



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

February 12, 2018

NATHAN B THORNOCK
1431 TRAILS END RD
ATHOL ID 83801

RE: Coeur d'Alene-Spokane River Basin Adjudication (CSRBA)
Incomplete Notice of Change in Water Right Ownership

Dear Mr. Thornock:

I am writing to you in regards to the change of ownership you sent in for Kootenai County Parcel # RP54N03W245251A, **Claim # 95-16283**.

I had spoken to you on the phone back on January 11th and explained that even though I had received your change of ownership form, I cannot process it because it was missing the Water Right/Claim No. Since this is a legal form, I am not able to fill this in for you. You informed me that your wife was the one filling this out and I asked that you please have her fill out the most recent one I sent and she did NOT have to include the Warranty Deed again.

I have not received that new form, so I am sending back your original claim form and Bargain and Sale Deed. If you could please fill in the missing Water Right number and return everything back to our office, I will be more than happy to process this for you.

Idaho Department of Water Resources
Attn: Dawn Lenon
7600 N Mineral Drive Suite 100
Coeur D Alene ID 83815.

If you have any questions please feel free to call me at 208-762-2800.

Thank you,

Dawn Lenon
Technical Records Specialist 1

Enclosure: Incomplete Notice of Change in Water Right Ownership

RECEIVED

JAN 10 2018

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?
	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: Well's Fargo
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): Nathan B Thornock
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or ☐ and/or
- 1431 Trails End Rd Athol Id 83801
Mailing address City State ZIP
- 509-948-6244 nbthorndog@hotmail.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: 9-19-16
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: [Signature] Thornock 12-11-17
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. _____

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 _____

Instrument # 895385

BONNER COUNTY, SANDPOINT, IDAHO
9-22-2016 1:05:47 PM No. of Pages: 3
Recorded for: ALLIANCE TITLE - BOISE PR
Michael W Rosedale Fee: \$16.00
Ex-Officio Recorder Deputy
Index to BARGAIN AND SALE DEED *CB*

KI-317223

**BARGAIN AND SALE DEED
(IDAHO)**

Wells Fargo Bank, N.A, with its principal office at 8480 Stagecoach Circle, Frederick, MD 21701, GRANTOR, hereby GRANTS and SPECIALLY WARRANTS to Nathan Benjamin Thornock whose address is 512 S 18th St., Coeur D'Alene, ID 82814 for and in consideration of the sum of \$106,864.00 (One Hundred Six Thousand Eight Hundred Sixty Four Dollars and Zero Cents) in hand paid, the following described tract(s) of land in the County of Bonner, state of Idaho: All of the real property situated in the County of Bonner, State of Idaho described as follows: **THE NORTH HALF OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 24, TOWNSHIP 54 NORTH, RANGE 3 WEST, BOISE MERIDIAN, BONNER COUNTY, IDAHO. SUBJECT TO AND TOGETHER WITH A THIRTY FOOT (30) EASEMENT FOR INGRESS, EGRESS AND UTILITIES OVER AND ACROSS THE EXISTING ROAD GOING THROUGH THE EAST PORTION OF SAID PARCEL. AND A PARCEL OF LAND LOCATED IN THE NORTH HALF OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 24, TOWNSHIP 54 NORTH, RANGE 3 WEST, BOISE MERIDIAN, BONNER COUNTY, IDAHO, MORE PARTICULARLY DESCRIBED AS FOLLOWS, TO WIT:**

BEGINNING THE NORTHWEST CORNER OF THE SAID SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 24, TOWNSHIP 54 NORTH, RANGE 3 WEST, BOISE MERIDIAN;

240-ID-V1

THENCE NORTH 89°54'50" EAST ALONG THE NORTH LINE OF THE SAID SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER A DISTANCE OF 50.0 FEET;THENCE SOUTH 1°05'34" WEST PARALLEL TO THE WEST LINE OF THE SAID SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER A DISTANCE OF 330.45 FEET;THENCE SOUTH 89°54'16" WEST 50.0 FEET TO A POINT IN THE WEST LINE OF THE SAID SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER;THENCE NORTH 1°5'34" EAST ALONG THE SAID WEST LINE 330.45 FEET TO THE REAL PLACE OF BEGINNING.

APN: RP54N03W245251 A

Commonly known as 1431 TRAILS END ROAD, ATHOL, IDAHO 83801

Location of the above described real property is 1431 Trails End Road, Athol, ID 83801

The Grantor for itself and for its successors in interest does by these presents expressly limit the covenants of the deed to those herein expressed, and excludes all covenants arising or to arise by statutory or other implication, and does hereby covenant that against all persons whomsoever lawfully claiming or to claim by, through, or under said Grantor and not otherwise, it will forever warrant and defend the said described real estate.

In witness whereof, the Grantor has caused its corporate name and seal to be hereunto affixed by its duly authorized officers this 27 day of July, 2016.

Wells Fargo Bank, N.A.

China Lem 7/27/16

By: China Lem
Vice President Loan Documentation
Title: _____

State of Iowa)
County Dallas) ss.

On this 27th day of July, A.D., 2016 before me, a Notary Public in and for said county, personally appeared China Lem, who signed the above referenced instrument in my presence, and to me personally known, who being by me duly sworn (or affirmed) did say that that person is VPLD (title) of said Wells Fargo Bank, N.A., by authority of its board of (directors or trustees) and the said (officer's name) China Lem acknowledged the execution of said instrument to be the voluntary act and deed of said (corporation or association) by it voluntarily executed.

[Signature] (Signature) (Stamp or Seal)
Notary Public



BRITTNEY SWITZER
Commission Number 788863
My Commission Expires
March 5, 2018

This instrument prepared by:

Jay A. Rosenberg, Esq., Rosenberg LPA, Attorneys At Law, 3805 Edwards Road, Suite 550,
Cincinnati, Ohio 45209 (513) 247-9605 Fax: (866) 611-0170 Commitment Number: 3431222.

0108060237

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