

MEMO

Date: March 30, 2016

To: Claim File 95-9981

From: Linda Werner, Water Resource Agent, Sr. *L.W.*

Subject: Change of Ownership from Donald Stepper to Keith Wood

Attached to this file is a change of ownership form completed by Keith Wood on March 28, 2016. Although the form was submitted on that date, by Mr. Wood; it is NOT an ownership change from the original claim because the claim was originally submitted by Mr. Wood.

However, Mr. Wood does have an address change. Consequently, per adjudication memo number 18, the ownership change form will suffice as notice of the address change.

RECEIVED

MAR 28 2016

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. If the water right is leased to the Water Supply Bank, check "Yes". If you are not sure if the water right is leased to the Water Supply Bank, see #6 of the instructions.

Water Right/Claim No.	Split?	Leased to Water Supply Bank?	Water Right/Claim No.	Split?	Leased to Water Supply Bank?
95-9981	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: Donald Stepper
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): Keith S. Wood
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or ☐ and/or
- 1003 Hummingbird Ln Blanchard ID 83804
Mailing address City State ZIP
- 503-840-4049 doitwithlife@yahoo.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: Oct 6, 2015

6. If the water right is leased to the Water Supply Bank changing ownership of a water right will reassign to the new owner any Water Supply Bank leases associated with the water right. Payment of revenue generated from any rental of a leased water right requires a completed IRS Form W-9 for payment to be issued to an owner. A new owner for a water right under lease shall supply a W-9. Water rights with multiple owners must specify a designated lessor, using a completed Lessor Designation form. Beginning in the calendar year following an acknowledged change in water right ownership, compensation for any rental will go to the new owner(s).

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.
- ☐ If water right(s) are leased to the Water Supply Bank AND there are multiple owners, a Lessor Designation form is required.
- ☐ If water right(s) are leased to the Water Supply Bank, the individual owner or designated lessor must complete, sign and submit an IRS Form W-9.

8. Signature: Keith S. Wood 3/28/2016
Signature of new owner/claimant Title, if applicable Date

Signature: _____
Signature of new owner/claimant Title, if applicable Date

For IDWR Office Use Only:

Received by N/A Date 03-28-16 Receipt No. N/A Receipt Amt. N/A

Active in the Water Supply Bank? Yes ☐ No ☒ If yes, forward to the State Office for processing W-9 received? Yes ☐ No ☐

Name on W-9 _____ Approved by _____ Processed by _____ Date _____

RECORDING REQUESTED BY
First American Title Company

AND WHEN RECORDED MAIL TO:
Keith Stanley Wood
5584 NW 149th Ct
Portland, OR 97229

Space Above This Line for Recorder's Use Only

WARRANTY DEED

File No.: **563056-C (smc)**

Date: **October 06, 2015**

For Value Received, **Donald R. Stepper and Kathryn J. Stepper, husband and wife**, hereinafter called the Grantor, hereby grants, bargains, sells and conveys unto **Keith Stanley Wood, a single man**, hereinafter called the Grantee, whose current address is **1003 W. Hummingbird Lane, Blanchard, ID 83804**, the following described premises, situated in **Bonner County, Idaho**, to-wit:

PARCEL 1:

The West half of the West half of the Northeast quarter of the Northwest quarter of Section 23, Township 54 North, Range 5 West, Boise Meridian, Bonner County, Idaho.

PARCEL 2:

The East half of the West half of the Northeast quarter of the Northwest quarter of Section 23, Township 54 North, Range 5 West, Boise Meridian, Bonner County, Idaho.

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.

Date: 10/06/2015

Warranty Deed
- continued

File No.: 563056-C (smc)

Donald R. Stepper
Donald R. Stepper

Kathryn J. Stepper
Kathryn J. Stepper

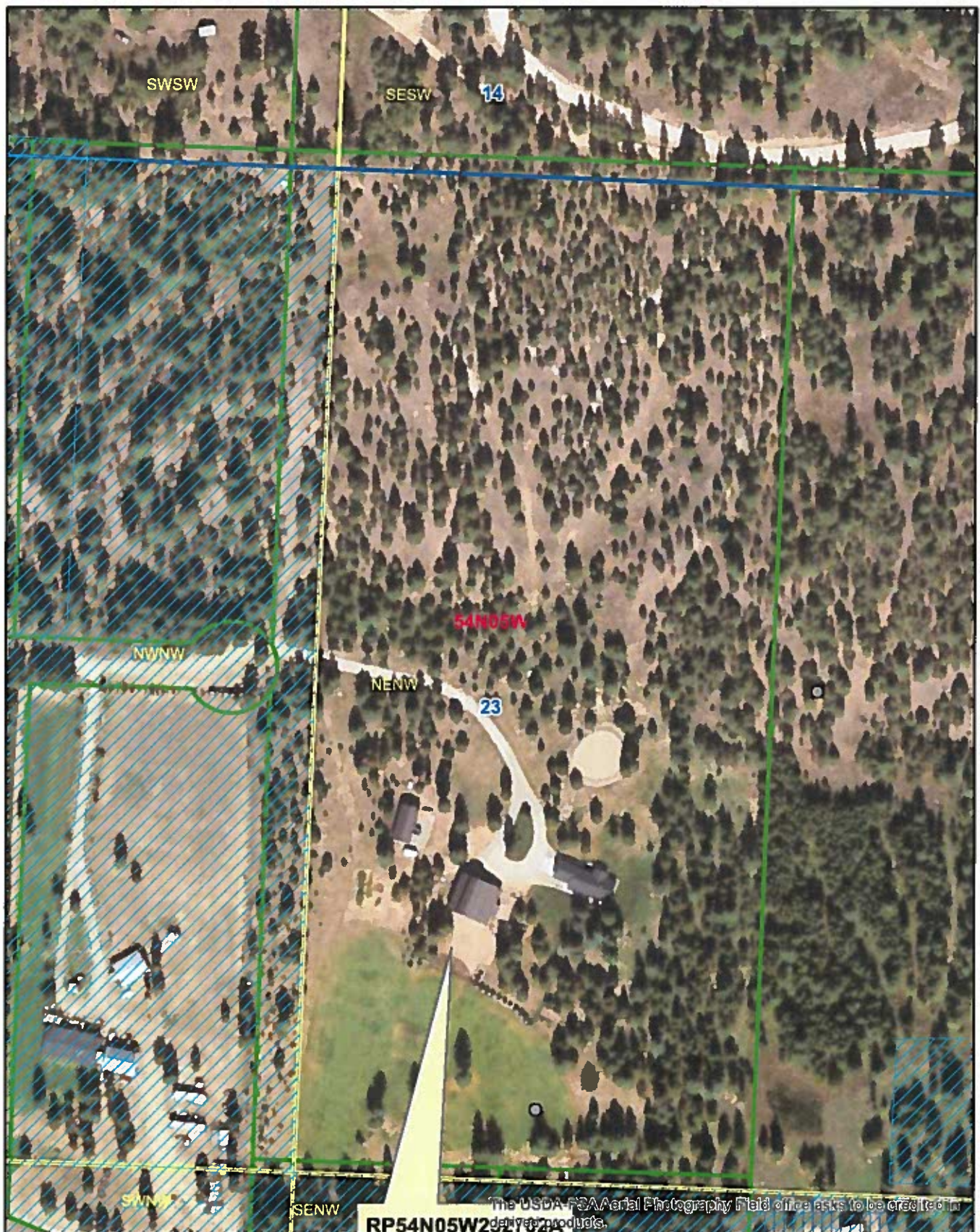
STATE OF Idaho)
COUNTY OF Kootenai)
SS.

On this **6th day of October, 2015**, before me, a Notary Public in and for said State, personally appeared **Donald R. Stepper and Kathryn J. Stepper**, known or identified to me to be the person(s) whose name(s) is/are subscribed to the within instrument, and acknowledged to me that he/she/they executed the same.



Jocelyn Henning
Notary Public for the State of Idaho
Residing at: Coeur d'Alene, ID
My Commission Expires: 07/08/16

95-9981
NOTICE OF CHANGE IN WATER RIGHT
OWNERSHIP





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.J. "BUTCH" OTTER
Governor

RECEIVED
MAR 28 2016
IDWR / NORTH
GARY SPACKMAN
Director

October 26, 2015

KEITH WOOD
5584 NW 149TH COURT
PORTLAND OR 97229

SUBJECT: Coeur d'Alene-Spokane River Basin Adjudication (CSRBA) Notice of Claim to a Water Right

Dear Mr. Wood:

I'm writing in regard to our phone conversation of Monday, October 26, 2015, where we discussed the sale of the property owned by Mr. Stepper and the water rights appurtenant to such property.

Enclosed is a copy of permit number 95-10029. It appears this permit was appropriated to increase the quantity of water applied to the same two acres of irrigated land covered under licensed water right number 95-9981. Because proof of beneficial use was submitted after November 12, 2008, it is not necessary to file a Notice of Claim to a Water Right. However, I have enclosed a form entitled "Assignment of Permit" which may be used to change the ownership. The prior owner will need to complete this form, there is a \$25.00 fee, and upon completion should be mailed to: IDWR State Office, PO Box 83720, Boise, ID 83720-0098. If you have any questions regarding this form, or the process, please direct them to Adam Frederick in our Coeur d'Alene office at (208) 762-2800.

In regard to the water usage covered under license number 95-9981. Enclosed is a pre-completed Notice of Claim to a Water right. Please review this claim for accuracy, change the name of the claimant under item one, and any other changes that may have been made to the water usage, sign under item sixteen and return to our Coeur d'Alene office. I've also enclosed a map of the property. Please show on the map where the well is located and where the irrigation is occurring, and return this information with the claim.

The fee for the claim, based on two acres of irrigation would be \$52.00, \$50.00 for the claim and \$1.00 per irrigated acre. Also, the deadline for filing claims in this area has passed so there is a late fee of \$50.00, bringing the total due to \$102.00.

Please note that these water rights have undergone a number change. Attached to each water right copy is a report which will verify the number change.

If you have any questions please feel free to contact me. I can be reached at (208) 762-2802 or by email at linda.werner@idwr.idaho.gov.

Sincerely,

Linda A. Werner

Water Resource Agent, Sr.

Enclosures: Copy of Permit Number 95-10029 and Water Permit Report
Copy of Water Right License 95-9981 with Water Permit Report
Notice of Claim to a Water Right 95-9981 W/Instructions