

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

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?
95-15729	Yes ☐		Yes ☐		Yes ☐
95-15730	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐

2. Previous Owner's Name: Harry F. Magnuson and Colleen B. Magnuson
Name of current water right holder/claimant

3. New Owner(s)/Claimant(s): Magnuson Glen Eyrie, LLC
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or ☐ and/or

P.O. Box 2350 Coeur d'Alene ID 83816
Mailing address City State ZIP

208-667-0100 john@magnusononline.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: February 27, 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: [Signature] Manager 11/17/17
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 _____ Date _____ Receipt No. _____ Receipt Amt. _____

Approved by _____ Processed by _____ Date _____

9409 km

QUIT CLAIM DEED

CLIFFORD T. HAYES 4 P 2398612000
KOOTENAI COUNTY RECORDER
JAJ 2/27/2013 3:06 PM
REQ OF KOOTENAI COUNTY TITLE
COMPANY
RECORDING FEE: \$19.00 DD
Electronically Recorded

This Quit Claim Deed is made on this 25 day of February, 2013,
between THE ESTATE OF HARRY FRANK MAGNUSON, with an address of P.O. Box 469,
Wallace, Idaho 83873, hereinafter referred to as "Grantor," and MAGNUSON GLEN EYRIE,
L.L.C., an Idaho limited liability company, with an address of P. O. Box 469, Wallace, Idaho
83873, hereinafter referred to as "Grantee."

For good and valuable consideration, Grantor hereby conveys, releases, remises and
forever quit claims to Grantee and assigns all of the following described real estate situated in the
County of Kootenai:

See Exhibit "A" attached hereto and incorporated herein by this
reference.

Together with all and singular tenements, hereditaments and appurtenances belonging to
the described property or in any manner appertaining to the property, including reserves of coal
and oil, the reversion and reversions, remainder and remainders, rents, issues and profits of the
property; and all estate, right, title and interest in and to the property, as well as in law as in
equity.

To have and to hold, all and singular, the described property together with the
appurtenances to Grantee and Grantee's heirs and assigns forever.

IN WITNESS WHEREOF, the Grantor has caused its name to be hereunto subscribed
this 25 day of February, 2013.

THE ESTATE OF HARRY FRANK MAGNUSON

By Kathleen Magnuson Sheppard
Kathleen Magnuson Sheppard,
Co-Personal Representative

By H. James Magnuson
H. James Magnuson,
Co-Personal Representative

STATE OF IDAHO)
)ss.
COUNTY OF KOOTENAI)

On this 25 day of February, 2013, before me, a notary public in and for the State of Idaho, personally appeared Kathleen Magnuson Sheppard and H. James Magnuson as Co-Personal Representatives of the Estate of Harry Frank Magnuson, known or identified to me to be the persons whose names are subscribed to the within instrument, and acknowledged to me that they executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Stephanie Belden
Notary Public for the State of Idaho
Residing at Coeur d'Alene
Commission expires 3/8/2016



EXHIBIT "A"

Parcel 1:

Tract G, Subdivision of Lots 1 and 2, Section 26, Township 50 North, Range 4 W.B.M., Kootenai County, Idaho, according to the plat recorded in Book B of Plats, page 87 in the Office of the Kootenai County Recorder.

AND

The Southerly 150 feet of Tract F of Subdivision of Lots 1 and 2, Section 26, Township 50 North, Range 4 W.B.M., according to the plat as recorded in Book "B" of Plats, page 87, more particularly described as follows:

BEGINNING at the Southeasterly corner of said Tract F; thence

Along the South boundary of said Tract F to the Westerly boundary of said Tract F; thence

Along the Westerly boundary of said Tract F to a point which is 150 feet due North of the South line of said Tract F projected Westerly; thence

Easterly on a line parallel to and 150 feet North of the Southerly boundary of said Tract 5 to the shore of Lake Coeur d'Alene; thence

And meandering along the shore of Lake Coeur d'Alene in a Southerly direction to the PLACE OF BEGINNING.

AND the North six rods of Lot 3, Section 26, Township 50 North, Range 4 W.B.M., Kootenai County, Idaho.

Parcel 2:

The Northeast quarter of the Southeast quarter of Section 27, Township 50 North, Range 4 WBM, Kootenai County, Idaho.

Parcel 3: Tracts E and F, Subdivision of Lots 1 and 2, in Section 26, Township 50 North, Range 4, WBM, recorded in Book B of Plats, Page 87, records of Kootenai County, Idaho, except the following:

The Southerly 150 feet of said Tract F, more particularly described as follows:

BEGINNING at the Southeasterly corner of said Tract F; thence

Along the South boundary of said Tract F to the Westerly boundary of said Tract F; thence

Along the Westerly boundary of said Tract F to a point which is 150 feet due North of the South line of said Tract F projected Westerly; thence

Easterly on a line parallel to and 150 feet North of the Southerly boundary of said Tract 5 to the shore of Lake Coeur d'Alene; thence

And meandering along the shore of Lake Coeur d'Alene in a Southerly direction to the PLACE OF BEGINNING.

Parcel 3:

A parcel of land located in Tracts E and F, Subdivision of Government Lots 1 and 2, Section 26, Township 50 North, Range 4 WBM, Kootenai County, Idaho as recorded in Book B of Plats, Page 87, described as follows:

Tract F except the South 150 feet thereof and all of Tract E, except the following described portion:

Beginning at a 1/2" iron pipe located at the northerly most corner of said Tract E; thence S 35°35'44" W (S 36°50' W of record), 142.19 feet; thence N 44°00'00" E (N45°14'16" E of record) 160 feet, more or less, to a point on the mean high way line of Lake Coeur d'Alene; thence southwesterly 40 feet, more or less, along said mean high water line to the intersection of a line extended N 35°35'44" E (N 36°50' E of record) from the point of beginning; thence S 35°35'44" W (S 36°50' W of record), 20 feet more or less to the point of beginning.

Parcel 4:

The North half of the following described parcel:

Government Lot 3, less the North 100 feet, Section 26, Township 50 North, Range 4 West, Boise Meridian, Kootenai County, Idaho,

Excepting therefrom that portion of the following described portion lying within said North half:

A portion of Government Lot 3, Section 26, Township 50 North, Range 4 WBM, Kootenai County, Idaho, described as follows:

Beginning at the southwest corner of said Section 26; thence along the south line of said section 26, North 88°04" East, 319.0 feet; thence parallel with the West line of said Section 26, North 1°15' West, 400 feet to the true point of beginning; thence continuing North 1°15' West, 480.0 feet; thence parallel with the south line of said Section 26, North 88°04' East, 1075 feet, more or less, to the West shoreline of Coeur d'Alene Lake; thence along said shoreline in a southwesterly and southerly direction to a point that bears North 88°04' East from the point of beginning; thence South 88°04' West, 935 feet, more or less, to the point of beginning.