

## ORDINANCE NO. 1-2011

ORDINANCE REGARDING THE DE-ANNEXATION OF PROPERTY BELONGING TO FAIRCHILD LIVING FAMILY TRUST A AND FAIRCHILD LIVING TRUST B, AND DEAN D FAIRCHILD , AND DUANE AND CANDY FAIRCHILD FROM THE CITY LIMITS OF THE CITY OF MIDVALE, IDAHO UNDER IDAHO CODE 50-222 WHEREAS, the City of Midvale, Idaho, requests FAIRCHILD LIVING FAMILY TRUST A AND FAIRCHILD LIVING TRUST B, AND DEAN FAIRCHILD , AND DUANE AND CANDY FAIRCHILD, to de-annex certain real property belonging to said FAIRCHILD LIVING FAMILY TRUST A AND FAIRCHILD LIVING TRUST B, AND DEAN FAIRCHILD , AND DUANE AND CANDY FAIRCHILD from the city limits of the City of Midvale, Idaho,

**NOW, THEREFORE BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF MIDVALE, IDAHO, that the following described property shall be de-annexed from the city limits of the City of Midvale, Idaho and be removed from the city tax rolls:**

PARCELS : TRUST A, RPM65300176150, RPM65400137650, RPM66000184790, RPM66000184800, RPM188400, RPM66000185720, RPM66000186700, RPM66000190600, RPM66000191350, RPM66000191600, RPM66000194900, RPM66000197800, TRUST B, RPM66000193200, RPM66000195600, RPM66000240000, RPM66000241300, RPM66000302420, DEAN D FAIRCHILD RPM66000244200, DUANE AND CANDY FAIRCHILD RPM65400137540. Property located within the following TOWNSHIP 13 N, RANGE 4 W.B.M. Section 13 and 24. TOWNSHIP 13 N, RANGE 3 W.B.M. Section 13, 17,18,19. and more particularly described in Exhibit "A" attached hereto and made a part here of by reference.

**This Ordinance shall be effective upon the publication of such ordinance.**

**APPROVED BY THE MAYOR AND CITY COOUNCIL this 10<sup>th</sup> day of January 2011**

ATTEST:

*Pamela Chris Pyle*  
Pamela Chris Pyle

*Ed Meyer*  
Ed Meyer, Mayor

**Instrument # 216734**

STATE OF IDAHO, COUNTY OF WASHINGTON

1-11-2011 02:30:00 No. of Pages: 21

Recorded for : CITY OF MIDVALE

BETTY J THOMAS

Ex-Officio Recorder Deputy

Index to: ORDINANCE - CITY

Fee: 0.00

*Betty J Thomas*

**CITY OF MIDVALE, IDAHO  
ORDINANCE NO. 05-2007**

**ORDINANCE REGARDING THE  
VOLUNTARY ANNEXATION OF PROPERTY BELONGING TO  
DEAN FAIRCHILD AND VELDA FAIRCHILD, HUSBAND AND WIFE,  
INTO THE CITY LIMITS OF  
THE CITY OF MIDVALE, IDAHO**

WHEREAS, the City of Midvale, Idaho, has been requested by DEAN FAIRCHILD and VELDA FAIRCHILD, to annex certain real property belonging to said DEAN FAIRCHILD and VELDA FAIRCHILD into the city limits of the City of Midvale, Idaho,

NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF MIDVALE, IDAHO, that the following described property shall be annexed into the city limits of the City of Midvale, Idaho and placed on the city tax rolls:

**IN WASHINGTON COUNTY, IDAHO:**

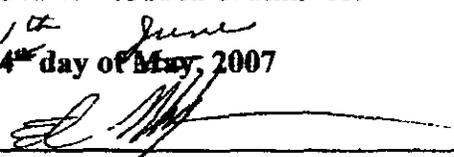
Property located within the following:

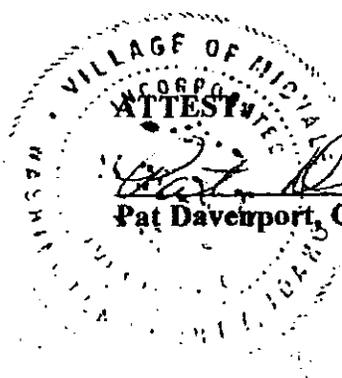
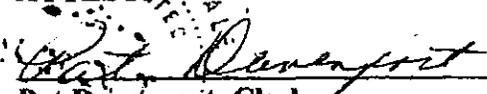
TOWNSHIP 13 N, RANGE 4 W, B.M. Section 13 and 24  
TOWNSHIP 13 N, RANGE 3 W, B.M. Section 13, 17, 18, 19

and more particularly described in Exhibit "A" attached hereto and made a part hereof by reference.

This ordinance shall be effective upon the publication of such ordinance.

APPROVED BY THE CITY COUNCIL this <sup>11<sup>th</sup></sup> ~~14<sup>th</sup>~~ day of ~~May~~ June, 2007

  
Edwin Meyer, Mayor

  
ATTEST  
  
Pat Daverport, Clerk

Instrument # 210190  
STATE OF IDAHO, COUNTY OF WASHINGTON  
8-22-2008 11:20:00 No. of Pages: 15  
Recorded for : CITY OF MIDVALE  
SHARON WIDNER Fee: 0.00  
Ex-Officio Recorder Deputy   
Index to: ORDINANCE - CITY

RECEIVED  
OCT 22 2008  
TECHNICAL

# WARRANTY DEED

INSTRUMENT NO. 154813  
PAGE 1 OF 1

For Value Received ARTHUR A. FAIRCHILD and LOIS FAIRCHILD, husband and wife, of Midvale, Idaho 83645,  
the grantor s, do hereby grant, bargain, sell and convey unto DEAN D. FAIRCHILD and VELDA C. FAIRCHILD, husband and wife, of Midvale, Idaho 83645

the grantee s, the following described real estate situated in Washington County, State of Idaho, to-wit:  
The following described real property situate in the County of Washington, State of Idaho, more particularly described as follows:

Beginning at a point along the east line of the Old Highway, 760 feet, more or less, south of the center of Section Thirteen (13), Township Thirteen (13) North of Range Four (4) West of the Boise Meridian, which point of beginning is 300 feet South of Midvale Air Port Landing Strip; thence easterly parallel to the south line of said landing strip to the intersection with the State Highway; thence southwesterly along the northerly line of said State Highway to the north line of the South Half of the Southeast Quarter of said Section Thirteen (13); thence west along the North line of said South Half of the Southeast Quarter of said Section Thirteen (13) to the East line of the Old Highway; thence North to the place of beginning; ALSO

7650

All that part of the Northeast Quarter of the Southeast Quarter of Section Thirteen (13) in Township Thirteen (13) North of Range Four (4) West of the Boise Meridian, lying southeasterly of the State Highway; ALSO

All that part of Lot Three (3) of Section Eighteen (18) in Township Thirteen (13) North of Range Three (3) West of the Boise Meridian, lying southeasterly of the State Highway.

Together with all and singular the water rights, tenements, herditaments and appurtenances thereunto belonging or in anywise appertaining, subject, however, to all easements and rights-of-way appearing on such premises or of record, all restrictions of record, and reservations in favor of the United States or the State of Idaho.

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantees, their heirs and assigns forever. And the said Grantors do hereby covenant to and with the said Grantees, that they are the owners in fee simple of said premises; that said premises are free from all incumbrances

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

Dated this 14th day of February, 1983.

Arthur A. Fairchild  
Arthur A. Fairchild  
Lois D. Fairchild  
Lois Fairchild

STATE OF IDAHO, COUNTY OF WASHINGTON  
On this 14th day of Feb., 1983,  
before me, a notary public in and for said State, personally appeared ARTHUR A. FAIRCHILD and LOIS FAIRCHILD, husband and wife,

STATE OF IDAHO, COUNTY OF WASHINGTON  
I hereby certify that this instrument was filed for record at the request of DEAN FAIRCHILD  
at 42 minutes past 13:00 o'clock P.m., this 30TH day of JUNE 1982, in my office, and duly recorded in Book of Deeds at #154813

known to me to be the persons whose names are subscribed to the within instrument, and acknowledged to me that they executed the same.  
Mary C. Kautz  
Notary Public  
Residing at Weiser, Idaho  
Commission Expires OF 1985

MARY KAUTZ  
Ex-Officio Recorder  
By Mary C. Kautz  
Fees \$ 3.00  
Mail to: DEAN FAIRCHILD  
P.O. BOX 125  
MIDVALE, ID. 83645

RECEIVED  
OCT 22 2008

TECHNICAL SUPPORT

INSTRUMENT NO.

Comp. Index  
Emp. Ret.  
Depu. Rm  
Compare  
Card Ret.  
Bk. Ref.  
Update  
Return

# WARRANTY DEED

210190

For Value Received  
Arthur A. Fairchild and Lois Fairchild, husband and wife

The grantors, do hereby grant, bargain, sell and convey unto  
Dean D. Fairchild and Velda C. Fairchild, husband and wife  
the grantees, whose current address is Box 125 Micvale, ID 83645

the following described premises, in WASHINGTON County Idaho, to-wit:  
TOWNSHIP 13 NORTH, RANGE 3 WEST OF THE BOISE MERIDIAN,

SECTION 17: That part of the SW1/4SW1/4 described as follows:

Beginning at the NW corner of said SW1/4SW1/4 thence East 420 feet, thence in a south-westerly direction 921.31 feet to a point 820 feet South of the NW corner of said SW1/4SW1/4, thence North to the point of beginning.

SECTION 18: S1/2SE1/4, that part of E1/2SW1/4 lying Southeasterly of the right-of-way of U.S. Highway 95; AND ALSO a tract of land in Lot 4 described as: Beginning at the SE corner of said Lot 4, thence North 220 feet, thence Southwesterly 285 feet to a point on the South line of said Lot 4; which point is 168 feet West of the point of beginning, thence East 168 feet to the point of beginning.

SECTION 19: W1/2NE1/4, E1/2NW1/4, LOT 1 AND 2.

TOWNSHIP 13 NORTH, RANGE 4 WEST OF THE BOISE MERIDIAN;

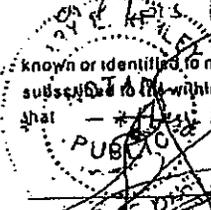
SECTION 24: E1/2NE1/4

Together with all and singular the water rights, tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining, subject, however, to all easements and right-of-way appearing on such premises or of record, all restrictions of record, and reservations in favor of the United States or the State of Idaho. TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee their heirs and assigns forever. And the said Grantors do hereby covenant to and with the said Grantees, that they are the owners in fee simple of said premises; that they are free from all incumbrances

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

Dated: June 18, 1992

Arthur A. Fairchild                      Lois M. Fairchild  
Arthur A. Fairchild                      Lois Fairchild

STATE OF IDAHO, COUNTY OF Washington  
On this 18th day of June, 1992,  
before me, a notary public in and for the said State, personally appeared  
Arthur A. Fairchild  
Lois M. Fairchild  
known or identified to me to be the persons whose name subscribed to the within instrument, and acknowledged to me that they executed the same.  
  
Notary Public  
Residing at 412-97, Idaho  
Comm. Expires 4-12-97

STATE OF IDAHO, COUNTY OF WASHINGTON  
I hereby certify that this instrument was filed for record at the request of DEAN FAIRCHILD  
at 42 minutes past 13:00 o'clock P. M.,  
this 30TH day of JUNE  
1992, in my office, and duly recorded in BOOK  
of Deeds at BOOK # 154814  
MARY KAUTZ  
Ex-Officio Recorder  
By [Signature]  
Fees \$3.00  
Mall to: DEAN FAIRCHILD  
P.O. BOX 125  
MICVALE, IDAHO 83645  
Drawings, Index, Comp. Rel., Film, Compare, Card Rel., Ek. Rel., No-date

INSTRUMENT NO. RECEIVED

OCT 22 2008

TECHNICAL SUPPORT

QUITCLAIM DEED

INSTRUMENT NO. 154815  
PAGE 1 OF 1

210190

For Value Received.

FairChild Tree Top Ranch, LTD., a partnership

do hereby convey, release, remise and forever quitclaim unto

Dean D. Fairchild and Velda C. Fairchild, husband and wife

whose current address is Box 125, Midvale, ID 83645

the following described premises, to-wit: IN WASHINGTON COUNTY, IDAHO:

TOWNSHIP 13 NORTH, RANGE 4 WEST OF THE BOISE MERIDIAN:

Section 24: E½NE¼

together with their appurtenances.

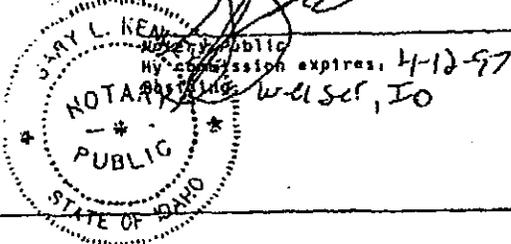
Dated: June May 18, 1992

Fairchild Tree Top Ranch, LTD.

Arthur A. Fairchild  
By: Arthur A. Fairchild  
General Partner

STATE OF IDAHO )  
COUNTY OF WASHINGTON ) ss.

On this 18th day of June in the year 1992, before me a Notary Public, personally appeared ARTHUR A. FAIRCHILD known or identified to me to be the General Partner of FAIRCHILD TREE TOP RANCH, LTD., and the General Partner who subscribed said partnership name to the foregoing instrument, and acknowledged to me that he executed the same in said partnership name.



STATE OF IDAHO, COUNTY OF WASHINGTON  
I hereby certify that this instrument was filed for record at the request of DEAN FAIRCHILD

at 42 minutes past 13:00 o'clock P.M., this 30th day of JUNE 1992, in my office, and duly recorded in Book of Deeds at Boise # 154815

MARY KAUTZ  
Ex-Officio Recorder

By: Mary Kautz Deputy.

Fees \$ 3.00  
Mail to: DEAN FAIRCHILD  
P.O. BOX 125  
MIDVALE, IDAHO 83645

INSTRUMENT NO.

RECEIVED

OCT 22 1992

EXHIBIT A-3

Emp. Trans  
Corp. Rel.  
Film  
Compare  
Card Rel.  
Ex. Rel.  
Up-date  
Return

QUITCLAIM DEED

For Value Received

WENDELL L. ADER AND KAREN L. ADER, HUSBAND AND WIFE, do hereby convey, release, remise and forever quitclaim unto DEAN D. FAIRCHILD AND VELDA C. FAIRCHILD, HUSBAND AND WIFE, whose current address is P.O. BOX 125 MIDVALE, IDAHO 83645 the following described premises, to-wit:

IN WASHINGTON COUNTY, IDAHO:

Instrument # 180638 WEISER, WASHINGTON COUNTY, IDAHO 2000-08-28 03:17:00 No. of Pages: 2 Recorded for: WEISER VALLEY TITLE SHARON WIDNER Fee: \$ 00 Ex-Officio Recorder Deputy [Signature] Make 1st DEED

SEE ATTACHED EXHIBIT "A"

together with their appurtenances.

Dated: Aug 28, 2000 [Signature] WENDELL L. ADER

[Signature] KAREN L. ADER

STATE OF IDAHO, COUNTY OF Washington

On this 28th day of August, 2000, before me, a notary public in and for the said State, personally appeared

WENDELL L. ADER AND KAREN L. ADER

known to me to be the persons whose names are subscribed to the within instrument, and acknowledged to me that they executed the same.

[Notary Seal] [Signature] Notary Public Residing at [Address], Idaho Comm. Expires 3-27-03

RECEIVED OCT 22 2008

216734

180638

210190

To FAIRCHILD

A parcel of land situated within the SE1/4 of Section 13, Township 13 North, Range 4 West, and the Lots 3 and 4 of Section 18, Township 13 North, Range 3 West, Boise Meridian, Washington County, Idaho, more particularly described as follows:

Beginning at the southeast corner of the SE1/4 of Section 13, T.13N., R.4W., B.M. (southwest corner of Lot 4 of Section 18, T.13N., R.3W., B.M.);

Thence N 0°21'50"E, a distance of 1324.05 feet along the east line of said SE1/4 to the TRUE POINT OF BEGINNING, which point is on an existing east/west fence line;

Thence S 89°32'39"W, a distance of 365.76 feet along said east/west fence line to a point on the southerly right-of-way line of U. S. Highway 95, Project F-3112(11);

Thence N 63°22'37"E, a distance of 1700 feet, more or less, along the southerly right-of-way line of said U. S. Highway 95 to a point on the east line of Lot 3 of Section 18, T.13N., R.3W., B.M.;

Thence south, a distance of 750 feet, more or less, along the east line of said Lot 3 and Lot 4 to a point on said existing east/west fence line;

Thence S 89°32'39"W, along said east/west fence line a distance of 1149 feet, more or less, to the TRUE POINT OF BEGINNING.

RECEIVED

EXHIBIT A-4b

OCT 22 2008

216734  
210190  
197305

## QUITCLAIM DEED

For Value Received

Jeffrey R. Way and Patty Sue Way, husband and wife,  
do hereby convey, release, remise and forever quitclaim unto

Dean D. Fairchild and Velda C. Fairchild, husband and wife,

whose current address is Box 125  
Midvale, ID. 83645

the following described premises, to-wit:

IN WASHINGTON COUNTY, IDAHO:

Beginning at the southeast corner of the NW1/4NE1/4 of Section 24, Township  
13 North, Range 4 West of the Boise Meridian;

Thence West along the south line of said NW1/4NE1/4 a distance of 100 feet to  
an existing fence line;

Thence North along an existing fence line a distance of 330 feet;

Thence East parallel to the South line of said NW1/4NE1/4 a distance of 100 feet  
more or less to a point on the East line of said NW1/4NE1/4;

Thence South along the East line of said NW1/4NE1/4 a distance of 330 feet  
more or less to the point of beginning.

together with their appurtenances.

Dated: May 13, 2005

Instrument # 197305  
WEISER, WASHINGTON, IDAHO  
2005-05-18 03:52:00 No. of Pages: 2  
Recorded for: AMERITITLE  
SHARON WIDNER  
Ex-Officio Recorder Deputy *Sharon Widner*  
Index to: DEED

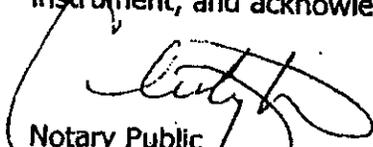
*Jeffrey R. Way*  
Jeffrey R. Way

*Patty Sue Way*  
Patty Sue Way

216734  
210190  
197305

STATE OF IDAHO, COUNTY OF WASHINGTON

On this 3<sup>rd</sup> day of May, 2005, before me, a  
notary public in and for the said State, personally appeared  
Jeffrey R. Way and Patty Sue Way, husband and wife,  
known to me to be the persons whose names are subscribed to the within  
instrument, and acknowledged to me that they executed the same.

  
Notary Public  
Residing at Weiser, Idaho  
Comm. Expires: 11/4/09

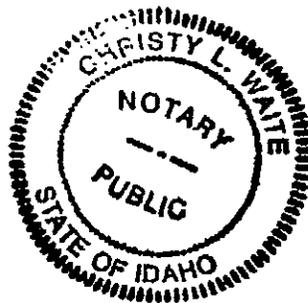
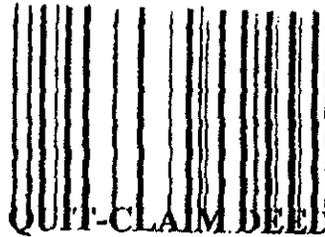


EXHIBIT A-5b

RECEIVED  
OCT 22 2008

216734  
210190



2001-06-12 08:30:00 10 of Pages: 1

Recorded for: MASINGILL LAW OFFICE  
SHARON WIDNER  
EX-Office Recorder Deputy *Lisa M. Knight* Fee: 12.00  
Index to: DEED

QUIT-CLAIM DEED

**FOR GOOD AND VALUABLE CONSIDERATION**, the receipt of which is hereby acknowledged, LORAINÉ CARR, an unmarried woman, hereinafter referred to as Grantor, subject to the reservations in favor of Grantor, does hereby grant, bargain, sell, and convey unto Dean Fairchild, a widower, of 2124 Dymoke, Midvale ID 83645, hereinafter referred to as the Grantee, all of her right, title, and interest in and to the following described premises, in Weiser, Washington County, Idaho (hereinafter the servient tenement), to wit:

A parcel of land situated within the SE $\frac{1}{4}$ NW $\frac{1}{4}$  of Section 24, Township 13 North, Range 4 West, Boise Meridian, Washington County, Idaho, which parcel of land is more particularly described as follows:

Beginning at the northeast corner of the SE $\frac{1}{4}$ NW $\frac{1}{4}$  of Section 24, T.13N., R.4W., B.M.;

Thence S 0°07'53"E, a distance of 1167.34 feet along the east line of said SE $\frac{1}{4}$ NW $\frac{1}{4}$ ;

Thence N 89°42'57" W, parallel to the south line of said SE $\frac{1}{4}$ NW $\frac{1}{4}$ , a distance of 100.00 feet;

Thence N 0°07'53"W, parallel to the east line of said SE $\frac{1}{4}$ NW $\frac{1}{4}$  a distance of 1167.21 feet to a point on the north line of said SE $\frac{1}{4}$ NW $\frac{1}{4}$ ;

Thence S 89°47'24"E, a distance of 100.00 feet along the north line of said SE $\frac{1}{4}$ NW $\frac{1}{4}$  to the point of beginning.

**SUBJECT TO** the right-of-way of Sage Creek Road along the north line of the above described parcel of land.

Grantor hereby reserves to and for the use of the Grantor, and the Grantor's property, described below as the dominant tenement, an easement for ingress and egress to the Grantor's property and further reserves to Grantor, and Grantor's successors and assigns, the right to use, without limitation in use, in perpetuity, the access way reserved herein, on the terms and conditions set forth hereinafter; and

This conveyance and the property conveyed hereby is subject to an appurtenant, exclusive, without limitation in use, in perpetuity, easement in favor of Grantor, and Grantor's heirs and assigns. This easement includes unlimited and unrestrained access (including the right to develop Grantor's property for commercial, residential, and any other use); and

The dominant tenement to which the reserved easement attaches for the benefit of Grantor is the following described real property (hereinafter the dominant tenement):

Real property located in Washington County, Idaho described as follows:

Situate in the County of Washington, State of Idaho, to-wit:

Township 13 North, Range 4 West:

Quit-Claim Deed - 1

EXHIBIT A-6a

RECEIVED

OCT 22 2008

216734  
210190  
205769

- Section 23: SW $\frac{1}{4}$ SW $\frac{1}{4}$ , SE $\frac{1}{4}$ NE $\frac{1}{4}$ , SE $\frac{1}{4}$
- Section 24: South Half of the Northwest Quarter (S $\frac{1}{2}$ NW $\frac{1}{4}$ ), the Southwest Quarter of the Southeast (SW $\frac{1}{4}$ SE $\frac{1}{4}$ ), and all of the Southwest Quarter (SW $\frac{1}{4}$ ).
- Section 25: All that part of Section Twenty-five (25) lying westerly of the Weiser River.
- Section 26: All
- Section 27: Lots One, Two, Three and Four, the W $\frac{1}{2}$ E $\frac{1}{2}$ , E $\frac{1}{2}$ W $\frac{1}{2}$ , W $\frac{1}{2}$ SW $\frac{1}{4}$
- Section 34: Lots One, Two, Three and Four and the W $\frac{1}{2}$ E $\frac{1}{2}$
- Section 35: All of Section 35 lying west of the Weiser River

The easement in favor of Grantor reserved herein shall run with and benefit the Grantor's land as above-described, and shall burden the Grantee's land conveyed hereby (the servient tenement).

In addition to the foregoing easement, the Grantor hereby reserves the perpetual and unrestricted right to run cables, underground power, telephone, internet, sewer, water, and other such utilities, including overhead transmission lines of any kind, as may be necessary for the development or unrestricted use of Grantor's dominant tenement. This easement does not prohibit any concurrent use of the servient tenement by the Grantee, and such use is intended to be mutually beneficial to both Grantor and Grantee. Further, it is not necessary for Grantor to obtain consent from Grantee to use the servient property for the benefit of the dominant tenement nor is it necessary for the Grantee to obtain consent from the Grantor to use the servient tenement so long as neither party unreasonably restricts the rights of both parties to use the servient tenement for their respective benefits.

The Grantee acknowledges that the Grantor is not required to maintain, or assist in maintaining, the servient property as it is intended to be used for development by the Grantee. Nor shall Grantor be required to pay for any materials or labor used for construction or maintenance of any road on or over the servient tenement, unless Grantor wishes to develop the dominant tenement and needs to increase the size or change the surface of any existing roadway. Grantee acknowledges that the Grantor does not have to pay any rent or any fee for use of the

205769

servient tenement including any surfaces, gutters, sidewalks, or other structures Grantee places thereon. Grantee agrees to keep the roadway on the servient tenement in good and accessible condition so Grantor can access the dominant tenement. Grantees shall not be permitted to place any gate or obstruction on the servient tenement without providing a key to any such gate to the Grantor.

Both Grantor and Grantee agree that the "Friends of the Weiser River Trail", its heirs, assigns, attorneys, agents, members, or supporter are ~~never~~ permitted to use, occupy (temporarily or permanently), set foot upon, trespass, or otherwise traverse or possess any portion of the servient tenement for any purpose whatsoever, including gaining access to the trail.

Notwithstanding the conveyance of this property from Grantor to Grantee, the grant shall not pass with it the mineral, water, and other rights appurtenant thereto, and such rights are specifically reserved to Grantor.

**TO HAVE AND TO HOLD**, the said premises, with their appurtenances unto the said Grantee, his heirs and assigns forever.

DATED this 11<sup>th</sup> day of June, 2007

Loraine Carr  
LORAINE CARR

RECEIVED

OCT 22 2008



Instrument # 205788  
STATE OF IDAHO, COUNTY OF WASHINGTON  
2007-06-14 02:38:00 No. of Pages: 2  
Recorded for: AMERITITLE  
SHARON WIDNER Fee: 8.00  
Ex-Officio Recorder Deputy LMckKnight  
Index To: DEED  
Electronically Recorded by SimpLife

### QUITCLAIM DEED

For Value Received

STEPHEN D. EVANS and BONNIE L. EVANS, husband and wife

do hereby convey, release, remise and forever quitclaim unto

DEAN D. FAIRCHILD and VELDA C. FAIRCHILD, husband and wife

whose current address is P.O. BOX 125  
Midvale, Idaho 83645

the following described premises, to-wit:

SEE ATTACHED EXHIBIT "A"

together with their appurtenances.

Dated: 5-10-07

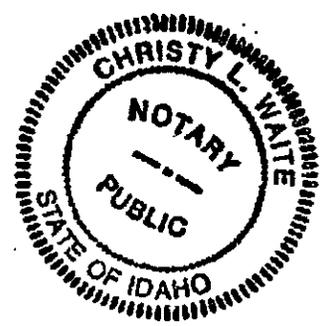
Stephen D. Evans  
Stephen D. Evans

Bonnie L. Evans  
Bonnie L. Evans

STATE OF IDAHO, COUNTY OF WASHINGTON

On this 10<sup>th</sup> day of May, 2007, before me, a  
notary public in and for the said State, personally appeared  
STEPHEN D. EVANS and BONNIE L. EVANS  
known to me to be the persons whose names are  
subscribed to the within instrument, and acknowledged to  
me that they executed the same.

Christy L. Waite  
Notary Public  
Residing at : Welsler, Idaho  
Comm. Expires: 11/4/09



RECEIVED  
OCT 22 2008  
TECHNICAL SUPPORT  
DE V.A.

## EXHIBIT "A"

In Township 13 North, Range 4 West, Boise Meridian, Washington County, Idaho:

Section 24: SW1/4NE1/4.

EXCEPTING a parcel of land situated within the SW1/4NE1/4 of Section 24, Township 13 North, Range 4 West, Boise Meridian, Washington County, Idaho, which parcel of land is more particularly described as follows:

Beginning at the northwest corner of the SW1/4NE1/4 of Section 24, T.13N., R.4W., B.M.;

Thence S 89°47'23"E, a distance of 225.00 feet along the north line of said SW1/4NE1/4;

Thence S 0°07'53"E, parallel to the west line of said SW1/4NE1/4, a distance of 1094.82 feet;

Thence N 88°20'30"W, a distance of 225.11 feet to a point on the west line of said SW1/4NE1/4;

Thence N 0°07'53"W, a distance of 1089.13 feet along the west line of said SW1/4NE1/4 to the point of beginning.

BAD COPY

216734

210190

COPY

EXHIBIT "A"-8a

FILE NO.:100-01-8028

PARCEL I:

IN TOWNSHIP 13 NORTH, RANGE 3 WEST OF THE BOISE MERIDIAN, WASHINGTON COUNTY, IDAHO:

SECTION 17: That part of the SW1/4SW1/4 described as follows: Beginning at the NW corner of said SW1/4SW1/4; thence East 420 feet; thence in a Southwesterly direction 921.31 feet to a point 820 feet South of the NW corner of said SW1/4SW1/4; thence North to the point of beginning.

SECTION 18: S1/2SE1/4, that part of the E1/2SW1/4 lying southeasterly of the right-of-way of U.S. Highway 95; AND ALSO a tract of land in Lot 4 described as: Beginning at the SE corner of said Lot 4; thence North 220 feet; thence Southwesterly 285 feet to a point on the South line of said Lot 4, which point is 168 feet West of the point of beginning; thence East 168 feet to the point of beginning.

SAVE AND EXCEPT:

A parcel of land situated within the SE1/4 of Sec. 13, Twp. 13 N., R. 4W., B.M., and E1/2SW1/4, Lots 3 and 4 of Sec. 18, Twp. 13 N., R. 3W., B.M., Washington County, Idaho, more particularly described as follows:

Beginning at the southeast corner of the SE1/4 of Sec. 13, T.13N., R.4W., B.M. (southwest corner of Lot 4 of Sec. 18, T.13N., R.3W., B.M.);

Thence N 0°21'50" E, a distance of 1324.05 feet along the east line of said SE1/4 to the TRUE POINT OF BEGINNING, which point is on an existing east/west fence line;

Thence S 89°32'39" W, a distance of 365.76 feet along said east/west fence line to a point on the southerly right-of-way line of U.S. Highway 95, Project F-3112(11);

Thence N 63°22'37" E, a distance of 2049.73 feet along the southerly right-of-way line of said U.S. Highway 95 to a point within SW1/4 of Sec.18, T.13N., R.3W., B.M.;

Thence S 10°17'27" W a distance of 171.58 feet;

Thence S 1°19'35" W a distance of 70.20 feet;

Thence S 23°37'36" E a distance of 507.64 feet;

Thence S 7°57'51" W a distance of 202.50 feet;

Thence S 89°32'39" W a distance of 1609.02 feet. To the True Point of

For m65400137650 See WD #154813

Beginning  
RECEIVED

EXHIBIT "A" CONTINUED

FILE NO.: 100-01-8028

SECTION 19: W1/2NE1/4, E1/2NW1/4, Lots 1 and 2; SAVE AND EXCEPT the portion conveyed to the Pacific and Idaho Northern Railway Company recorded September 2, 1899 in Book 10 of Deeds, page 144, official records.

IN TOWNSHIP 13 NORTH, RANGE 4 WEST OF THE BOISE MERIDIAN, WASHINGTON COUNTY IDAHO:

SECTION 24: E1/2NE1/4

PARCEL II:

IN TOWNSHIP 13 NORTH, RANGE 3 WEST OF THE BOISE MERIDIAN, WASHINGTON COUNTY IDAHO:

SECTION 19: NW1/4SE1/4, NE1/4SW1/4, Lots 3 and 4; SAVE AND EXCEPT the portion conveyed to the Pacific and Idaho Northern Railway Company recorded July 19, 1899 in Book 10 of Deed at page 74 official records;

And

All that portion of the SE1/4SW1/4 lying West of the Pacific and Idaho Northern Railway Company right-of-way as recorded August 23, 1900 in Book 9 of Deeds at page 445, official records.

SECTION 30: All that portion of the NE1/4NW1/4 lying West of the Pacific and Idaho Northern Railway Company right of way as recorded August 23, 1900 in Book 9 of Deeds at page 445, official records.

IN TOWNSHIP 13 NORTH, RANGE 4 WEST OF THE BOISE MERIDIAN, WASHINGTON COUNTY IDAHO:

SECTION 24: SW1/4NE1/4, NW1/4SE1/4, E1/2SE1/4; SAVE AND EXCEPT the following described parcel: Commencing at the Northwest corner of the SW1/4NE1/4 of Section 24, T.13N., R.4W., B.M. and running a distance of 25 feet due East on the North line of said Quarter Section, to the point and place of beginning Thence South 1320 feet, more or less, to the South line of said Quarter Section; Thence East 200 feet, along the South line of said Quarter Section; Thence North 1320 feet, more or less, to the North line of said Quarter Section; Thence West 200 feet to the point and place of beginning.

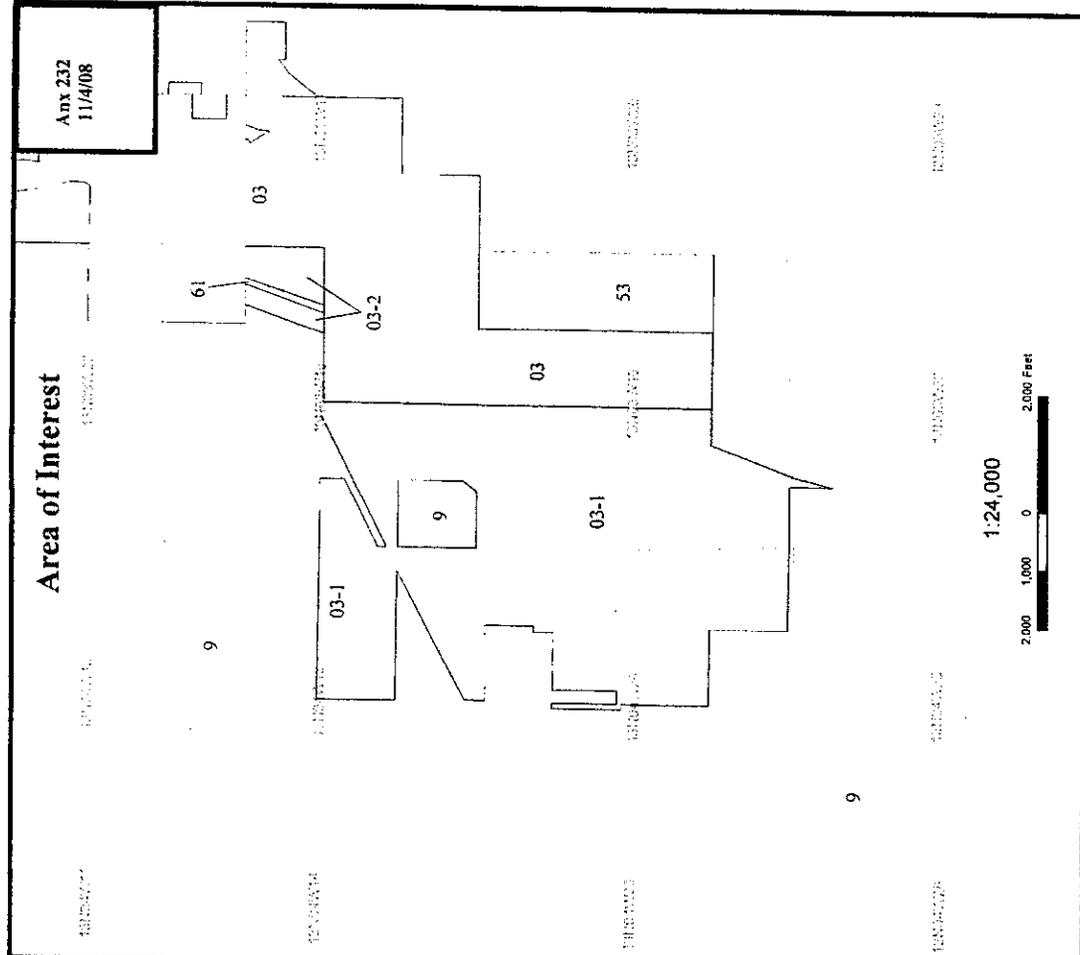
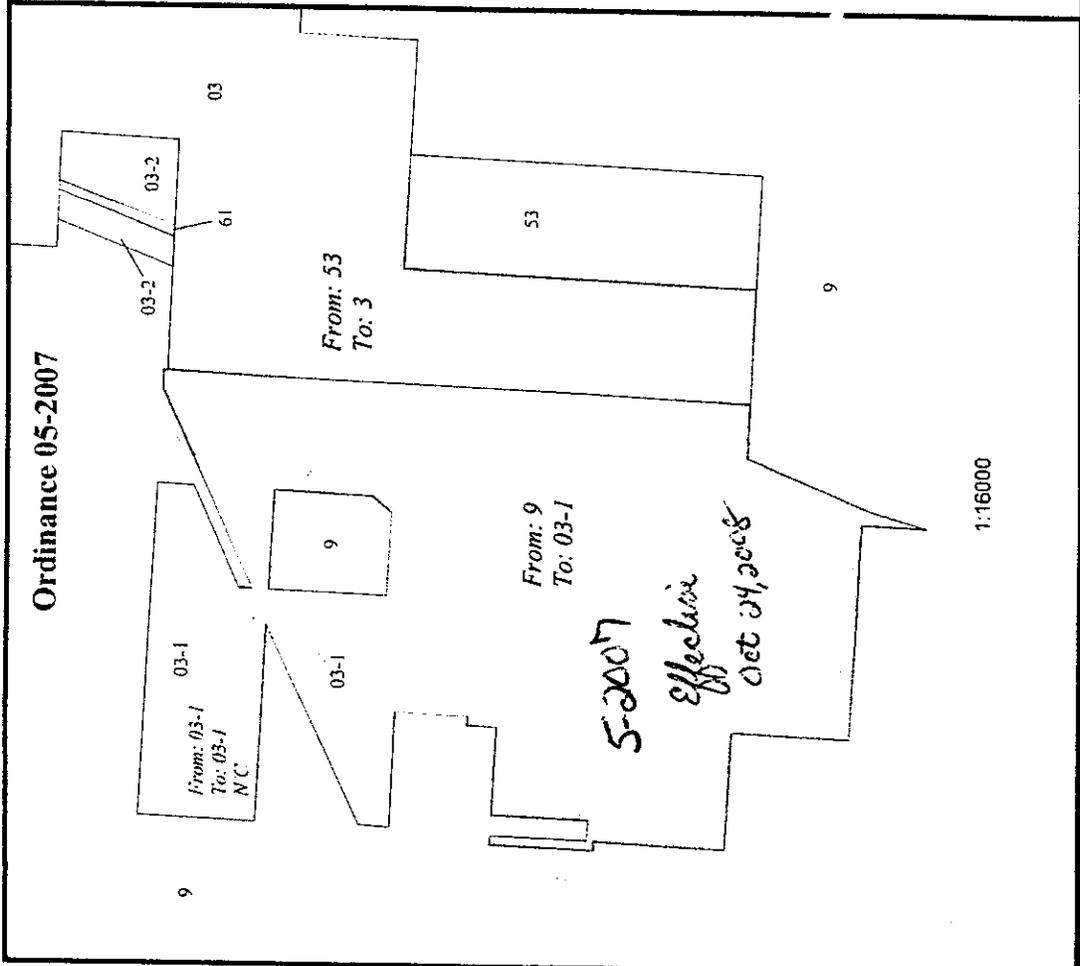
*For this*

**BAD COPY**

*See Attached QCD's Between ... Finchild + Evans, and Carr + Fairchild for this area.*

**RECEIVED**

216734



**Legend**

05-2007  
Parcels

Tax Code Area



Washington County  
City of Midvale  
Ordinance 05-2007, 6/11/07  
Sec 13-14 T13N R4W BM;  
Sec 17-19 T13N R3W BM

Idaho Stateplane  
Zone: 3751  
Datum: NAD 83  
Units: Survey feet  
Spheroid: GRS 1980

GIS Staff  
Technical Support Bureau  
(208) 334-7750





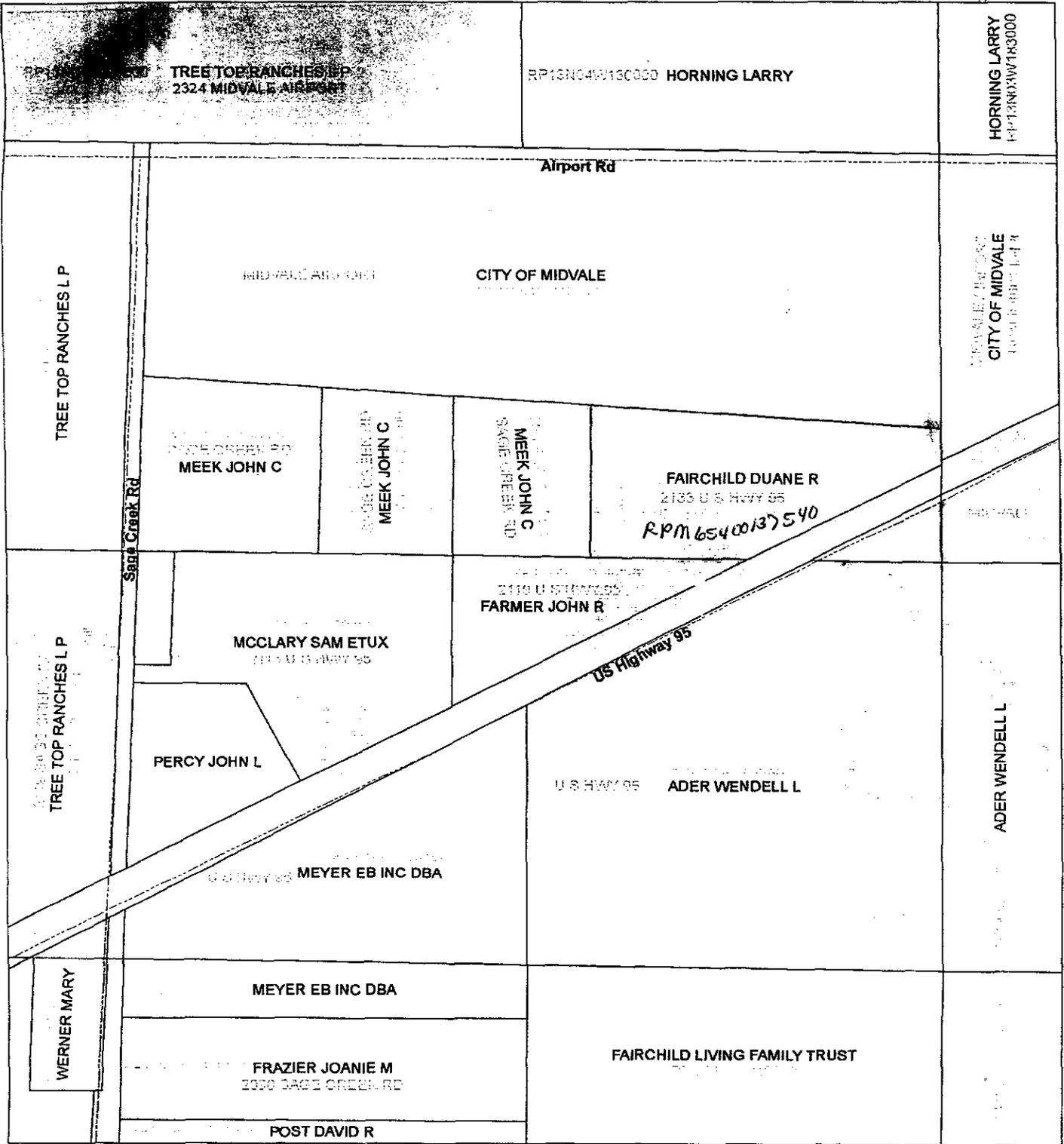




216734



THIS MAP CREATED BY THE OFFICE OF THE  
**WASHINGTON COUNTY PLANNING & ZONING**



1 inch = 436.3 feet



BASED ON GOVERNMENT SURVEYS & OFFICIAL RECORDS  
ON FILE AT THE OFFICE OF THE COUNTY RECORDER OF  
WASHINGTON COUNTY, IDAHO.  
FOR ASSESSMENT PURPOSES ONLY  
DOES NOT GUARANTEE BOUNDARIES

Legend			
	TOWNSHIP LINES		STATE HWY
	SECTION LINES		PAVED
	1/4 SECTION LINES		PAVED
	RIVERS		GRAVEL
			GRAVEL/DIRT
			CITY
			NATIONAL FOREST
			PRIVATE

January 24,2011

County Support Division  
State Tax Commission  
PO Box 36  
Boise, Idaho 83722

Dear Sirs,

Enclosed is a copy of City of Midvale's Ordinance # 2-2011 together with the map of these properties/parcels of Fairchild Living Family Trust A and Fairchild Family Trust B and Dean D Fairchild and Duane and Candy Fairchild in relation to the City of Midvale city limits.

Please take the necessary steps to have these properties removed from the tax rolls of the city of Midvale, Idaho. If you need further information or have any questions, please do not hesitate to contact me at 208-355-2221. Mondays 10:00am to 2:00pm. Thank you very much for your assistance.

Sincerely,

*Pamela Chris Pyle*  
Pamela Chris Pyle, City Clerk

RECEIVED  
JAN 25 2011  
TECHNICAL SUPPORT