1969 in Book 231 of
Deeds at Page 335, records of Kootenai County Idaho, and lying East of that
certain parcel described in Special Warranty Deed to the State of Idaho,
Idaho Transportation Department, recorded April 7, 2011 as Instrument
No. 2309103000, records of Kootenai County, Idaho.
Less And Except: Any portion lying within the right of way for Boekel Road.
TO HAVE AND TO HOLD the said premises, unto the said grantees, heirs and assigns forever.

Date: 12-27-2013

By: Terry W Lewis Patricia Lewis
[Grantor's Name]

State of Idaho)
County of Kootenai) S.S.

On this 2nd day of Jan., in the year 2014, before me Patricia Lewis
Heidi J. Simon, personally appeared Terry W. Lewis &, proved to me on
the basis of satisfactory evidence to be the person(s) whose name(s) is(are) subscribed to the within
instrument, and acknowledged that he(he)(they) executed the same.

Heidi J. Simon
Notary Public
My Commission Expires on 6-24-16

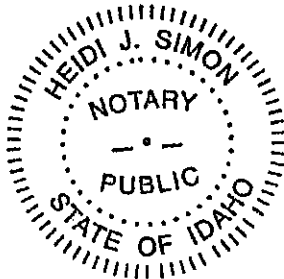


Exhibit B

THIS SKETCH IS PROVIDED SOLELY FOR THE PURPOSE OF ASSISTING IN LOCATING SAID LAND. PIONEER TITLE OF COEUR D'ALENE ASSUMES NO LIABILITY FOR ANY MATTER RELATED TO THIS SKETCH. REFERENCE SHOULD BE MADE TO AN ACTUAL SURVEY FOR FURTHER INFORMATION.

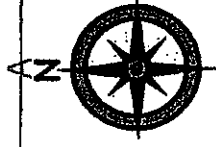
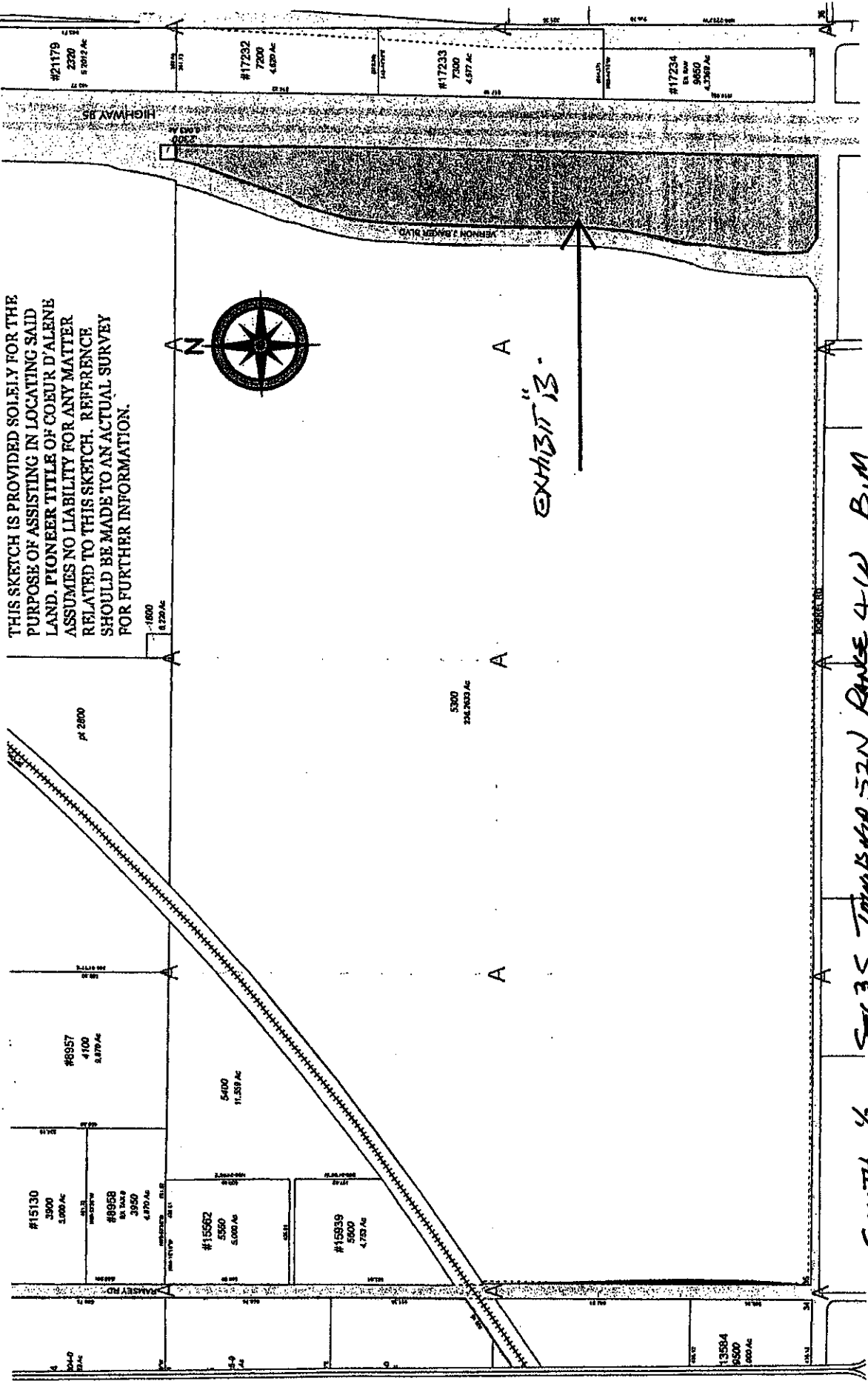


EXHIBIT "B"



SOUTH 1/2 SECS 35 TOWNSHIP 52N RANGE 4W B.M. KOOTENAI County ID.

Exhibit C

AFFIDAVIT OF PUBLICATION

POSTY PARTNERS LLC ANNEXATION

STATE OF IDAHO, County of Kootenai, } SS.

Chantell White

being first duly sworn

upon oath deposes and says:

1 I am now and at all times hereinafter mentioned was a citizen of the United States, resident of the State of Idaho, over the age of twenty-one years and not a party of the above entitled action.

2. I am now and at all times hereinafter mentioned was the printer (principal clerk) of the "Coeur d'Alene Press," a newspaper printed and published daily except Sunday in Coeur d'Alene, Kootenai County, Idaho, and having a general circulation in said county

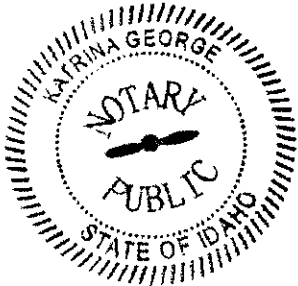
3. The Legal Notice

of which the annexed is a printed copy, was published in the regular Saturday issue of said newspaper for 2 consecutive weeks commencing on the 24 day of May 2014 and ending on the 31 day of May 2014 and such publication was made as often during said period as said daily newspaper was regularly issued.

4 That said newspaper has been continuously and uninterruptedly published in said Kootenai County, during a period of more than seventy-eight consecutive weeks immediately prior to the first publication of said notice Chantell White

On this 31 day of May in the year of 2014 before me, a Notary Public, personally appeared Chantell White known or identified to me to be the person whose name subscribed to the within instrument, and being by me first duly sworn, declared that the statements therein are true, and acknowledged to me that he executed the same

Katrina George Notary Public for the State of Idaho, residing at Coeur d'Alene, Idaho



MY COMMISSION EXPIRES 8/29/17

The Board of Directors (the "Board") of the North Kootenai Water District (the "District") will be holding a public hearing on the annexation of property into the District. The public hearing will be held as follows:

Day: Thursday

Date: June 5, 2014

Time: 12:30 p.m.

Location: 13649 N. Meyer Rd., Rathdrum, ID 83858-4904

The annexation hearing is based upon a petition filed by the following parties for the properties identified in such petition: Posty Partners LLC (Parcel No. 52N04W359400). A copy of the petition and additional description of the area covered by the petition can be obtained from the District by sending a request to:

North Kootenai Water District 13649 N. Meyer Rd. Rathdrum, ID 83858-4904

All persons interested in appearing at the time and place of the hearing may show cause in writing why any petition for annexation should not be granted. The Board shall consider, at the hearing, any objection presented in writing. The failure of any person to show cause in writing shall be deemed as an assent to include their property within the boundaries of the District.

Anyone wishing to provide written comments, who is unable to attend the hearing, may provide them in advance of the hearing by sending them, first class mail, postage pre-paid, to:

North Kootenai Water District 13649 N. Meyer Rd. Rathdrum, ID 83858-4904

Failure to have your written comments to the Board in advance of the public hearing means they will not be considered by the Board at the public hearing.

DATED this 15th day of May, 2014.

NORTH KOOTENAI WATER DISTRICT, Kootenai County, Idaho LEGAL 830 MAY 24, 31, 2014

Exhibit D

EXHIBIT "D"

That portion of the South Half of Section 35, Township 52 North, Range 4 W.B.M., Kootenai County, Idaho lying West of that certain parcel in the Deed to the State of Idaho, recorded July 29, 1969 in Book 231 of Deeds at Page 335, records of Kootenai County Idaho, and lying East of that certain parcel described in Special Warranty Deed to the State of Idaho, Idaho Transportation Department, recorded April 7, 2011 as Instrument No. 2309103000, records of Kootenai County, Idaho.

LESS AND EXCEPT: Any portion lying within the right of way for Boekel Road.