

RECEIVED

MAR 13 2017

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

IDWR/NORTHERN

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?
95-12546	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐

2. Previous Owner's Name: DORIS L WEAVER TRUST

Name of current water right holder/claimant

3. New Owner(s)/Claimant(s): Randall v Bream Cynthia Bream
 New owner(s) as listed on the conveyance document Name connector ☒ and ☐ or ☐ and/or
1426 S Hillcrest Dr Coeur d'Alene ID 83814
 Mailing address City State ZIP
541-740-2310 rubinventions@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: Dec 10, 2012

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: Randall v Bream 3/6/17
 Signature of new owner/claimant Title, if applicable Date
 Signature: [Signature] 3-6-17
 Signature of new owner/claimant Title, if applicable Date

For IDWR Office Use Only:

Received by — Date — Receipt No. — Receipt Amt. —
 Approved by — Processed by chmrbk Date 3-16-17

PARCEL LOCATION FOR CSRBA WATER RIGHT CLAIM 95-12546





OWNER'S POLICY OF TITLE INSURANCE

Policy Number OX 08720388

Issued by Old Republic National Title Insurance Company

Any notice of claim and any other notice or statement in writing required to be given to the Company under this Policy must be given to the Company at the address shown in Section 18 of the Conditions.

COVERED RISKS

SUBJECT TO THE EXCLUSIONS FROM COVERAGE, THE EXCEPTIONS FROM COVERAGE CONTAINED IN SCHEDULE B, AND THE CONDITIONS, OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY, a Minnesota corporation (the "Company") insures, as of Date of Policy and, to the extent stated in Covered Risks 9 and 10, after Date of Policy, against loss or damage, not exceeding the Amount of Insurance, sustained or incurred by the Insured by reason of:

1. Title being vested other than as stated in Schedule A.
2. Any defect in or lien or encumbrance on the Title. This Covered Risk includes but is not limited to insurance against loss from:
 - (a) A defect in the Title caused by
 - (i) forgery, fraud, undue influence, duress, incompetency, incapacity, or impersonation;
 - (ii) failure of any person or Entity to have authorized a transfer or conveyance;
 - (iii) a document affecting Title not properly created, executed, witnessed, sealed, acknowledged, notarized, or delivered;
 - (iv) failure to perform those acts necessary to create a document by electronic means authorized by law;
 - (v) a document executed under a falsified, expired, or otherwise invalid power of attorney;
 - (vi) a document not properly filed, recorded, or indexed in the Public Records including failure to perform those acts by electronic means authorized by law; or
 - (vii) a defective judicial or administrative proceeding.
 - (b) The lien of real estate taxes or assessments imposed on the Title by a governmental authority due or payable, but unpaid.
 - (c) 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. The term "encroachment" includes encroachments of existing improvements located on the Land onto adjoining land, and encroachments onto the Land of existing improvements located on adjoining land.
3. Unmarketable Title.
4. No right of access to and from the Land.
5. The violation or enforcement of any law, ordinance, permit, or governmental regulation (including those relating to building and zoning) restricting, regulating, prohibiting, or relating to
 - (a) the occupancy, use, or enjoyment of the Land;
 - (b) the character, dimensions, or location of any improvement erected on the Land;
 - (c) the subdivision of land; or
 - (d) environmental protectionif a notice, describing any part of the Land, is recorded in the Public Records setting forth the violation or intention to enforce, but only to the extent of the violation or enforcement referred to in that notice.

Issued through the Office of:

Pioneer Title Company of Kootenai County
100 Wallace Avenue
Coeur d'Alene, ID 83814
(208) 664-8254

OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY
A Stock Company
400 Second Avenue South, Minneapolis, Minnesota 55401
(612) 371-1111

Authorized Signature

By

Attest



President

Secretary

SCHEDULE A

Name and Address of
Title Insurance Company:

Old Republic National Title Insurance
Company
400 Second Avenue South Minneapolis, MN
55401
Policy No.: O-OX-08720388

File No.: 143885

*Address Reference: 1426 S Hillcrest Dr, Coeur d Alene, Idaho 83814

Amount of Insurance: \$610,000.00

Premium: \$1,902.50

Date of Policy: December 10, 2012 2:28:00 PM

1. Name of Insured:

Randall Bream and Cynthia Lee Bream, husband and wife

2. The estate or interest in the Land that is insured by this policy is:

Fee Simple

3. Title is vested in:

Randall Bream and Cynthia Lee Bream, husband and wife

4. The Land referred to in this policy is described as follows:

See Attached Legal Description

*FOR COMPANY REFERENCE PURPOSE ONLY, NOT AN INSURING PROVISION.

**Exhibit A
LEGAL DESCRIPTION**

File Number: 143885

A parcel of land in the Southwest Quarter of Section 20, Township 50 North, Range 3 West, Boise Meridian, Kootenai County, Idaho, more particularly described as follows:

COMMENCING at the South Quarter corner of said Section 20 from which the center Quarter corner of said section 20 bears North 00°25'17" West, a distance of 2718.27 feet; thence

South 88°53'03" West, 834.87 feet, to a rebar monument; thence

South 88°59'49" West, 76.93 feet to a point; thence

North 00°07'13" East, 490.13 feet to a 1/2" rebar; thence

North 89°43'04" West, 200.00 feet to a 5/8" rebar. Said rebar being the TRUE POINT OF BEGINNING of said parcel; thence

North 89°43'04" West, 216.92 feet to a 5/8" rebar; thence

North 00°16'56" East, 110.00 feet to a 5/8" rebar; thence

North 63°44'22" West, 94.96 feet to a 5/8" rebar; thence

South 52°31'06" West, 101.94 feet to a 5/8" rebar; thence

North 34°54'25" West, 89.93 feet to a 5/8" rebar; thence

North 52°31'06" East, 147.14 feet to a 5/8" rebar; thence

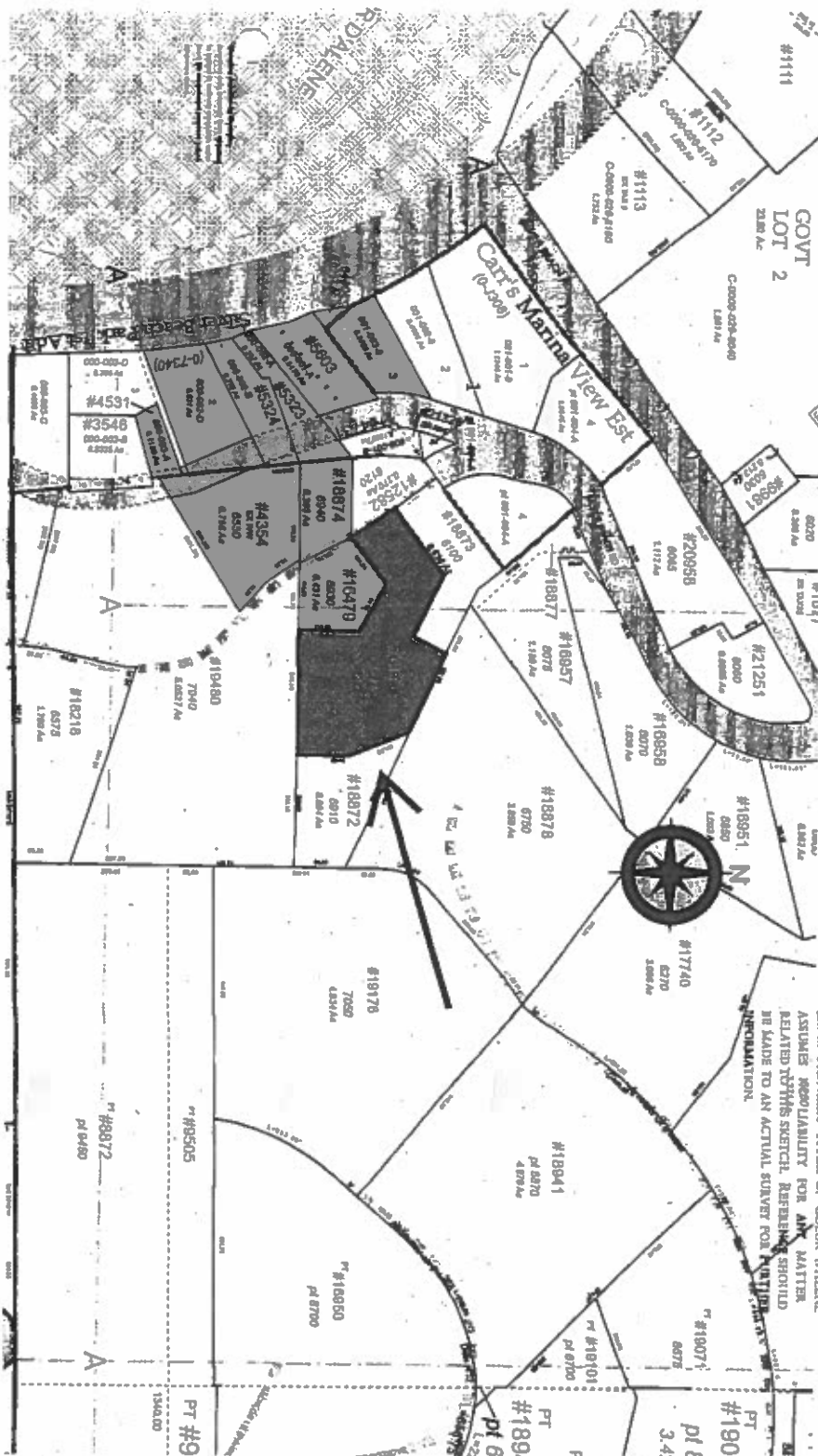
South 63°44'21" East, 122.06 feet to a 5/8" rebar; thence

North 26°15'39" East, 80.00 feet to a 5/8" rebar; thence

South 63°44'21" East, 133.09 feet to a 1/2" rebar; thence

South 23°12'41" East, 134.59 feet to a 5/8" rebar; thence

South 00°05'03" West, 89.48 feet to the POINT OF BEGINNING.





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

March 16, 2017

Randall and Cynthia Bream
1426 S Hillcrest Dr
Coeur d Alene ID 83814

Re: 95-12546 – 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.

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

Sincerely,

Carolyn Monitz
Technical Records Clerk
IDWR
Northern Region

CM