



State of Idaho

DEPARTMENT OF WATER RESOURCES

Northern Region • 7600 N. Mineral Drive, Suite 100 • Coeur d'Alene, Idaho 83815-7763

Phone: (208) 762-2800 • Fax: (208) 762-2819 • Website: www.idwr.idaho.gov

C.L. "BUTCH" OTTER
Governor

GARY SPACKMAN
Director

January 9, 2015

RANDY AND MICHELLE SHOEMAKER
160 OWL CREEK LN
ST MARIES ID 83861

SUBJECT: Ownership Change on Notice of Claim Number 92-10484

Dear Mr. and Ms. Shoemaker:

We have received your change of ownership request on the above numbered claim. Enclosed is a copy of the claim showing such change; for your records. Also, this information can be viewed on our website at www.idwr.idaho.gov.

Please feel free to contact me at the above number if I can be of further assistance.

Sincerely,

A handwritten signature in blue ink that reads "Linda Werner". The signature is written in a cursive, flowing style.

Linda A. Werner
Water Resource Agent, Sr.

Enclosure

JAN 08 2015

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

IDWR / NORTH

Notice of Change in Water Right Ownership

1. List the numbers of all water rights and/or adjudication claim records to be changed. If you only acquired a portion of the water right or adjudication claim, check "Yes" in the "Split?" column.

Water Right/Claim No.	Split?	Water Right/Claim No.	Split?	Water Right/Claim No.	Split?
92-10484	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐

2. Previous Owner's Name: Timothy Ruess
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): Randy Shoemaker and Michelle Shoemaker
New owner(s) as listed on the conveyance document Name connector ☒ and ☐ or ☐ and/or
- 160 Owl Creek Ln. St. Maries Idaho 83861
Mailing address City State ZIP
208-245-5182 brokenshoeranch@live.com
Telephone Email
4. If the water rights and/or adjudication claims were split, how did the division occur?
☐ The water rights or claims were divided as specifically identified in a deed, contract, or other conveyance document.
☐ The water rights or claims were divided proportionately based on the portion of their place(s) of use acquired by the new owner.
5. Date you acquired the water rights and/or claims listed above: May 30, 2013
6. If the water right described herein has been rented from the Water Supply Bank, rental proceeds will be disbursed in the following manner regardless of any arrangements between the buyer(s) and seller(s) to the contrary:
- Rental payments will go to the lessor(s) of record at the beginning of the rental season.
 - If a change in ownership is processed by the Department during a rental season, rental payment will be made to the person or entity who is the lessor of record at the beginning of that rental season.
 - New lessor(s) of record will receive payment after the following rental season.
7. This form must be signed and submitted with the following **REQUIRED** items:
- A copy of the conveyance document -- warranty deed, quitclaim deed, court decree, contract of sale, etc. The conveyance document must include a legal description of the property or description of the water right(s) if no land is conveyed.
 - Plat map, survey map or aerial photograph which clearly shows the place of use and point of diversion for each water right and/or claim listed above (if necessary to clarify division of water rights or complex property descriptions).
 - Filing fee (see instructions for further explanation):
 - \$25 per *undivided* water right.
 - \$100 per *split* water right.
 - No fee is required for pending adjudication claims.

8. Signature: Randy Shoemaker Title, if applicable _____ Date 1/5/15
Signature of new owner/claimant

Signature: Michelle Shoemaker Title, if applicable _____ Date 1/5/15
Signature of new owner/claimant

For IDWR Office Use Only:

Received by N/A Date N/A Receipt No. N/A Receipt Amt. N/A
Approved by 2W Processed by 2W Date 1-8-2015

RECORDING REQUESTED BY
First American Title Company

AND WHEN RECORDED MAIL TO:
First American Title Company
831 Main Avenue
St. Maries, ID 83861

Space Above This Line for Recorder's Use Only

WARRANTY DEED

File No.: **466869-SM (ps)**

Date: **May 30, 2013**

For Value Received, **Tim Ruess, a widower, who appears of record as Tim Ruess, a widow,** hereinafter called the Grantor, hereby grants, bargains, sells and conveys unto **Randy Shoemaker and Michelle Shoemaker, husband and wife,** hereinafter called the Grantee, whose current address is **160 Owl Creek Lane, St. Maries, ID 83861,** the following described premises, situated in **Benewah County, Idaho,** to-wit:

Legal Description attached hereto as Exhibit A, and by this referenced incorporated herein.

SUBJECT TO all easements, right of ways, covenants, restrictions, reservations, applicable building and zoning ordinances and use regulations and restrictions of record, and payment of accruing present year taxes and assessments as agreed to by parties above.

TO HAVE AND TO HOLD the said premises, with its appurtenances, unto the said Grantee, and to the Grantee's heirs and assigns forever. And the said Grantor does hereby covenant to and with the said Grantee, that the 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.

Tim Ruess *ds*
Randy Shoemaker

File No.: 466869-SM (ps)

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Exhibit "A"

Real property in the County of Benewah, State of Idaho, described as follows:

A Parcel situate in the Southwest Quarter of the Northwest Quarter of Section 34, Township 44 North, Range 2 West, B.M., records of Benewah County, Idaho, more particularly described as follows:

Beginning at the Southwest Corner of said Southwest Quarter of the Northwest Quarter,

thence N.00°57'00 East, along the Section Line, 718.07 feet to a point;

thence N.82°32'09" East, 296.33 feet to a point

thence S.77°06'47" East, 1044.26 feet to a point on the East line of said Southwest Quarter of the Northwest Quarter;

thence S.00°49'17" West, along the East Line of said Southwest Quarter of the Northwest Quarter, 531.20 feet to the Southeast Corner of said Southwest Quarter of the Northwest Quarter;

thence N. 89°40'12" West, along the South Line of said Southwest Quarter of the Northwest Quarter, 1316.08 feet to the POINT OF BEGINNING.

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