

WARRANTY DEED

58846

For Value Received, COEUR D'ALENE PUBLIC LIBRARY FOUNDATION, an Idaho non-profit Corporation

The Grantor, does hereby grant, bargain, sell, and convey unto LAKE CITY DEVELOPMENT CORPORATION, an undivided one-half interest

Address: P.O. Box 3450, Coeur d'Alene, ID 83816

The Grantee, the following described premises, in Kootenai County, Idaho, to wit:

SEE EXHIBIT "A"

To have and to hold the said premises, with their appurtenances, unto the said Grantee, their heirs and assigns forever. And the said Grantor does hereby covenant to and with the said Grantee that they are the owner in fee simple of said premises; that they are free from all encumbrances, EXCEPT current taxes and easements of record; and that they will warrant and defend the same from all lawful claims whatsoever.

Dated: 6/20/07

Richard D. Maxey, Treasurer

State of Idaho)

ss.

County of Kootenai)

On this 20th day of June 2007, before me, the undersigned, a Notary Public in and for said State, personally appeared Richard D. Maxey, known or identified to me to be the Treasurer of the corporation that executed this instrument or the person who executed this instrument on behalf of said corporation, and acknowledged to me that such corporation executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this instrument first above written.

Rhonda L. Schultz
Notary Public for Idaho

Residing at: Post Falls

Commission Expires: 5/8/12

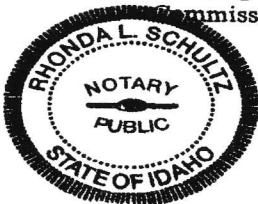


EXHIBIT "A"
LEGAL DESCRIPTION

Lots 1 thru 5 and portions of Lots 6 thru 12 and a portion of the vacated alley, all in Block 38, COEUR D'ALENE AND KINGS ADDITION, according to the plat recorded in the office of the County Recorder in Book C of Deeds at Page 144, records of Kootenai County, Idaho, in Section 13, Township 50 North, Range 4 West, Boise Meridian, Kootenai County, Idaho, more particularly described as follows:

COMMENCING at the Northwest corner of said Block 38, said corner being the TRUE POINT OF BEGINNING for this description; thence,

along the boundary line of said Block 38, South 87°41'07" East, 271.23 feet to the Westerly right of way line of 8th Street; thence,

leaving the said boundary line along the said Westerly right of way line, South 2°36'21" West, 220.84 feet to a point on the Northerly railroad right of way line recorded in Book 34 of Deeds at Page 619, records of Kootenai County, Idaho; thence,

leaving the said Westerly right of way line along the said Northerly railroad right of way line, North 67°21'09" West, 260.96 feet to a point on the Southerly right of way line of the said vacated alley, vacated by city ordinance number 332; thence,

leaving the said Northerly railroad right of way line, North 2°41'03" East, 7.50 feet to the centerline of the said vacated alley; thence,

along the said centerline of the vacated alley, North 87°18'57" West, 25.07 feet to the said boundary line of Block 38; thence,

leaving the said centerline of the vacated alley along the said boundary line of Block 38, North 2°08'06" East, 122.50 feet to the TRUE POINT OF BEGINNING.