

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

Notice of Change in Water Right Ownership

RECEIVED
DEC 06 2017
IDWR / NORTH

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?
95-7408	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐

2. Previous Owner's Name: ESTATE OF PHYLLIS A GASSER

Name of current water right holder/claimant

3. New Owner(s)/Claimant(s): C&M Harlow Point, LLC

New owner(s) as listed on the conveyance document

Name connector

☐ and☐ or☐ and/or301 W. Walnut Ave.

Mailing address

COEUR D'ALENE ID 83814

City

State

ZIP

206-999-4565

Telephone

mariajanes73@gmail.com

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 20, 2016

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: Maria Janes OWNER 11/15/17

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 N/A Date N/A Receipt No. N/A Receipt Amt. N/A

Approved by [Signature] Processed by [Signature] Date 1-16-2018

RECORDING FEE: \$16.00

DD



QUITCLAIM DEED

For value received, Maria Janes, a single person, Grantor, does hereby convey, release, remise and forever quitclaim unto C & M Harlow Point LLC, Grantee, whose address is 301 W. Walnut Avenue, Coeur d'Alene, Idaho 83814, all of Grantor's right, title, and interest in the real property described on the attached pages.

Together with its appurtenances.

Dated this 6th day of June 2016.

Maria Jones
MARIA JAMES

STATE OF IDAHO)
) ss.
County of Kootenai)

On this 6th day of June 2016, before me a notary public, personally appeared Maria Janes, a single person, known to me to be the person whose name is subscribed to this deed, and she acknowledged to me that she executed this deed.



William Osprey
Notary Public for Idaho
Commission expires: Nov 18, 2018

A portion of Government Lot 1 lying in Section 34, Township 48 North, Range 4 West B.M., Kootenai County, Idaho as shown on Record of Survey Instrument No. 2334243000 in the Kootenai County court house as Parcel 3 and being more particularly described as follows:

Beginning at the NE 1/16 corner of said Section 34;

thence S01°14'00"E a distance of 58.37 feet to a point; ✓

thence S44°53'41"W a distance of 531.21 feet to a point on the mean high water line of Lake Coeur d'Alene; ✓

thence N46°45'50"W along said mean high water line a distance of 149.41 feet to a point;

thence S58°28'03"W along said mean high water line a distance of 43.74 feet to a point; ✓

thence N79°17'44"W along said mean high water line a distance of 12.01 feet to a point;

thence N11°30'13"E along said mean high water line a distance of 20.15 feet to a point;

thence leaving said mean high water line and bearing N32°12'09"E a distance of 467.64 feet to a point; ✓

thence N88°39'03"E a distance of 349.19 feet to the point of beginning; ✓

the above described parcel having an area of
141030.542 square feet,
3.238 acres

Together with:

A thirty-foot-wide easement for the purpose of ingress and egress, utilities and the right-of-maintenance to Ronald L. Ward, his successors and assignees located in a portion of Government Lot 1, Section 34, Township 48 North, Range 4 West B.M., Kootenai County, Idaho and being fifteen feet in width either side (easement boundaries being prolonged or shortened to conform to grantor's property lines) of the following described centerline:

Beginning at a point from which the NE 1/16 corner of said Section 34 bears N23°45'47"E a distance of 679.87 feet;

Thence N56°21'24"W a distance of 4.73 feet to a point;

Thence along a 210.00 foot radius curve to the right (long chord bearing N47°28'54"W a distance of 64.80 feet) a distance 65.06 feet to a point;

Thence N38°36'24"W a distance of 143.71 feet to a point;

Thence N28°43'34"W a distance of 58.74 feet to a point;

Thence along a 373.00 foot radius curve to the right (long chord bearing N18°24'43"W a distance of 133.57 feet) a distance 134.29 feet to a point;

Thence N08°05'52"W a distance of 52.82 feet to a point;

Thence along a 230.00 foot radius curve to the left (long chord bearing N26°09'13"W a distance of 142.75 feet) a distance 144.96 feet to a point;

Thence $N44^{\circ}12'24''W$ a distance of 125.37 feet to the point of terminus.

Also together with:

A thirty-foot-wide easement for the purpose of ingress and egress, utilities and the right-of-maintenance to Ronald L. Ward, his successors and assignees located in a portion of Government Lot 1, Section 34, Township 48 North, Range 4 West B.M., Kootenai County, Idaho and being fifteen feet in width either side (easement boundaries being prolonged or shortened to conform to grantor's property lines) of the following described centerline:

Beginning at a point being the intersection of the existing centerline of the Harlow Point Road and the centerline of an existing private road from which the NE 1/16 corner of said Section 34 bears $N63^{\circ}13'35''E$ a distance of 550.04 feet;

Thence along a 40.00 foot radius curve to the right (long chord bearing $N61^{\circ}13'12''E$ a distance of 74.84 feet) a distance 96.79 feet to a point;

Thence $S49^{\circ}27'43''W$ a distance of 194.49 feet to the point of terminus.