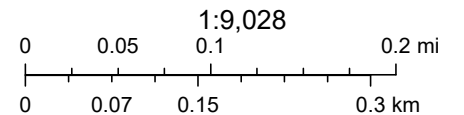


# Canyon County, ID Web Map



3/24/2025, 9:56:46 AM

- |                                      |                 |                             |
|--------------------------------------|-----------------|-----------------------------|
| Multiple Parcel Search _Query result | City Limits     | ITDFunctionalClassification |
| Hydro_NHDFlowline                    | Sections        | Major Collector             |
| County Boundary                      | CC_PrivateRoads | Imagery_2022                |
| Current Impact Area                  |                 | Red: Band_1                 |
|                                      |                 | Green: Band_2               |



Bureau of Land Management, State of Oregon, State of Oregon DOT, State of Oregon GEO, Esri Canada, Esri, HERE, Garmin, INCREMENT P, Intermap, USGS, METI/NASA, EPA, USDA

# MASTER APPLICATION

CANYON COUNTY DEVELOPMENT SERVICES DEPARTMENT

111 North 11<sup>th</sup> Avenue, #310, Caldwell, ID 83605

zoninginfo@canyoncounty.id.gov Phone: 208-454-7458 Fax: 208-454-6633



<b>PROPERTY OWNER</b>	OWNER NAME: <u>Jacob McClacken</u>
	MAILING ADDRESS: <u>8481 Tincup Lane Melba, ID 83641</u>
	PHONE: [REDACTED] EMAIL: [REDACTED]

I consent to this application and allow DSD staff / Commissioners to enter the property for site inspections. If owner(s) are a business entity, please include business documents, including those that indicate the person(s) who are eligible to sign.

Signature: Jacob S. McClacken Date: 3.5.25

<b>(AGENT) ARCHITECT ENGINEER BUILDER</b>	CONTACT NAME:
	COMPANY NAME:
	MAILING ADDRESS:
	PHONE: EMAIL:

<b>SITE INFO</b>	STREET ADDRESS: <u>8481 Tincup Lane</u>		
	PARCEL #: <u>R286480110</u>	LOT SIZE/AREA: <u>5.01</u>	
	LOT:	BLOCK:	SUBDIVISION:
	QUARTER:	SECTION: <u>34</u>	TOWNSHIP: <u>1N</u> RANGE: <u>2W</u>
	ZONING DISTRICT:	FLOODZONE (YES/NO): <u>NO</u>	

<b>HEARING LEVEL APPS</b>	<input type="checkbox"/> CONDITIONAL USE	<input type="checkbox"/> COMP PLAN AMENDMENT	<input type="checkbox"/> CONDITIONAL REZONE
	<input type="checkbox"/> ZONING AMENDMENT (REZONE)	<input type="checkbox"/> DEV. AGREEMENT MODIFICATION	<input type="checkbox"/> VARIANCE > 33%
	<input type="checkbox"/> MINOR REPLAT	<input type="checkbox"/> VACATION	<input type="checkbox"/> APPEAL <u>X</u>
	<input type="checkbox"/> SHORT PLAT SUBDIVISION	<input type="checkbox"/> PRELIMINARY PLAT SUBDIVISION	<input type="checkbox"/> FINAL PLAT SUBDIVISION

*Private Road Name Change*

<b>DIRECTORS DECISION APPS</b>	<input type="checkbox"/> ADMINISTRATIVE LAND DIVISION	<input type="checkbox"/> EASEMENT REDUCTION	<input type="checkbox"/> SIGN PERMIT
	<input type="checkbox"/> PROPERTY BOUNDARY ADJUSTMENT	<input type="checkbox"/> HOME BUSINESS	<input type="checkbox"/> VARIANCE 33% >
	<input type="checkbox"/> PRIVATE ROAD NAME	<input type="checkbox"/> TEMPORARY USE	<input type="checkbox"/> DAY CARE
	<input type="checkbox"/> OTHER _____		

CASE NUMBER: <u>RD2025-0005</u>	DATE RECEIVED: <u>3/24/25</u>
RECEIVED BY: <u>Madelyn Vander Veer</u>	APPLICATION FEE: <u>\$550</u> CK MO <u>CC</u> CASH

# PRIVATE ROAD NAME CHECKLIST

## CANYON COUNTY DEVELOPMENT SERVICES DEPARTMENT

111 North 11<sup>th</sup> Avenue, #310, Caldwell, ID 83605

zoninginfo@canyoncounty.id.gov Phone: 208-402-4164



**Private roads serving more than 2 permanent dwellings or inhabited buildings shall be named and signed. CCZO 07-10-03 (3.A.5)**

### THE FOLLOWING ITEMS MUST BE SUBMITTED WITH THIS CHECKLIST:

I am applying for:

New Private Road Name

Change an Existing Private Road Name

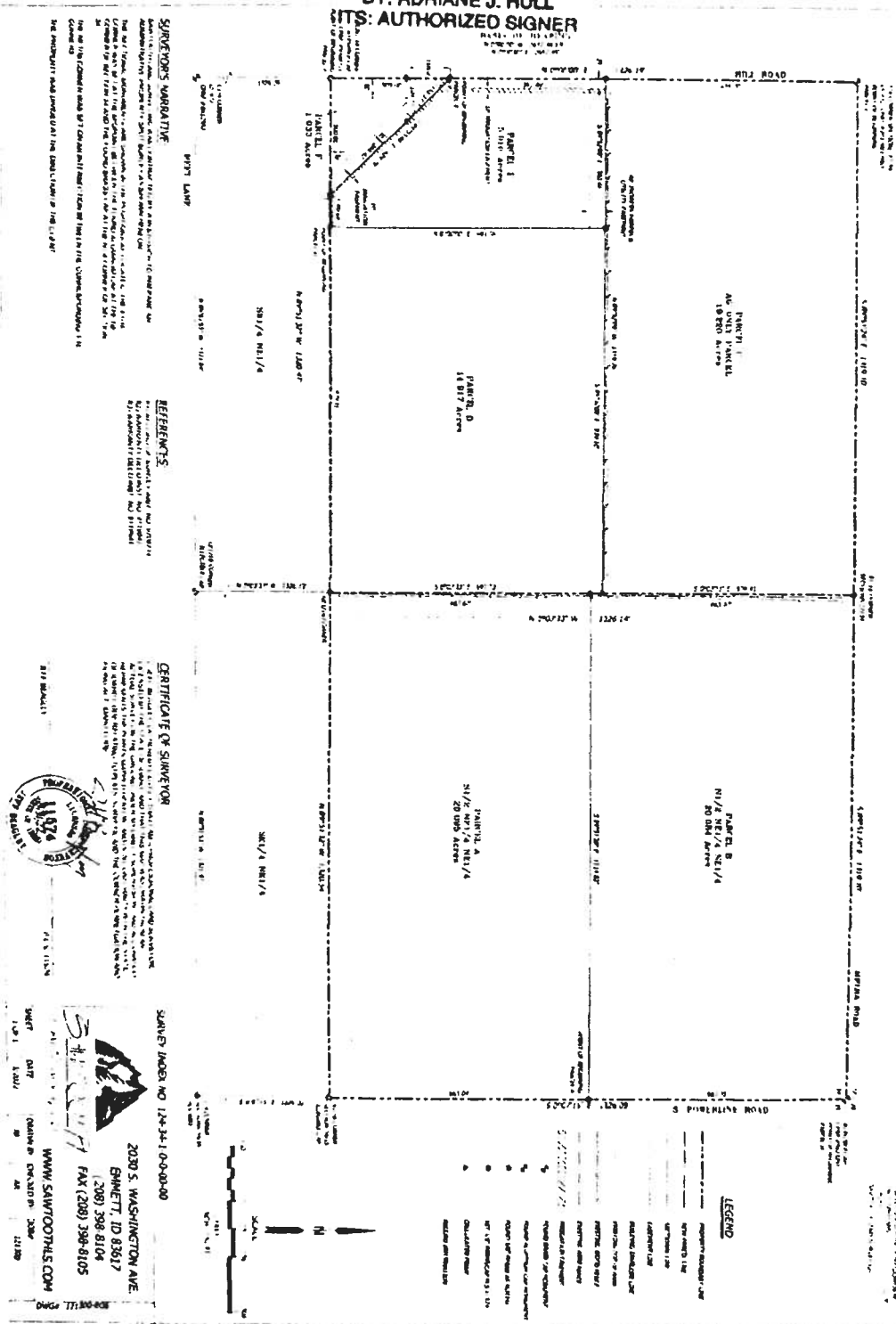
- Master Application completed and signed
- Site plan, sketch, or record of survey with easement length, width, location, configuration, and the two nearest cross streets. **The easement or right-of-way parcel that is intended for the private road MUST BE HIGHLIGHTED!**
- Name Change Application (if changing the name of an existing private road)
- A printed list of names and addresses of all persons having legal right to use the private road
- A copy of the Road Name verification from Canyon County Development Services, usually an email (see #2 below)
- A list proposing a minimum of 5 distinct road names in preferential order, i.e. first choice as number one, etc
- A copy of the easement legal description and Road User's Maintenance Agreement (RUMA)
- Easement Reduction application (if requesting an easement less than 60 feet wide down to 28 feet)
- Your engineers certification that road meets the minimum County Private Road requirements and proof the sign has been installed is required before the certificate of occupancy is issued, record of survey or platting is approved
- Non-refundable fee per adopted fee schedule or less** if combined with another application such as Administrative Land Division, Short Plat Subdivision, Easement Reduction or other application

### NOTES:

1. The purpose of this application is to ensure the public health, safety, general welfare, peace, good order, comfort and convenience of the county and provide a coordination of street names and numbering grid system, coordination of addresses for quick efficient delivery of emergency services and administration of enforcement by defining powers and duties of the director.
2. **Prior to submitting this application please propose a minimum of five (5) distinct road names in preferential order to [GISAddressing@canyoncounty.id.gov](mailto:GISAddressing@canyoncounty.id.gov), so the proposed names can be checked to verify they are not already used within the County.**
3. You may request a current and reserved road names list so you can verify on your own if your proposed road name is used or reserved. The current and reserved road name list are in excel format (.xlsx). You may also download the list from our website, named "Current Road Names Table Public.pdf" located under the GIS tab; <https://www.canyoncounty.id.gov/elected-officials/commissioners/dsd/dsd-gis/>. Proposed road names will only be reserved once we have received an application and fees are paid. Reserved private road names for land divisions or a private road requirement due to building permit, will only be reserved for a period of sixty (60) days. After the sixty (60) day time period, the reservation will expire and you will need to re-apply. Reserved private names for a subdivision plat will be reserved for two (2) years.
4. **Words that are difficult to spell or pronounce are generally prohibited.** The Director may reject a street name if the street name is found to be vulgar, rude or offensive. Private road names cannot be first, last names, or initials. Proposed roads names cannot use words, sound alike or similar spelling from an existing road name. If the parties who have the legal right to utilize the road cannot agree on a name, the Development Services Director will take suggestions from all parties and make the final decision and approval. (§ 06-05-13(13))
5. Please note that the County makes every effort to notify public and private agencies of new address, address changes or new private roads. The County cannot guarantee the agencies will update their records to reflect this new address, address change or new private road. It is suggested that you make "Suggested Edits" on Google Maps to update your new private road and new addresses.

*Justin D. Smith* 4/11/2020  
*Brian Bailey*  
*Justin Bailey*  
**MOUNTAIN WEST IRA, INC.**  
**BY: ADRIANE J. HULL**  
**SITS: AUTHORIZED SIGNER**

**RECORD OF SURVEY - ADMINISTRATIVE PROPERTY SPLIT**  
**FOR JON STOSICH**  
**LOCATED IN THE NW1/4 OF THE NE1/4 AND THE NE1/4 OF THE NE1/4**  
**OF SECTION 34 T 1 N R 2 W B.M.**  
**CANYON COUNTY, IDAHO, 2022**



**SURVEYOR'S NARRATIVE**

I, the undersigned, a duly qualified and licensed Surveyor for the State of Idaho, do hereby certify that the foregoing is a true and correct copy of the original and correct survey as the same appears on the books of the State of Idaho, and that the same has been examined and found to be correct and true.

I, the undersigned, a duly qualified and licensed Surveyor for the State of Idaho, do hereby certify that the foregoing is a true and correct copy of the original and correct survey as the same appears on the books of the State of Idaho, and that the same has been examined and found to be correct and true.

**REFERENCES**

The Survey was made and conducted in accordance with the provisions of the Idaho Statutes, and the Survey was conducted in accordance with the provisions of the Idaho Statutes, and the Survey was conducted in accordance with the provisions of the Idaho Statutes.

**CERTIFICATE OF SURVEYOR**

I, the undersigned, a duly qualified and licensed Surveyor for the State of Idaho, do hereby certify that the foregoing is a true and correct copy of the original and correct survey as the same appears on the books of the State of Idaho, and that the same has been examined and found to be correct and true.

**2020 S. WASHINGTON AVE**  
**BOISE, ID 83617**  
**(208) 398-8104**  
**FAX (208) 398-8105**  
**WWW.SURVEYS.COM**

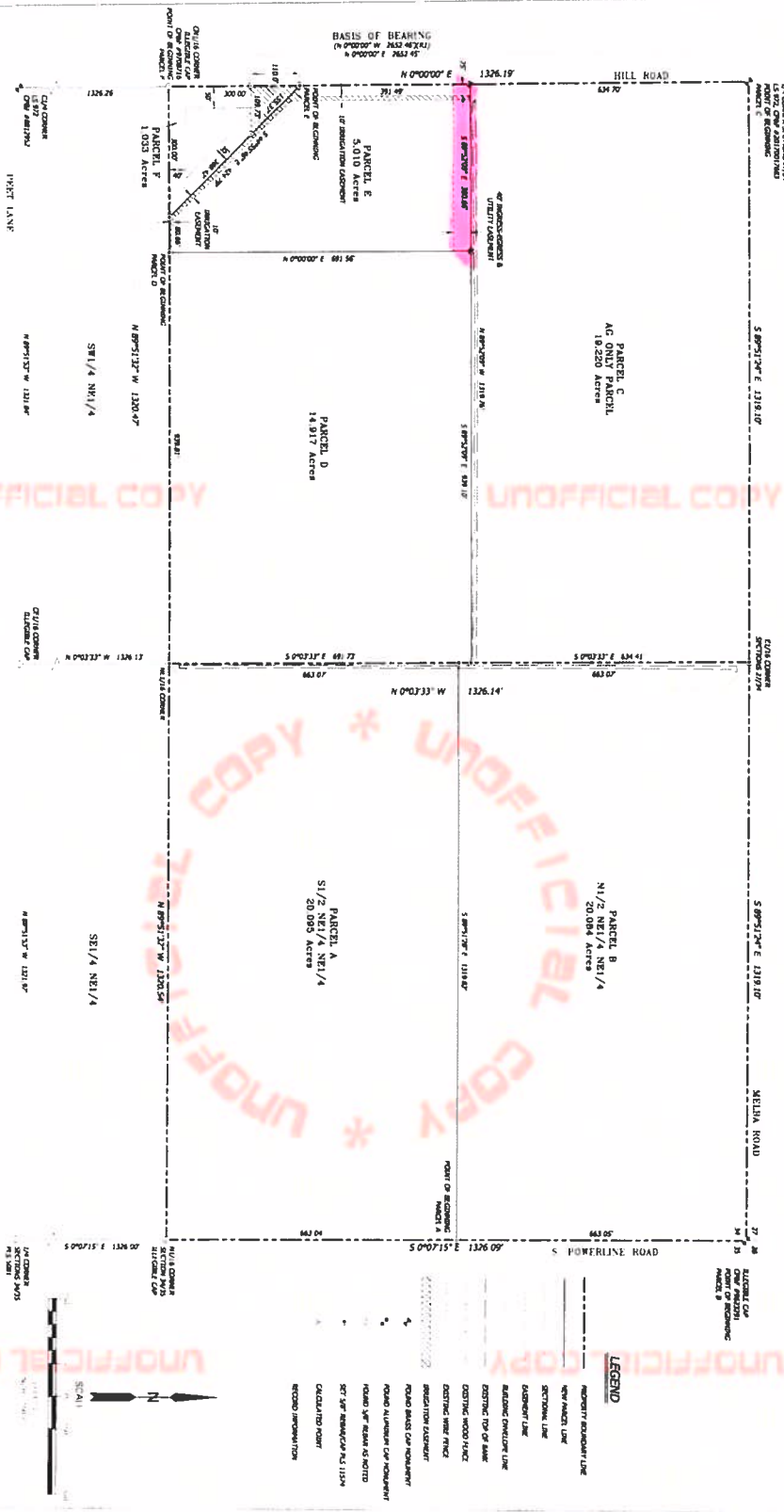
SURVEY INDEX NO. 124-34-1-00-00-00  
 SHEET 1 OF 1  
 DATE 4/11/2020  
 DRAWN BY CHASIN P. 238P  
 DATE 4/11/2020



UNOFFICIAL COPY

RECORD OF SURVEY - ADMINISTRATIVE PROPERTY SPLIT  
FOR JON STOSICH

LOCATED IN THE NW1/4 OF THE NE1/4 AND THE NE1/4 OF THE NE1/4  
OF SECTION 34, T. 1 N., R. 2 W., B.M.,  
CANYON COUNTY, IDAHO, 2022



**SURVEYOR'S NARRATIVE:**  
SAWTOOTH LAND SURVEYING WAS CONTACTED BY JON STOSICH TO PREPARE AN ADMINISTRATIVE PROPERTY SPLIT AS SHOWN HEREON. THE SECTIONAL MONUMENTS ARE SHOWN IN THE POSITIONS AS LOCATED. THE EVIDENCE HAS BEEN SET IN THE NEAREST SECTION CORNER AND THE CORNER OF SECTION 34. THE SURVEY WAS MADE BY THE SURVEYOR ON THE 11th DAY OF OCTOBER, 2022. THE MEASUREMENTS WERE SET FROM AN INTERSECTION BETWEEN THE CORRESPONDING 1148 CORNERS. THE PROPERTY WAS DIVIDED AT THE DISCRETION OF THE CLIENT.

**REFERENCES:**  
(R1) RECORD OF SURVEY #21, NO. 878014  
(R2) RECORD OF SURVEY #21, NO. 878014  
(R3) RECORD OF SURVEY #21, NO. 878014

**CERTIFICATE OF SURVEYOR:**  
I, JEFF BRADLEY, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR LICENSED BY THE STATE OF IDAHO AND THAT THIS MAP WAS DRAWN FROM AN ORIGINAL AND PRESENTS THE POINTS SHOWN HEREON, AND IS IN CONFORMITY WITH THE STATE OF IDAHO. I HAVE RECALCULATED THE CORNER POINTS AND THE CORNER INFORMATION AND AM NOT PROVIDING ANY OTHER INFORMATION.



UNOFFICIAL COPY

SURVEY INDEX NO. 124-34-1-0-0-00-00

SAWTOOTH LAND SURVEYING  
2030 S. WASHINGTON AVE.  
EMMETT, ID 83617  
(208) 398-8104  
FAX (208) 398-8105  
WWW.SAWTOOTHLS.COM

SHEET DATE 10/11/2022  
DRAWN BY: [Name]  
RECORDED BY: [Name]  
171300

00693349202200174540010016

03/31/2022 12:56 PM

RECORDED

2022-017454

CHRIS YAMAMOTO  
CANYON COUNTY RECORDER  
Pgs=1 MBROWN 35 00

SAWTOOTH LAND SURVEYING

NOT OFFICIAL  
SEE ORIGINAL IN RECORDER'S  
OFFICE

# PRIVATE ROAD NAME CHANGE APPLICATION

## CANYON COUNTY DEVELOPMENT SERVICES DEPARTMENT

111 North 11<sup>th</sup> Avenue, #310, Caldwell, ID 83605

zoninginfo@canyoncounty.id.gov Phone: 208-454-7458 Fax: 208-454-6633



**Addressing Ordinance CCZO 06-05-13(11):** Changing an existing street or private road name requires a public hearing by the Board and an affirmative action by the Board before any name change shall take effect. All property owners having frontage on the affected street or private road shall be notified by mail of the public hearing at least thirty (30) days before the hearing.

Applicant(s): Jay McCracken Phone: [REDACTED]  
Please Print Name

8481 Tincup Lane Melba, ID 83641  
Current Street Address City/State Zip

Location of Private Road: Melba Rd. & Hill Rd.  
Two Nearest Cross Streets

Existing Private Road Name: Tincup Lane

New Private Road Name Request: Bird Dog Lane

Reason: We relate more to bird dogs than to tincups.

NOTE: Words that are difficult to spell or pronounce are generally prohibited. The Director may reject a street name if the street name is found to be vulgar, rude or offensive. Private road names cannot be first, last names, or initials. If the parties who have the legal right to utilize the road cannot agree on a name, Development Services Department will take suggestions from all parties and make the final decision and approval. (§ 06-05-13(13))

We, the undersigned, declare that we are property owners who rely on the private road for ingress/egress and have the legal right to do so. We understand that we are responsible for purchasing of a private road sign of a design approved by the Board of County Commissioners. Installation of the road sign must be verified in a manner acceptable to the Director of Development Services. (Failure to provide said verification within 90 days from the date of road name approval will void this application.) We further understand that our address will change because of re-naming this private road.

Signed: Jay McCracken Date: 3-20-25  
Primary Applicant/Property Owner Application Date

Signed: [Signature] Printed Name: Aldo Pinto Date: 3-20-25  
Applicant/Property Owner

Signed: [Signature] Printed Name: Tom Stusick Date: 3-20-25  
Applicant/Property Owner

Signed: \_\_\_\_\_ Printed Name: \_\_\_\_\_ Date: \_\_\_\_\_  
Applicant/Property Owner

(Please attach additional sheets if more signatures are required)

Accepted By: \_\_\_\_\_ Date: \_\_\_\_\_  
Director / Staff Signature Application Accepted

Office Use Only:	Case #:	Received by:	Date:	Fees:	Receipt #:
------------------	---------	--------------	-------	-------	------------

Revised 4/4/24

All Persons with Legal Rights to Tincup Lane:

1. Jacob McCracken
  - a. 8481 Tincup Lane Melba, ID 83641
2. Jon Stosich
  - a. 6579 Blue Ox Lane Melba, ID 83641
3. Aldo Pinto
  - a. 1458 W Woodpine Street Meridian, ID 83646

Compose

Inbox 1

Starred

Snoozed

Important

Sent

Drafts 6

Categories

More

Labels

[Imap]/Drafts

2023 Applications Sent

2023 Rejected Applicati...

2023 Viewed Applications

Applications

Articles/Good Reads

Backcountry Athlete

Church

Family

Girls' School

Grad School

GSPC Idaho

House Stuff

Investments

KMS Football



Road Name Verification Inbox x



**Jacob McCracken**

Hello, Please see below for our list of 6 potential lane names: 1. Bird Do

**Sage Huggins** <Sage.Huggins@canyoncounty.id.gov>  
to GIS, me

Good Afternoon,

Thank you for sending these over. I am assuming this is for a private roa  
If this would be a public road then I would need more information to dete

Below is the availability of these names.

- 1. Bird Dog Ln - Available
- 2. Rimrock Ln - Not Available; Duplicate
- 3. Running Quail Ln - Not Available; Sound Alike
- 4. Sage Rocket Ln - Available
- 5. Raging Rooster Ln - Available
- 6. Fighting Pheasant Ln - Available

Thank you,

Sage Huggins  
GIS Analyst  
Canyon County Development Services  
[Sage.Huggins@canyoncounty.id.gov](mailto:Sage.Huggins@canyoncounty.id.gov)  
208-455-6036

Thank you for your help!

Thank you for the information

Reply

Reply all

Forward





Potential lane names:

1. Bird Dog
2. Rimrock
3. Running Quail
4. Sage Rocket
5. Raging Rooster
6. Fighting Pheasant



Sawtooth Land Surveying, LLC

P (208) 398 8104 F (208) 398 8105  
2030 S. Washington Ave., Emmett, ID 83617

EXHIBIT A

Parcel E Description

**BASIS OF BEARING** for this description is N 00°00'00" E, between a brass cap LS 972 marking the C1/4 corner of Section 34 and a brass cap LS 972 marking the N1/4 corner of Section 34, both in Township 1 North, Range 2 West, Boise Meridian, Canyon County, Idaho

A parcel of land being Parcel "E" as shown on that certain Record of Survey, recorded as instrument Number 2022-017454, Canyon County Records, located in the NW1/4 of the NE1/4 of Section 34 T. 1 N., R. 2 W., B.M., Canyon County, Idaho more particularly described as follows:

**COMMENCING** at a 5/8" rebar with an illegible cap marking the CN1/16 corner of said Section 34

Thence N 0°00'00" E, coincident with the west line of said NW1/4 of the NE1/4, a distance of 300.00 feet to a 5/8" rebar with cap PLS 11574 and the **POINT OF BEGINNING**:

Thence continuing, N 0°00'00" E, coincident with said west line 391.49 feet to a 5/8" rebar with cap PLS 11574.

Thence S 89°52'09" E, 380.66 feet to a 5/8" rebar with cap PLS 11574;

Thence S 0°00'00" W, 691.56 feet to a 5/8" rebar with cap PLS 11574 on the south line of said NW1/4 of the NE1/4;

Thence N 89°51'32" W, coincident with said south line 80.66 feet to a 5/8" rebar with cap PLS 11574.

Thence N 44°55'46" W, 424.79 feet to the **POINT OF BEGINNING**.

The above described parcel contains 5.010 acres more or less

Also, **SUBJECT TO** a 40-foot-wide ingress-egress and utility easement over and across the north 40.00 feet of Parcel E as shown on said Record of Survey instrument Number 2022-017454.

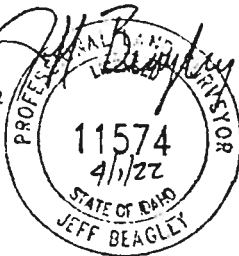
Also **TOGETHER WITH** and **SUBJECT TO** an irrigation easement over and across Parcels E and F as shown on said Record of Survey instrument Number 2022-017454

Jonathan D Stosich  
*[Signature]*

04/14/22

4/15/2022

MOUNTAIN WEST IRA, INC.  
BY: ADRIANE J. HULL  
ITS: AUTHORIZED SIGNER



Authentign  
Brian Bailey 04/05/22

Authentign  
Jennifer Bailey 04/05/22



Sawtooth Land Surveying, LLC

P.O. BOX 308 8104 E. (POB) 308 8105  
2030 S. Washington Ave. Emmett, ID 83617

EXHIBIT A

Parcel D Description

**BASIS OF BEARING** for this description is N 00°00'00" E., between a brass cap LS 972 marking the C1/4 corner of Section 34 and a brass cap LS 972 marking the N1/4 corner of Section 34, both in Township 1 North, Range 2 West Boise Meridian, Canyon County, Idaho

A parcel of land being Parcel "D" as shown on that certain Record of Survey, recorded as Instrument Number 2022-017454, Canyon County Records, located in the NW1/4 of the NE1/4 of Section 34, T. 1 N., R. 2 W., B.M., Canyon County, Idaho more particularly described as follows

**COMMENCING** at a 5/8" rebar with an illegible cap marking the CN1/16 corner of said Section 34,

Thence S 89°51'32" E., coincident with the south line of said NW1/4 of the NE1/4 a distance of 380.66 feet to a 5/8" rebar with cap PLS 11574 and the **POINT OF BEGINNING**;

Thence leaving said south line N 0°00'00" E., parallel with the west line of said NW1/4 of the NE1/4, a distance of 691.56 feet to a 5/8" rebar with cap PLS 11574;

Thence S 89°52'09" E. 939.10 feet to a 5/8" rebar with cap PLS 11574 on the east line of said NW1/4 of the NE1/4;

Thence S 0°03'33" E., coincident with said east line, 691.73 feet to a 5/8" rebar with cap PLS 11574 marking the NE1/16 corner.

Thence N 89°51'32" W., coincident with said south line of the NW1/4 of the NE1/4, a distance of 939.81 feet to the **POINT OF BEGINNING**.

The above described parcel contains 14.917 acres more or less.

**TOGETHER WITH** a 40-foot-wide ingress-egress and utility easement over and across the north 40.00 feet of Parcel E as shown on said Record of Survey Instrument Number 2022-017454.

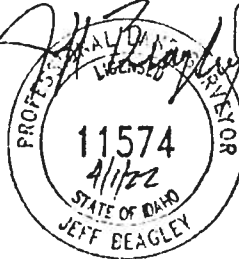
Also **TOGETHER WITH** an irrigation easement over and across Parcels E and F as shown on said Record of Survey Instrument Number 2022-017454.

Jonathan D Stosich 04/14/22  
Adriane J. Hull 4/19/2022

MOUNTAIN WEST IRA, INC.  
BY: ADRIANE J. HULL  
ITS: AUTHORIZED SIGNER

Authentign ID: Brian Bailey 04/05/22

Authentign ID: Jennifer Bailey 04/05/22



SHARED ACCESS AND ROAD MAINTENANCE AGREEMENT TinCup Lane

Brian and Jennifer Bailey, Jacob and Keeta McCracken, and Jonathan Stosich

The undersigned parties, Owners of parcels D and E, and those Owners of properties benefited by the private lane commonly known as TinCup Lane ("Lane") and a 40' Ingress/Egress, Utility, Irrigation and Drainage Easement as shown on the ROS Instrument NO. 2022-017454 ("Easement") attached hereto, agree to the following:

- All expenses of construction, installation, maintenance, repair, and/or restoration of the Lane and Easement shall be shared between parcels D and E. Parcel D shall be responsible for five-sixths of said costs with Parcel E responsible for the remaining associated costs (one sixth). Each Owner agrees to keep records and receipts of all such expenses and make them available to the other Owner for purposes of allocating and paying said expenses.
- Owners of Parcel C shall have access over the first 100 feet Lane and Easement (beginning from Hill Road for ingress, egress and normal agricultural activities).
- The Lane and Easement shall be maintained by Parcel Owners in good, passable condition under all traffic and weather conditions, with expense therefore being shared accordingly (as allocated above) between the Owners.
- This Agreement shall run with the land and shall be appurtenant thereto and is not a personal right afforded to each party, and shall bind all benefited properties and the parties, their heirs, legal representative, successors, distributes and assigns.
- In the event that parcel owners D and E do not share the construction of the road, (one parcel owner builds before the other) all receipts shall be kept to show proof of costs and all debts associated with the easement shall be made current prior to commencing any construction. Original receipts must be kept as proof of cost.
- Owners shall agree in advance (before any major expense is incurred) on the nature, timing and payment of said expense.
- Amendments to this Agreement shall be made only by written instrument executed by each of the parties hereto.
- This Agreement shall be recorded in the office of the Canyon County Recorders.

Acknowledged By: [Signature] Date: 9-5-23

[Signature] Date: 9-5-23

Parcel Owners Brian and Jennifer Bailey, Jacob and Keeta McCracken, and Jonathan Stosich

By: [Signature] Date: 9/5/23

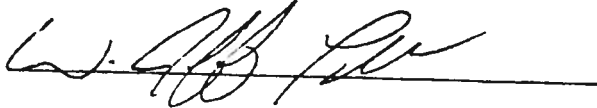
State of Idaho  
) S.S.  
County of Blaine

On this 5<sup>th</sup> day of September, in the year 2023 before me  
W. Jeff Atton, personally appeared Brian Bailey & Jennifer Bailey and

State of Idaho ,

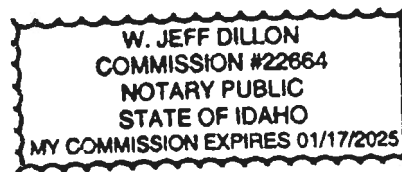
Ada County, ss.

On this 5th day of September, in the year of 2023, before me the undersigned Notary Public in and for said State, personally appeared Brian Bailey and Jennifer Bailey, known or identified to me as the person whose name(s) is/are subscribed to the within instrument, and acknowledged to me that he executed the same.



Residing at: Boise, Idaho

My Commission Expires: 1/17/25



REVISED SHARED ACCESS AND ROAD MAINTENANCE AGREEMENT TinCup Lane

Brian and Jennifer Bailey, Jacob and Keeta McCracken, and MWIRAFBO Jonathan Stosich SEP IRA and MWIRAFBO Jonathan Stosich ROTH IRA

The undersigned parties, Owners of parcels D and E, and those Owners of properties benefited by the private lane commonly known as TinCup Lane ("Lane") and a 40' Ingress/Egress, Utility, Irrigation and Drainage Easement as shown on the ROS Instrument NO. 2022-017454 ("Easement") attached hereto, agree to the following.

- All expenses of construction, installation, maintenance, repair, and/or restoration of the Lane and Easement shall be shared between parcels D and E. Parcel D shall be responsible for five-sixths of said costs with Parcel E responsible for the remaining associated costs (one sixth). Each Owner agrees to keep records and receipts of all such expenses and make them available to the other Owner for purposes of allocating and paying said expenses.
- Owners of Parcel C shall have access over the first 100 feet Lane and Easement (beginning from Hill Road for ingress, egress and normal agricultural activities).
- The Lane and Easement shall be maintained by Parcel Owners in good, passable condition under all traffic and weather conditions, with expense therefore being shared accordingly (as allocated above) between the Owners.
- This Agreement shall run with the land and shall be appurtenant thereto and is not a personal right afforded to each party, and shall bind all benefited properties and the parties, their heirs, legal representative, successors, distributees and assigns.
- In the event that parcel owners D and E do not share the construction of the road, (one parcel owner builds before the other) all receipts shall be kept to show proof of costs and all debts associated with the easement shall be made current prior to commencing any construction. Original receipts must be kept as proof of cost.
- Owners shall agree in advance (before any major expense is incurred) on the nature, timing and payment of said expense.
- Amendments to this Agreement shall be made only by written instrument executed by each of the parties hereto.
- This Agreement shall be recorded in the office of the Canyon County Recorders.

Acknowledged By:

Austin Leagjeld

Date: 9/14/23

MOUNTAIN WEST IRA, INC.  
BY: AUSTIN LEAGJELD  
ITS: AUTHORIZED SIGNER

Parcel Owners Brian and Jennifer Bailey, Jacob and Keeta McCracken, and MWIRAFBO Jonathan Stosich SEP IRA and MWIRAFBO Jonathan Stosich ROTH IRA

Approved by: Jonathan Stosich

[Signature]

Date: 9/13/2023

By \_\_\_\_\_ Date \_\_\_\_\_

State of Idaho

U.S.

County of Ada

On this 14 day of September in the year 2023 before me

Sherry Poole, personally appeared Austin Leayfield, and  
Nil, and 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 on behalf of MWIRA FBO Jonathan Stosich SEP IRA and  
MWIRA FBO Jonathan Stosich ROTH IRA.

Notary Public  
My Commission Expires on 10-3-2028

SHERRY POOLE  
NOTARY PUBLIC - STATE OF IDAHO  
COMMISSION NUMBER 20224735  
MY COMMISSION EXPIRES 10-3-2028

\_\_\_\_\_  
Jacob McCracken

\_\_\_\_\_  
Keeta McCracken

\_\_\_\_\_  
Brian Bailey

\_\_\_\_\_  
Jennifer Bailey

**Canyon County Development Services**  
111 N. 11th Ave. Room 310, Caldwell, ID 83605  
(208) 454-7458

**Building Divsn Email:** buildinginfo@canyoncounty.id.gov **Planning Divsn Email:** zoninginfo@canyoncounty.id.gov

**Receipt Number:** 84950

**Date:** 3/24/2025

**Date Created:** 3/24/2025

**Receipt Type:** Normal Receipt

**Status:** Active

**Customer's Name:** Jacob McCracken

**Comments:** RD2025-0005 - Change name of Private Road - Hearing level case

**Site Address:** 0 MELBA RD, Melba ID 83641 / Parcel Number: 28648000 0

**CHARGES**

<u>Item Being Paid For:</u>	<u>Application Number:</u>	<u>Amount Paid:</u>	<u>Prevs Pymnts:</u>	<u>Unpaid Amnt:</u>
Road Naming - Road Name Change	RD2025-0005	\$550.00	\$0.00	\$0.00
<b>Sub Total:</b>		\$550.00		
<b>Sales Tax:</b>		\$0.00		
<b>Total Charges:</b>		\$550.00		

**PAYMENTS**

<u>Type of Payment:</u>	<u>Check/Ref Number:</u>	<u>Amount:</u>
Credit Card	173145609	\$550.00
<b>Total Payments:</b>		\$550.00

**ADJUSTMENTS**

**Receipt Balance:** \$0.00