

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

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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?
95-14937	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: CAROL FELT BROWNING

Name of current water right holder/claimant

3. New Owner(s)/Claimant(s): REGINA M HIGGINS AND WILLIAM J HIGGINS

New owner(s) as listed on the conveyance document

Name connector ☒ and ☐ or ☐ and/or

1145 S WOLF LODGE CREEK R

COEUR D' ALENE

ID 83814

Mailing address

City

State

ZIP

208-689-3864

RWHIGGINS@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: JANUARY 11, 2016

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):

o \$25 per *undivided* water right.

o \$100 per *split* water right.

o **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: Regina M Higgins Title, if applicable _____ Date NOVEMBER 20, 2016

Signature of new owner/claimant

Title, if applicable

Date

Signature: _____ Title, if applicable _____ Date _____

Signature of new owner/claimant

Title, if applicable

Date

For IDWR Office Use Only:

Received by _____ Date _____ Receipt No. _____ Receipt Amt. _____

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 C. M. Smith Date 12-12-16

RECORDING REQUESTED BY
First American Title Company

AND WHEN RECORDED MAIL TO:
Regina M Higgins and William J Higgins
1145 S Wolf Lodge Creek Rd
Coeur d'Alene, ID 83814

JIM BRANNON 3 P 2530116000
KOOTENAI COUNTY RECORDER
AF 1/13/2016 2:33 PM
REQ OF FIRST AMERICAN TITLE -
KOOTENAI

RECORDING FEE: \$16.00
Electronically Recorded

DD
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Space Above This Line for Recorder's Use Only

WARRANTY DEED

File No.: **572370-C (ms)**

Date: **January 05, 2016**

For Value Received, **Carol Felt Browning, Trustee of The Carol Felt Browning Trust, dated March 24, 2004**, hereinafter called the Grantor, hereby grants, bargains, sells and conveys unto **Regina M. Higgins and William J. Higgins, wife and husband**, hereinafter called the Grantee, whose current address is **1145 S. Wolf Lodge Creek Road, Coeur d'Alene, ID 83814**, the following described premises, situated in **Kootenai 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.

4

Date: 01/05/2016

Warranty Deed
- continued

File No.: 572370-C (ma)

Carol Felt Browning, Trustee of The Carol
Felt Browning Trust

Carol Felt Browning - Trustee
Carol Felt Browning, Trustee

STATE OF Idaho)
SS.
COUNTY OF Kootenai)

On this 11 day of January, 2016, before me, a Notary Public in and for said State, personally appeared **Carol Felt Browning**, known or identified to me to be the person(s) whose name(s) is subscribed to the within instrument as Trustee of the **The Carol Felt Browning Trust** Trust, and acknowledged to me that she executed the same as such Trustee.



[Signature]
Notary Public of Idaho
Residing at: Coeur d'Alene, ID
Commission Expires: 04/02/2020

EXHIBIT A

THAT PORTION OF THE EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 16, TOWNSHIP 50 NORTH, RANGE 2 WEST, BOISE MERIDIAN, LYING SOUTH OF THE PARCEL DESCRIBED IN THE DEED TO JOYE PITCHER, RECORDED MAY 12, 1978, IN BOOK 290 OF DEEDS, PAGE 975, RECORDS OF KOOTENAI COUNTY, IDAHO AND WEST OF THE WEST RIGHT OF WAY LINE OF WOLF LODGE CREEK COUNTY ROAD, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTH QUARTER CORNER OF SAID SECTION 16; THENCE ALONG THE SOUTH LINE OF SAID SECTION 16, NORTH 88°00'05" WEST 374.80 FEET TO THE WEST RIGHT OF WAY LINE OF WOLF LODGE CREEK COUNTY ROAD, THE TRUE POINT OF BEGINNING;

THENCE ALONG THE WEST RIGHT OF WAY LINE OF WOLF LODGE CREEK COUNTY ROAD THE FOLLOWING THREE COURSES:

NORTH 4°34'27" WEST 182.51 FEET;

THENCE NORTH 9°12'32" WEST 150.28 FEET;

THENCE NORTH 11°34'59" WEST 189.42 FEET;

THENCE NORTH 88°00'05" WEST 857.14 FEET TO THE WEST LINE OF SAID EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 16;

THENCE ALONG SAID WEST LINE SOUTH 1°00'25" WEST 512.93 FEET TO THE WEST 1/16 CORNER, A 3 1/4" ALUMINUM CAP MARKED PLS 4458;

THENCE ALONG THE SOUTH LINE OF SAID SECTION 16, SOUTH 88°00'05" EAST 942.84 FEET TO THE POINT OF BEGINNING.

NORTH

Kootenai County, Idaho

6	5	4	3	2	1
7	6	6	10	11	12
18	17	16	15	14	13
10	20	21	22	23	24
20	29	28	27	26	25
31	32	33	34	35	36



THIS DOCUMENT IS TO BE USED FOR REFERENCE PURPOSES ONLY. THE COUNTRY IS NOT RESPONSIBLE FOR ANY INACCURACIES CONTAINED HEREIN.

Map Revisions

Moles:

DOI: 10.1002/anie.201500081
 Received 12 May 2015
 Accepted 12 May 2015
 Published online 12 May 2015

[illegible]

Legend

- (C-5257) Sub-coats ☐ Tap-Errors ☐ Private Roads ☐ City Limits
03+00-14 Parcel IDs (PIN) ☐ Legal-Access — ☐ Plan Boundaries ☐ GCDB_Corners + GCDB_Lines
☐ Road R/W ☐ Railroad ☐ GCDB_Lines



North Wolf Lodge Cr Estates (10-5628)

Identify

Identify from: Taxlots

HIGGINS, REGINA MARGARET

Location: 2,304,543.128 1,833,789.007 Meters

Field	Value
ACRES	11
ADDRESS1	1145 S WOLF LODGE CREEK RD
ADDRESS2	<null>
CITY	COEUR D ALENE
COUNTY	Kootenai
ID	7545384
LEGAL1	TAX#20347 [IN SE-SW]
LEGAL2	<null>
LEGAL3	<null>
LEGAL4	<null>
LEGAL5	<null>
LEGAL6	<null>
OWNER	HIGGINS, REGINA MARGARET
P_ADDRESS	1145 S WOLF LODGE CREEK RD
P_ZIPCODE	<null>
PIN	50N02W167000
SOURCE	<null>
STATE	ID
SUB_NAME	
UPDATED	10/12/2016
YEAR_BUILT	2005
ZIPCODE	83814

Identified 1 feature

FOR WATER RIGHT CLAIM: 95-14937



NOV 23 2015
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IDWR / NORTH





State of Idaho

DEPARTMENT OF WATER RESOURCES

Northern Region, 7600 Mineral Drive, Suite 100, Coeur d'Alene, Idaho 83815

Phone: (208) 762-2800 FAX: (208) 762-2819 www.idwr.idaho.gov

C.L. "BUTCH" OTTER
Governor

GARY SPACKMAN
Director

December 12, 2016

William J and Regina M Higgins
1145 S Wolf Lodge Creek Rd
Coeur d Alene ID 83814

Re: 95-14937 – Notice of Change in Water Right Ownership

Dear Property Owner:

This letter will confirm that your ownership change has been received and processed by this office. A Preliminary Recommendation is enclosed for your files.

If you have any questions regarding this matter, please contact our office.

Sincerely,

Carolyn Monitz
Technical Records Clerk
IDWR
Northern Region

CM/ Encl