

EXHIBIT A  
Legal Description

TBD TBD, Homedale, ID 83628  
Parcel # RP03N06W121852

This parcel is a portion of the Southeast Quarter of the Northeast Quarter of Section 12 in Township 3 North, Range 6 West of the Boise Meridian, Owyhee County, Idaho and is more particularly described as follows:

COMMENCING at the Southeast corner of the Southeast Quarter of the Northeast Quarter of Section 12, (E1/4 corner, Section 12), a found GLO 1 inch pipe with missing brass cap; thence North 00°34'36" West along the East boundary of said Southeast Quarter of the Northeast Quarter a distance of 20.00 feet to the TRUE POINT OF BEGINNING, a 5/8 x 30 inch rebar set with a plastic cap stamped P.L.S. 15352; thence South 89°40'21" West, parallel with the South boundary of the Southeast Quarter of the Northeast Quarter, a distance of 954.50 feet to a 5/8 x 30 inch rebar set with a plastic cap stamped P.L.S. 15352; thence North 64°03'04" West a distance of 205.78 feet to a 5/8 x 30 inch rebar set with a plastic cap stamped P.L.S. 15352; thence North 42°58'47" West a distance of 224.92 feet to a 5/8 x 30 inch rebar set with a plastic cap stamped P.L.S. 15352; thence North 85°30'06" West a distance of 41.32 feet to a point on the West boundary of the Southeast Quarter of the Northeast Quarter, a 5/8 x 30 inch rebar set with a plastic cap stamped P.L.S. 15352; thence North 00°24'17" West along said West boundary a distance of 1034.19 feet to the Northwest corner of the Southeast Quarter of the Northeast Quarter, a found aluminum cap monument; thence North 89°40'04" East along the North boundary of the Southeast Quarter of the Northeast Quarter a distance of 1328.35 feet to the Northeast corner of the Southeast Quarter of the Northeast Quarter, a found 5/8 inch diameter rebar; thence South 00°34'36" East along the East boundary of the Southeast Quarter of the Northeast Quarter a distance of 1294.32 feet to the TRUE POINT OF BEGINNING.

TOGETHER WITH and RESERVING THEREFROM the following described Ingress/Egress and Irrigation Access Easement:

This easement lies in the Southeast Quarter of the Northeast Quarter of Section 12 in Township 3 North, Range 6 West of the Boise Meridian, Owyhee County, Idaho and is more particularly described as follows:

COMMENCING at the Southeast corner of the Southeast Quarter of the Northeast Quarter, (E1/4 corner, Section 12), a found GLO 1 inch pipe with a missing brass cap; thence North 00°34'36" West along the East boundary of the Southeast Quarter of the Northeast Quarter a distance of 20.00 feet to the TRUE POINT OF BEGINNING; thence South 89°40'21" West a distance of 954.50 feet; thence North 64°03'04" West a distance of 45.18 feet; thence North 89°40'21" East a distance of 994.92 feet to a point on the East boundary of the Southeast Quarter of the Northeast Quarter; thence South 00°34'36" East along said East boundary a distance of 20.00 feet to the TRUE POINT OF BEGINNING.

SELLER'S Signature: \_\_\_\_\_ Date: \_\_\_\_\_

SELLER'S Signature: \_\_\_\_\_ Date: \_\_\_\_\_

BUYER'S Signature: \_\_\_\_\_ Date: \_\_\_\_\_

BUYER'S Signature: \_\_\_\_\_ Date: \_\_\_\_\_

EXHIBIT A  
Legal Description

TBD TBD, Homedale, ID 83628  
Parcel # RP03N06W121852  
(continued)

RESERVING THEREFROM the following Irrigation Access and Maintenance Easement:  
This easement lies in the Southeast Quarter of the Northeast Quarter of Section 12 in Township 3 North,  
Range 6 West of the Boise Meridian, Owyhee County, Idaho and is more particularly described as follows:

BEGINNING at the Northwest corner of the Southeast Quarter of the Northeast Quarter, (NE1/16 corner,  
Section 12), a found aluminum cap; thence  
North 89°40'04" East along the North boundary of the Southeast Quarter of the Northeast Quarter a distance  
of 16.00 feet; thence  
South 00°24'17" East a distance of 1035.54 feet; thence  
North 85°30'06" West a distance of 16.06 feet to a point on the West boundary of the Southeast Quarter of the  
Northeast Quarter; thence  
North 00°24'17" West along said West boundary a distance of 1034.19 feet to the POINT OF BEGINNING.

ALSO RESERVING THEREFROM the following Irrigation maintenance easement:  
This easement lies in the Southeast Quarter of the Northeast Quarter of Section 12 in Township 3 North,  
Range 6 West of the Boise Meridian, Owyhee County, Idaho and is more particularly described as follows:

COMMENCING at the Northwest corner of the Southeast Quarter of the Northeast Quarter, (NE1/16 corner,  
Section 12), a found aluminum cap; thence  
South 00°24'17" East along the West boundary of the Southeast Quarter of the Northeast Quarter a distance of  
17.11 feet to the TRUE POINT OF BEGINNING; thence  
South 34°38'29" East a distance of 1546.18 feet; thence  
South 89°40'21" West a distance of 18.16 feet; thence  
North 34°38'29" West a distance of 1513.90 feet to a point on the West boundary of the Southeast Quarter of  
the Northeast Quarter; thence  
North 0°24'17" West along said West boundary a distance of 26.66 feet, to the TRUE POINT OF  
BEGINNING.

SELLER'S Signature: \_\_\_\_\_ Date: \_\_\_\_\_

SELLER'S Signature: \_\_\_\_\_ Date: \_\_\_\_\_

BUYER'S Signature: \_\_\_\_\_ Date: \_\_\_\_\_

BUYER'S Signature: \_\_\_\_\_ Date: \_\_\_\_\_