**NOTICE OF DECISION**

**TO EXCHANGE LANDS IN ADA AND GEM COUNTIES, IDAHO**

UNITED STATES DEPARTMENT OF THE INTERIOR, Bureau of Land Management, Four Rivers Field Office, 3848 Development Ave, Boise, Idaho 83706.

Notice is hereby given that on MMDDYY, Tate Fischer, Four Rivers Field Office Manager, Bureau of Land Management, issued a decision to approve a land exchange with Don L. Dewey, a married man dealing with his sole and separate property, and Paul D. Levie and Rae Levie, Trustees of the Paul D. and Rae Levie Trust (hereafter referred to as Dewey-Levie).

The following described Public land (surface and mineral estate) has been determined to be suitable for disposal by exchange pursuant to Section 206 of the Federal Land Policy and Management Act of 1976 (43 U.S.C. § 1716), as amended:

**Federal Land to be patented to Dewey-Levie:**

 T. 1 N., R. 3 E., Boise Meridian, Ada County, Idaho

 Section 3: N½SW¼.

 Containing 80 acres, more or less.

**Excepting and Reserving to the United** **States** a right-of-way for ditches and canals constructed by the authority of the United States pursuant to the Act of August 30, 1890 (43 U.S.C. 945).

**Subject to Valid Existing Rights, Including**:

Those rights for livestock grazing purposes held by Murray Hansen in the Bryon’s Run FFR Allotment (00881), under the authority of the Taylor Grazing Act and pertinent amendments thereto. Completion of the exchange would remove eight of 20 Animal Unit Months (AUMs) currently authorized in the allotment after a two-year period (43 CFR § 4110.4-2).

In exchange the United States will acquire the following described land (surface and mineral estate) from Dewey-Levie.

**Non-Federal Land to be conveyed to the United States:**

That part of the S½NW¼ of Section 13 and that part of the N½SW¼ of Section 13 lying South of the Black Canyon Canal in T. 6 N., R. 3 W., Boise Meridian, Gem County, Idaho.

Containing 78 acres, more or less.

**Subject to the following exceptions** noted in Schedule B of the Alliance Title & Escrow Corp. Title Commitment No. 288066, dated August 31, 2015.

1. Rights or claims of parties in possession not shown by the public record.

**Note: This exception is acceptable since the landowner has stated that no parties reside on or possess the parcel, and since inspections by BLM staff have corroborated that fact.**

1. Any encroachment, encumbrance, violation, variation, or adverse circumstance affecting the title that would be disclosed by an accurate and complete land survey of the land.  **Note: This exception is acceptable as it will not interfere with management of the parcel.**
2. Easements, or claims of easements, not shown by the public records.

**Note: This exception is acceptable as it will not interfere with management of the parcel.**

1. Any lien or right to a lien, for services, labor, or material heretofore or hereafter furnished, imposed by law and not shown by the public records.

**Note: This exception is acceptable as it will not interfere with management of the parcel.**

1. (a) Unpatented mining claims, (b) reservations or exceptions in patents or in Acts authorizing the issuance thereof, (c) water rights, claims or title to water whether or not the matters excepted under (a), (b), or (c) are shown by the public records.

**Note: This exception is acceptable as it will not interfere with management of the parcel.**

1. Taxes or special assessments which are not shown as existing liens by the public records of any taxing authority that levies taxes or assessments on real property or by the public records. Proceedings by a public agency, which may result in taxes or assessments, or notices of such proceedings, whether or not shown by the records of such agency or by the public records.

**Note: This exception will not appear on the title policy.**

1. General taxes for the year 2015 (or subsequent years), which are a lien not yet due and payable.

**Note: This exception will not appear on the title policy.**

1. Right-of-way for the Black Canyon Canal, and the rights of access thereto for maintenance of said canal.

**Note: This exception is acceptable as it will not interfere with management of the parcel.**

1. Ditch, road, and public utility easements as the same may exist over said premises.

**Note: No known easements exist on the parcel; therefore, this exception is acceptable as it will not interfere with management of the parcel.**

1. Rights, interests, or claims, which may exist or arise by reason of fact(s) shown on a survey plat entitled Record of Survey of Don Dewey Property.

Dated: January 26, 2006.

Prepared by: J.J. Howard Engineering/Surveying.

Recorded: March 8, 2006.

Instrument No. 249900.

**Note: This exception is acceptable as it will not interfere with management of the parcel.**

1. Notwithstanding paragraph 4 of the covered risks of this policy, this policy does not insure against loss arising by reason of any lack of access to and from the land.

**Note: This exception is acceptable as it will not interfere with management of the parcel.**

The parcel of land to be acquired by the United States is located in Gem County. It lies adjacent to other public lands in the area and has resource value for special status species and recreation. The public lands being disposed of are located in Ada County. The public interest will be well served by making the exchange.

A copy of the decision may be obtained by writing the Four Rivers Field Office at the above address or calling 208-384-3430.

For a period of 45 days from the date of publication of this notice, interested parties may submit written protests to the Field Manager, Four Rivers Field Office at the above address. Before including your address, phone number, e-mail address, or other personal identifying information in your protest, you should be aware that the BLM might make your entire comment – including your personal identifying information – publicly available at any time. While you may include in your comment a request for the BLM to withhold your personal identifying information from public review, we cannot guarantee that we will be able to do so.

\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Tate Fischer Date

Four Rivers Field Manager