

# Exhibit A

546053

Order No.: 15432

## WARRANTY DEED

For Value Received  
John P Holup Jr and Sara M Holup, husband and wife  
*S.A.*

the Grantors do hereby grant, bargain, sell and convey unto  
George W Masters and Katherine L Masters, husband and wife

the Grantees whose current address is:  
626 Britton Lane Moscow ID 83843

the following described premises, in Latah County Idaho, to-wit:

Situated in the County of Latah, State of Idaho, to wit:

A parcel of land situated in the Southeast 1/4 of the Northeast 1/4 of Section 30, Township 39 North, Range 5 West, Boise Meridian, more particularly described as follows:

Beginning at the Southwest Corner of the Northeast 1/4 of Section 30, Township 39 North, Range 5 West, Boise Meridian; thence North 88°16' East a distance of 1258.44 feet; thence North 3°12' West a distance of 507.94 feet; thence South 85°27'39" West a distance of 176.12 feet to the True Point of Beginning; thence South 4°32'21" East a distance of 182.13 feet; thence South 73°04'54" East a distance of 142.19 feet; thence North 69°43'39" East a distance of 143.03 feet; thence North 24°04'00" West a distance of 92.49 feet; thence North 29°24'00" West a distance of 119.24 feet; thence South 85°27'39" West a distance of 188.96 feet to the True Point of Beginning.

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 the owners in fee simple of said premises; that said premises are free from all encumbrances

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

Dated: 8/18/11

*John P. Holup Jr.*  
John P Holup Jr

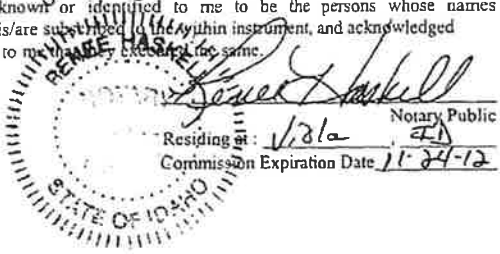
*Sara M. Holup*  
Sara M Holup  
*S.H.*

STATE OF *Idaho* )  
                  ) ss.  
COUNTY OF *Latah* )

STATE OF IDAHO, COUNTY OF *LATAH*  
I hereby certify that this instrument was filed for record  
at the request of *MOSCOW TITLE INC*

On this *18th* day of *August* in the year *2011*,  
before me, a Notary Public, personally appeared  
John P Holup Jr  
Sara M Holup  
known or identified to me to be the persons whose names  
is/are subscribed to the within instrument, and acknowledged  
to me that they are the said persons for the same.

at *16* minutes past *1* o'clock *P* M.,  
this *18th* day of *AUGUST*  
*2011*, in my office, and duly recorded in Book of Deeds at  
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**SUSAN PETERSEN**  
Ex-Officio Recorder  
By *[Signature]* Deputy.  
Fees \$ *100*  
Mail to: **MOSCOW TITLE INC**

*6/26/23*  
*5/26/23*