

FATCO
38936

First American Title

FILED BY

2003 DEC 17 A 10:17

RECORDING REQUESTED BY:
First American Title Company

AND WHEN RECORDED MAIL TO:

KEVIN M. HATCHER
134 HATCHER ROAD
COCOLALLA, ID 83813

MARIE SCOTT
BONNER COUNTY RECORDER

DEPUTY

640771

THIS SPACE FOR RECORDER'S USE ONLY:

Title Order No.: S38936

Escrow No.: 434-13305-SF

GRANT DEED

THE UNDERSIGNED GRANTOR(S) DECLARE(S)

DOCUMENTARY TRANSFER TAX is \$NONE

☒ computed on full value of property conveyed, or

☐ computed on full value less value of liens or encumbrances remaining at time of sale.

☒ Unincorporated area ☐ City of **AND**

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Kevin M. Hatcher, a married man as his sole and separate property

hereby GRANT(s) to:

Kevin M. Hatcher and Lorena Hatcher, Husband and wife as joint tenants

the real property in the County of BONNER, State of Idaho, described as:

LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT 'A' AND MADE A PART HEREOF.

Also Known as: 134 HATCHER ROAD, COCOLALLA, ID 83813

AP#:

DATED December 10, 2003

STATE OF Idaho

COUNTY OF BONNER

On 12-11-03

Before me, Michael B. Jones

A Notary Public in and for said State, personally appeared

Kevin M. Hatcher
Kevin M. Hatcher

Lorena Hatcher
Lorena Hatcher

Kevin M. Hatcher and
Lorena Hatcher

personally known to me (or 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 to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

MICHAEL B. JONES
Notary Public
State of Idaho

Expires: 11-28-05
Resides: Arhol, Idaho

Signature Michael B. Jones

(This area for official notarial seal)

MAIL TAX STATEMENTS TO PARTY SHOWN BELOW; IF NO PARTY SHOWN, MAIL AS DIRECTED ABOVE:

640771

EXHIBIT 'A'

A TRACT OF LAND LOCATED IN THE EAST HALF OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 5, TOWNSHIP 55 NORTH, RANGE 2 WEST, BOISE MERIDIAN, BONNER COUNTY, IDAHO, DESCRIBED AS FOLLOWS:

THE WEST 315.32 FEET OF SAID EAST HALF LESS THE SOUTH 630 FEET THEREOF.

TOGETHER WITH AN EASEMENT FOR INGRESS, EGRESS AND UTILITIES, ALONG AN EXISTING ROAD CONTAINED WITHIN SAID EASEMENT, SAID EASEMENT BEING 30 FEET WIDE, 15 FEET ON EACH SIDE OF THE FOLLOWING CENTERLINE:

COMMENCING AT THE WEST QUARTER CORNER OF SAID SECTION 5; THENCE NORTH 00 DEGREES 16;10: EAST A DISTANCE OF 25 FEET TO THE NORTH RIGHT-OF-WAY OF THE COUNTY ROAD; THENCE NORTH 89 DEGREES 34'40" EAST ALONG SAID RIGHT-OF-WAY, A DISTANCE OF 1074.46 FEET TO THE POINT OF BEGINNING; THENCE NORTH 01 DEGREE 50'47" EAST A DISTANCE OF 304.92 FEET; THENCE NORTH 26 DEGREES 47'03" WEST A DISTANCE OF 182.77 FEET; THENCE NORTH 01 DEGREE 48'55" WEST A DISTANCE OF 190.77 FEET TO THE END OF SAID CENTERLINE.