

[\[Online View\]](#) [\[Print Page\]](#)


Property Details for Parcel S0433110010

General Information

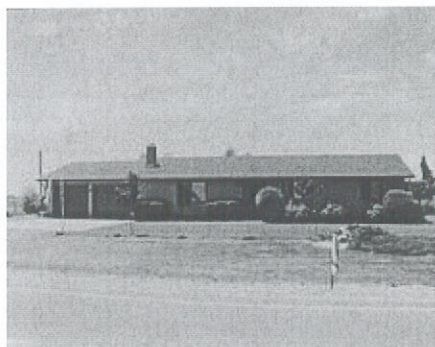
Property Acres: 1.000
Zone Code: RUT
Primary Code Area: 242
Group Type: SECT
Subdivision: 4N 1W 33
Section: 4N1W33

Property Description

N 169' OF E 258.60' OF NE4NE4
 R/S #43 SEC 33 4N 1W
 #98121472

Property Address

4850 N BLACK CAT RD
 MERIDIAN, ID 83642



Parcel Valuation Details

Assessment Roll	State Category Code	Acreage	Assessed Value	Valuation Method	Code Area
Primary	120-RESIDENTIAL TRACT	1.000	\$55,500	MARKET	242
Primary	340-RES IMPROVEMENT	0.000	\$117,300	COST	242

Total Assessed Value: \$172,800

Parcel Valuation History

Assessed value for year 2004 \$172,800
Assessed value for year 2003 \$168,200
Assessed value for year 2002 \$163,100
Assessed value for year 2001 \$155,800
Assessed value for year 2000 \$140,800

Property Characteristics

Residential
 Land

District	Levy	Description	Phone
1	0.002859680	ADA COUNTY	208-287-7000
2	0.000110686	PEST EXTERMINATION	208-888-2316
3	0.000122737	EMERGENCY MEDICAL	208-287-2950
6	0.001032420	ADA COUNTY HIGHWAY DIST	208-387-6120
8	0.006690833	SCHOOL DISTRICT NO. 2	208-855-4500
12	0.000542034	MERIDIAN LIBRARY	208-888-4451
24	0.000072035	MERIDIAN CEMETERY	208-888-5133
30	0.001930929	MERIDIAN FIRE	208-888-1234
43	0.000028311	MOSQUITO ABATEMENT	208-888-2316
46	0.000075875	WESTERN ADA RECREATION	208-887-1730

Total Levy: 0.013465540

Based on the most current certified levies.

For more information on tax districts, please visit this page.

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IN THE DISTRICT COURT OF THE FIFTH JUDICIAL DISTRICT OF THE STATE OF IDAHO,
IN AND FOR THE COUNTY OF TWIN FALLS

IN RE THE GENERAL ADJUDICATION
OF RIGHTS TO THE USE OF WATER FROM
THE SNAKE RIVER BASIN WATER SYSTEM.

CIVIL CASE NUMBER: 39576

Ident. Number: A63-31016
Date Received: 12/11/1998
Receipt No: 0024647
Received By: _____

NOTICE OF CLAIM TO A WATER RIGHT
ACQUIRED UNDER STATE LAW

1. Name: T JERALD FARNHAM 208-462-7722
Address: 76 SCRIVER BLUFF RD
GARDEN VALLEY ID 83622
AND/OR
Name: ELEANOR FARNHAM 208-462-7722
Address: 76 SCRIVER BLUFF RD
GARDEN VALLEY ID 83622

2. Date of Priority: NOV 20, 1980

3. Source: GROUNDWATER Trib. to:

4. Point of Diversion:

Township	Range	Section	1/4 of	1/4 of	1/4	Lot	County
04N	01W	33	NE	NE	NE		ADA

5. Description of diverting works:
WELL, PUMP AND PIPELINE.

6. Water is used for the following purposes:

Purpose	From	To	C.F.S	(or)	A.F.A.
DOMESTIC	01/01	12/31	0.040		

7. Total Quantity Appropriated is:
0.040 C.F.S. (and/or) A.F.A.

8. Total consumptive use is Acre Feet Per Annum.

9. Non-irrigation uses:
DOMESTIC, 1 HOME

10. Place of Use:

Township	Range	Section	1/4 of 1/4	Lot	Use	Acres
04N	01W	33	NE NE		DOMEST	

11. Place of use in counties: ADA

12. Do you own the property listed above as place of use? YES

13. Other Water Rights Used:
NONE

14. Remarks:

15. Basis of Claim: BENEFICIAL USE

16. Signature(s)

(a.) By signing below, I/We acknowledge that I/We have received, read and understand the form entitled "How you will receive notice in the Snake River Basin Adjudication." (b.) I/We do _____ do not ☒ wish to receive and pay a small annual fee for monthly copies of the docket sheet.

Number of attachments: _____

For Individuals:

I/We do solemnly swear or affirm that the statements contained in the foregoing document are true and correct.

Signature of Claimant(s): *D. Gerald Larnham* Date: 12/11/98
Gleanor M. Larnham Date: 12/11/98

State of Idaho)
County of Ada) SS.

Subscribed and sworn (or affirmed) before me this 11 day
of December 19 98 *Lori Harris*
Notary Public

Seal

Residing at Boise, Idaho
My Commission Expires 12-8-2000



WARRANTY DEED

For Value Received

GLEN L. HUDSON and IMA P. HUDSON, as CO-TRUSTEES OF THE
GLEN AND IMA HUDSON TRUST,
under Trust Agreement dated May 19, 1989, and their substitutes and successors as trustees thereunder.

hereinafter referred to as Grantor, does hereby grant, bargain, sell, and convey unto

T. Jerald Farnham and Eleanor Farnham, husband and wife

hereinafter referred to as Grantee, whose current address is

4850 N. Blackcat Rd., Meridian, ID 83642

the following described premises, to-wit:

The Northerly 169.00 feet of the Easterly 258.60 feet of the Northeast Quarter
of the Northeast Quarter of the Northeast Quarter of Section 33, Township 4
North, Range 1 West, Boise Meridian Ada County, Idaho.

LESS AND EXCEPTING THEREFROM any portion of said property lying with BLACK
CATE ROAD and McMILLAN ROAD

To HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee, his heirs
and assigns forever. And the said Grantor does hereby covenant to and with the said Grantee, that Grantor is
the owner in fee simple of said premises; that said premises are free from all encumbrances except current
years taxes, levies, and assessments, and except U.S. Patent reservations, restrictions, easements of record, and
easements visible upon the premises, and that Grantor will warrant and defend the same from all claims
whatsoever.

Dated: July 24, 1996.

GLEN L. HUDSON and IMA P. HUDSON, as CO-
TRUSTEES OF THE GLEN AND IMA HUDSON
TRUST, under Trust Agreement dated May
19, 1989, and their substitutes and
successors as trustees thereunder.

BY: Glen L. Hudson
Glen L. Hudson, Co-Trustee

BY: Ima P. Hudson
Ima P. Hudson, Co-Trustee

96063833

FIRST AMERICAN TITLE CO.

'96 JUL 30 PM 7:00

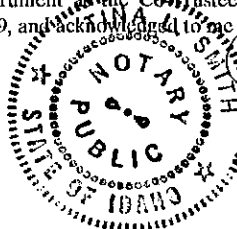
FEE 3.00 Shelueal
RECORDED FILED LIST OF

STATE OF IDAHO)

ss.

COUNTY OF Ada)

On This 27th day of July, in the year 1996, before me, a Notary Public in and for said State, personally
appeared Glen L. Hudson and Ima P. Hudson, known or identified to me to be the persons whose names are
subscribed to the within Instrument as Co-Trustees of the Glen and Ima Hudson Trust, under Trust
Agreement dated May 19, 1989, and acknowledged to me that they executed the same as such Co-Trustees.



Via L. Smith
Notary Public of Idaho
Residing at Boise, ID
Commission expires: July 25, 1999

First American Title Company of Idaho

Dept. of Water Resources
Adjudication Bureau
P. O. Box 83720
Boise, ID 83720-0098

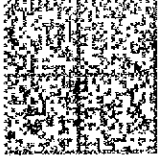


- ☐ MOWD, LEFT NO ADDRESS
- ☐ NOT DELIVERABLE AS ADDRESSED
- ☒ UNDELIVERABLE TO SENDER
- ☐ UNDELIVERED - NOT KNOWN
- ☐ NO SUCH STREET - RETURNED
- ☐ DO NOT RETURN IN THIS ENVELOPE
- ☐ NO MAIL DELIVERABLE
- ☐ BOX CLOSED NO UNDER

RECEIVED
FEB 13 2006
DEPARTMENT OF
WATER RESOURCES

RECEIVED
FEB 14 2006
WATER RESOURCES
WESTERN REGION

FIRST CLASS



UNITED STATES POSTAGE
02 15
0004333393 DEC 11
\$.00
MAILED FROM ZIP CODE

63-31016

T JERALD FARNHAM

new
not at this address
unknown



State of Idaho

DEPARTMENT OF WATER RESOURCES

Western Region, 2735 Airport Way, Boise, Idaho 83705-5082 - (208) 334-2190

FAX (208) 334-2348

DIRK KEMPTHORNE
Governor

KARL J. DREHER
Director

August 31, 2005

TOM ZUMWALT
MARGARET ZUMWALT
4850 N BLACKCAT RD
MERIDIAN ID 83642-5010

RE: NOTICE OF CLAIM NO(S): A63-31016

Dear Claimant(s):

We are currently preparing the Notice(s) of Claim referenced above for the Director's Report in the Snake River Basin Adjudication. Our research indicates there may have been a change in the ownership for the above claim(s). IDWR records currently show the following name and address as the owner of the claim(s) listed above:

**T JERALD FARNHAM
ELEANOR FARNHAM
76 SCRIVER BLUFF RD
GARDEN VALLEY ID 83622**

If our current records, as listed above, are not correct please complete the enclosed Change in Ownership form, as appropriate, to correct our records.

If no response is received from you, all further legal notices concerning the claim(s) will be sent to the name and address shown above. If you have claims other than those referenced here, please contact the Department so we may assist you in updating the information for all your claims. Should you have any questions, or feel that you need assistance, please contact IDWR at (208) 334-2190.

Sincerely,

Adjudication Staff
Department of Water Resources
Western Region

LH:l
Enclosures



State of Idaho

DEPARTMENT OF WATER RESOURCES

Western Region, 2735 Airport Way, Boise, Idaho 83705-5082 - (208) 334-2190

FAX (208) 334-2348

DIRK KEMPTHORNE
Governor

KARL J. DREHER
Director

August 31, 2005

Rick & Ellen Dunlap
76 Scriver Bluff Rd
Garden Valley, ID 83622

RE: Notice of Change of Water Right Ownership Claim No. 63-31016

Dear Property Owners:

This office has reviewed the Notice of Change of Water Right Ownership you have submitted (copy enclosed), however, we are unable to complete this ownership change at this time. The Warranty deed submitted indicates a transfer of property located in Garden Valley in Section 27, Township 10 North, Range 4 East. The above referenced water right is for property Located in Meridian with a Place of Use located in Section 33, Township 4 North, Range 1 West. It appears that the information submitted does not pertain to the water right number referenced above. If, after further research, you find more information concerning a water right with this legal description, please contact us

Thank you for your patience and cooperation, as we have had several ownership changes to process. Please feel free to contact this office if you have any questions concerning this letter.

Sincerely,

Liberty Gagnon
Office Specialist 1
Adjudication Section
Western Region

LG: lg

Enclosures

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES
NOTICE OF CHANGE IN WATER RIGHT OWNERSHIP

RECEIVED

JUN 28 2005

WATER RESOURCES
WESTERN REGION

Please print or type. Attach pages with additional information. Instructions are included at the end of this form.
 Incomplete forms will be returned.

1. Please list the water right number(s) and/or adjudication claim number(s) (if any) for each water right to be changed. List just the adjudication claim number if there is no corresponding water right record on file with the department. Indicate, by checking in the space provided (under the "split" heading), if the change in ownership is limited to a portion of a water right in which case division of the existing water right or adjudication claim record will be required.

Water Right No(s).	Adjudication Claim No(s).	Split	Water Right No(s).	Adjudication Claim No(s).	Split
63-31016					

2. The following **REQUIRED** information must be submitted with this form:

A. The appropriate **FILING FEE**. See instructions for fee amounts.

B. A copy of the most recent **DEED, TITLE POLICY, CONTRACT OF SALE** or other legal document indicating your ownership of the property and water right(s) or claim(s) in question, **WITH ATTACHED LEGAL DESCRIPTION**.

C. Either of the following (if necessary to clarify division of water rights or other complex property descriptions):
PLAT OF PROPERTY or **SURVEY MAP** clearly showing the location of the point(s) of diversion and place of use of your water right(s) and/or adjudication claim(s) (these are usually attached to your deed or on file with the county).

OR

If your water right(s) and/or adjudication claim(s) is for ten or more acres of irrigation, you must submit a USDA Farm Service Agency **AERIAL PHOTO** with the irrigated acres outlined and point(s) of diversion clearly marked. The **AERIAL PHOTO** should be submitted in place of the **PLAT OF PROPERTY** or **SURVEY MAP**.

3. Name and Address of Former
Owner/Claimant(s)

PH 208 887 7722
 T. JERALD FARNHAM & ELEANOR FARNHAM
 4074 West Harbor Pk Dr Meridian ID 83642

4. New Owner/Claimant(s)

RICKE DUNLAP & ELLEN M DUNLAP

Name Connector (Check one): ☐ and, ☐ or, ☐ and/or

New Mailing Address

76 SCRIVER BLUFF RD

City, State and ZIP Code

GARDEN VALLEY ID 83622

New Telephone Number

208 462 5506 DAY PH 208 462 3241

5. Date you acquired the property

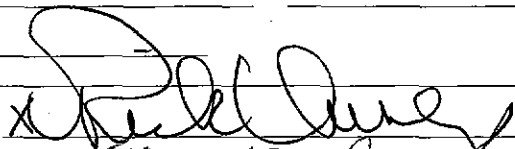
01/07/1999

6. If the change in ownership affects the entire water right for each water right or adjudication claim number listed in item 1, THEN SKIP THIS ITEM AND GO TO ITEM 7. If the change in ownership divides the water right(s) among multiple owners, you must describe, in detail, your portion of each water right after the change. Fill in the appropriate spaces in the box(es) below to describe your water right(s) after the change (one water right per box, you may copy this page as necessary). If your quantity of water is greater than a proportionate split, you must attach documentation to show justification for a larger amount. If you are not sure how to identify your portion of the original water right or adjudication claim records, please contact the nearest IDWR office for assistance.

DESCRIPTION OF YOUR PORTION OF WATER RIGHT (If the right(s) will not be split, skip this area and proceed to item 7)		
Water Right and/or Adjudication Claim Number _____		
Water Use	Diversion Rate or Volume (cubic feet per second or acre-feet per annum)	Description (acres, number and type of stock, homes, etc)
Irrigation	_____	_____
Stock	_____	_____
Domestic	_____	_____
Other _____	_____	_____
Total	_____	_____

DESCRIPTION OF YOUR PORTION OF WATER RIGHT (If the right(s) will not be split, skip this area and proceed to item 7)		
Water Right and/or Adjudication Claim Number _____		
Water Use	Diversion Rate or Volume (cubic feet per second or acre-feet per annum)	Description (acres, number and type of stock, homes, etc)
Irrigation	_____	_____
Stock	_____	_____
Domestic	_____	_____
Other _____	_____	_____
Total	_____	_____

7. Signature of New Owner(s) or Claimant(s)
(include title if applicable)


Ellen M Dunlap

For Snake River Basin Adjudication Claims: Please attach a Notice of Appearance completed by your attorney, if you wish IDWR to correspond with him/her for all matters related to your claims.

For Office Use Only

Received by _____ Date _____ Fee _____
 Receipted by _____ Date _____ Receipt No. _____
 Processed by _____ AJ Date _____ WR _____ Date _____



BOISE COUNTY
ASSESSORS OFFICE
BOISE COUNTY
IDAHO

208-392-4415
FAX 208-392-4473

FACSIMILE TRANSMITTAL SHEET

TO:
ELLEN DUNLAP

FROM:
NANCY

COMPANY:

DATE:
06-22-2005

FAX NUMBER:
462-3703

TOTAL NO. OF PAGES INCLUDING COVER:
2

PHONE NUMBER:
462-3241

SENDER'S REFERENCE NUMBER:

RE:

YOUR REFERENCE NUMBER:

NOTES/COMMENTS:

MRS. DUNLAP,

YOUR TOWNSHIP IS 10 NORTH, THE RANGE IS 4 EAST AND THE SECTION IS 27.

IF YOU HAVE ANY QUESTIONS PLEASE GIVE ME A CALL.

THANKS, NANCY

BOISE COUNTY ASSESSORS OFFICE
PO BOX 1300
420 MAIN STREET
IDAHO CITY, IDAHO 83631



READ & APPROVED RED EMD

A Pioneer Company

PIONEER TITLE COMPANY
OF ADA COUNTY

821 West State Street / Boise, Idaho 83702-5836 / Telephone (208) 336-6700

P174990 KM

WARRANTY DEED

(INDIVIDUAL)

FOR VALUE RECEIVED T. JERALD FARNHAM AND ELEANOR M. FARNHAM, HUSBAND AND WIFE

Grantor s , do hereby grant, bargain, sell and convey unto RICK E. DUNLAP AND ELLEN M. DUNLAP, HUSBAND AND WIFE -

the Grantee s , whose current address is: PO Box 955 Bridgeport CA 93517
the following described real property in BOISE County, State of Idaho, more particularly described as follows, to-wit:

LOTS 2 & 3 OF PINE TREE RANCH SUBDIVISION NO. 4, ACCORDING TO THE OFFICIAL PLAT THEREOF, FILED AS INSTRUMENT NO. 88251, RECORDS OF BOISE COUNTY, IDAHO.

171624
BOISE COUNTY IDAHO ss
REQUEST: mtm View
TIME: PM 4:17
DATE: Jan 7, 1999
BOISE COUNTY RECORDER
BY: Laurie Hopp
TYPE: Deed Fee 3.00 100%

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee and Grantee heirs and assigns forever. And the said Grantor do hereby covenant to and with the said Grantee s, the Grantor s are the owner s in fee simple of said premises; that said premises are free from all encumbrances, EXCEPT those to which this conveyance is expressly made subject and those made, suffered or done by the Grantee s and subject to reservations, restrictions, dedications, easements, rights of way and agreements, (if any) of record, and general taxes and assessments, (includes irrigation and utility assessments, (if any) for the current year, which are not yet due and payable, and that Grantor s will warrant and defend the same from all lawful claims whatsoever.

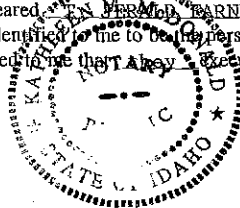
Dated: January 6, 1999
~~December 30, 1998~~

T. Jerald Farnham
T. JERALD FARNHAM

Eleanor M. Farnham
ELEANOR M. FARNHAM

STATE OF Idaho, County of ADA, ss.

On this 6 day of January, in the year of 1999, before me THE UNDERSIGNED, a notary public, personally appeared T. JERALD FARNHAM AND ELEANOR M. FARNHAM, known or identified to me to be the person s whose name s are subscribed to the within instrument, and acknowledged to me that they executed the same.



Notary Public: Kathleen M. McDonald
Residing at: NAMPA
My Commission Expires: 5/27/99

Commission Expires May 27, 1999

6/22/05

PMO100 - PARCEL MASTER INQUIRY

10:34:25

PARCEL: RP 05404000002A A

F9=MS F10=SW

F14=HO

F17=DD F19=SP

*TREND

LEGAL DESCRIPTION

DUNLAP, RICK E &
DUNLAP, ELLEN MT10N R4E PINE TREE RANCH SUB 4
LOT 2 & LOT 3 SEC 27

76 SCRIVER BLUFF RD

ProVal Area Number 1

CODE AREA 24-0000 OWNER CD

PARC TYPE LOC CODE 400

EFFDATE 3011999 EXPDATE

PREV PARCEL

GARDEN VALLEY ID 83622

76 SCRIVER BLUFF RD

X for parcel comments

CAT	RY	QUANTITY	UN	VALUE	HO MRKT	HO EXMP	CB MRKT	OTHER
15	2005	1780	AC	36380				
37	2005			110920	110920	50000		

TOTALS	1780	147300	110920	50000				
--------	------	--------	--------	-------	--	--	--	--

ENTER NEXT PARCEL NUMBER RP A

FKeys: F2=TX F3=Exit F5=SS F6=NM F7=LG
F8=CT F13=TM F18=HS F20=SrcH F22=EU

11/14/2002

IDAHO DEPARTMENT OF WATER RESOURCES
PRELIMINARY RECOMMENDATION OF WATER RIGHTS ACQUIRED UNDER STATE LAW

RIGHT NUMBER: 63-31016

NAME AND ADDRESS: T JERALD FARNHAM
76 SCRIVER BLUFF RD
GARDEN VALLEY ID 83622

ELEANOR FARNHAM
76 SCRIVER BLUFF RD
GARDEN VALLEY ID 83622

SOURCE: GROUND WATER

TRIBUTARY:

QUANTITY: 0.040 CFS

THE QUANTITY OF WATER UNDER THIS RIGHT SHALL NOT EXCEED 13,000
GALLONS PER DAY.

PRIORITY DATE: 11/20/1980

POINT OF DIVERSION:

T04N R01W S33 NENENE Within ADA County

PURPOSE AND

PERIOD OF USE:

PURPOSE OF USE

PERIOD OF USE

QUANTITY

DOMESTIC

1/01 12/31

0.040 CFS

DOMESTIC USE IS FOR 1 HOME.

PLACE OF USE: DOMESTIC Within ADA County

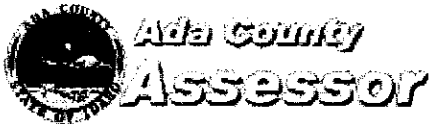
T04N R01W S33 NENE

OTHER PROVISIONS NECESSARY FOR DEFINITION OR ADMINISTRATION OF THIS WATER RIGHT:

THIS PARTIAL DECREE IS SUBJECT TO SUCH GENERAL PROVISIONS NECESSARY FOR
THE DEFINITION OF THE RIGHTS OR FOR THE EFFICIENT ADMINISTRATION OF THE WATER
RIGHTS AS MAY BE ULTIMATELY DETERMINED BY THE COURT AT A POINT IN TIME NO
LATER THAN THE ENTRY OF A FINAL UNIFIED DECREE. SECTION 42-1412(6), IDAHO
CODE.

THE QUANTITY OF WATER DECREED FOR THIS WATER RIGHT IS NOT A
DETERMINATION OF HISTORICAL BENEFICIAL USE.

EXPLANATORY MATERIAL: Beneficial Use

[\[Online View\]](#) [\[Print Page\]](#)


Property Details for Parcel S0433110010

General Information

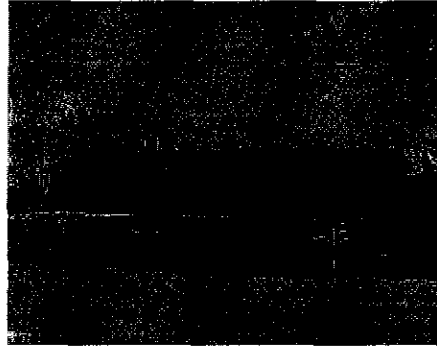
Property Acres: 1.000
Zone Code: RUT
Primary Code Area: 242
Group Type: SECT
Subdivision: 4N 1W 33
Section: 4N1W33

Property Description

N 169' OF E 258.60' OF NE4NE4
 R/S #43 SEC 33 4N 1W
 #98121472

Property Address

4850 N BLACK CAT RD
 MERIDIAN, ID 83642



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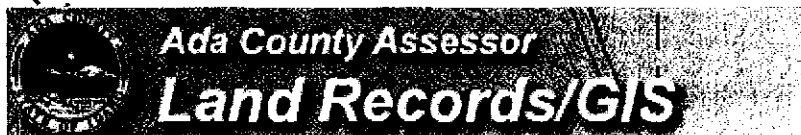
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43	0.000028311	MOSQUITO ABATEMENT	208-888-2316
46	0.000075875	WESTERN ADA RECREATION	208-887-1730

Total Levy: 0.013465540

Based on the most current certified levies.

For more information on tax districts, please visit [this page](#).

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Land Records

Characteristics Detail

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- [About Us](#)
- [Image Documents](#)
- [Old interactive map](#)



Residential Characteristics 1 for Parcel "S0433110010"

Occupancy Date:	No Date Available
Year Built:	1980
Year Remodel:	0
Effective Age:	0
Construction Class:	4
Number of Bedrooms:	3
Number Bathrooms:	1.75
Number of Fireplaces:	1
Air Conditioning:	Y
Car Storage Sq Ft #1:	624
Car Storage Sq Ft #2:	0
General Purpose Building Sq Ft:	0
Porch Sq Ft:	0
Deck Sq Ft:	0
Deck Covered:	N
Patio Sq Ft:	490
Patio Covered:	Y
Pool Sq Ft:	0
Total Sq Ft:	1456
Main Floor Sq Ft:	1456
Upper Floor Sq Ft:	0
Finished Lower Floor Sq Ft:	0
Unfinished Lower Floor Sq Ft:	0
Finished Basement Floor Sq Ft:	0
Unfinished Basement Floor Sq Ft:	0
Finished Attic Sq Ft:	0
Unfinished Attic Sq Ft:	0

Assessor Links

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