

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

Notice of Change in Water Right Ownership

RECEIVED
FEB 22 2018
IDWR/NORTHERN

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?
95-10679	Yes ☐		Yes ☐		Yes ☐
95-11664 ✓	Yes ☐		Yes ☐		Yes ☐
95-11665 ✓	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐

2. Previous Owner's Name: FRED B BIRDSALL, DARCY K BIRDSALL
Name of current water right holder/claimant

3. New Owner(s)/Claimant(s): KAY E ZAUGRA
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or ☐ and/or
27988 N BOHN RD ATHOL ID 83801
Mailing address City State ZIP
208 666-1834 KEZAUGRA@AOL.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: ~~10-18-17~~ 10-18-17

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: Kay E. Zaugra 2-22-18
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 JD Processed by JD Date 2-22-2018

RECORDING REQUESTED BY
First American Title Company

AND WHEN RECORDED MAIL TO:
First American Title Company
1866 North Lakewood Drive
Coeur d'Alene, ID 83814

JIM BRANNON 3 P 2616471000
KOOTENAI COUNTY RECORDER
CMK 10/18/2017 12:08 PM
REQ OF FIRST AMERICAN TITLE -
KOOTENAI
RECORDING FEE: \$15.00 DD
Electronically Recorded

Space Above This Line for Recorder's Use Only

WARRANTY DEED

File No.: **656690-C (smc)**

Date: **October 13, 2017**

For Value Received, **Mountain West IRA, Inc. FBO Fred B. Birdsall IRA, an undivided 52% Interest and Mountain West IRA, Inc. FBO Darcy K. Birdsall IRA, an undivided 48% Interest who acquired title as Mountain West Entrust IRA FBO Fred Birdsall IRA and Mountain West Entrust IRA FBO Darcy Birdsall IRA**, hereinafter called the Grantor, hereby grants, bargains, sells and conveys unto **Kay Zaugra, A married woman as her sole and separate property**, hereinafter called the Grantee, whose current address is **27920 N. Bohn Road, Athol, ID 83801**, 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.

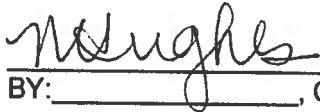
TO HAVE AND TO HOLD the said premises, with its appurtenances, unto the said Grantee, and to the Grantee's heirs and assigns forever. And the said Grantor does hereby covenant to and with the said Grantee, that the Grantor is the owner in fee simple of said premises; that said premises are free from 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.

Date: 10/13/2017

Warranty Deed
- continued

File No.: 656690-C (smc)

Mountain West IRA, Inc. FBO Fred B. Birdsall
IRA, an undivided 52% Interest and Mountain
West IRA, Inc. FBO Darcy K. Birdsall IRA, an
undivided 48% Interest



BY: _____, Custodian

MOUNTAIN WEST IRA, INC.
BY: NIKI HUGHES
ITS: AUTHORIZED SIGNER

Date: 10/13/2017

Warranty Deed
- continued

File No.: 656690-C (smc)

EXHIBIT A

THE NORTH HALF OF THE SOUTH 2/3 OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER, SECTION 24, TOWNSHIP 53 NORTH, RANGE 3 W.B.M.,

EXCEPT THE EAST QUARTER THEREOF.

STATE OF Idaho)
SS.
COUNTY OF Kootenai)

On this **October 16**, 2017, before me, a Notary Public in and for said State, personally appeared Niki Hughes, known or identified to me to be the **Custodian for Mountain West IRA, Inc. FBO Fred B. Birdsall IRA, an undivided 52% Interest and Mountain West IRA, Inc. FBO Darcy K. Birdsall IRA, an undivided 48% Interest** of the corporation that executed the within instrument or the person who executed the instrument on behalf of said corporation, and acknowledged to me that such corporation executed the same.



[Signature]
Notary Public for the State of Idaho
Residing at: Boise, ID
My Commission Expires: 10/05/2022

RECORDING REQUESTED BY
First American Title Company

AND WHEN RECORDED MAIL TO:
Kay Zaugra
27988 N. Bohn Road
Athol, ID 83801

JIM BRANNON 3 P 2616294000
KOOTENAI COUNTY RECORDER
MMS 10/17/2017 3:10 PM
REQ OF FIRST AMERICAN TITLE -
KOOTENAI
RECORDING FEE: \$15.00 DD
Electronically Recorded

Space Above This Line for Recorder's Use Only

WARRANTY DEED

File No.: **649386-C (smc)**

Date: **October 16, 2017**

For Value Received, **Fred Birdsall and Darcy K. Birdsall, husband and wife**, hereinafter called the Grantor, hereby grants, bargains, sells and conveys unto **Kay Zaugra, a married woman as her sole and separate property**, hereinafter called the Grantee, whose current address is **27988 N. Bohn Road, Athol, ID 83801**, the following described premises, situated in **Kootenai County, Idaho**, to-wit: **Legal Description attached hereto as Exhibit A, and by this referenced incorporated herein.**

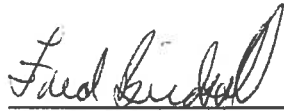
SUBJECT TO all easements, right of ways, covenants, restrictions, reservations, applicable building and zoning ordinances and use regulations and restrictions of record, and payment of accruing present year taxes and assessments as agreed to by parties above.

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.

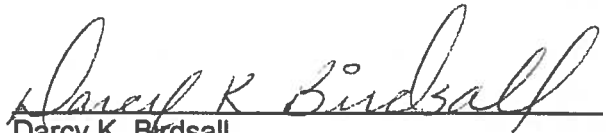
Date: 10/16/2017

Warranty Deed
- continued

File No.: 649386-C (smc)



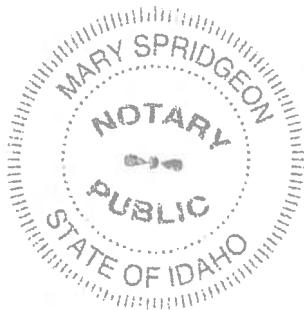
Fred Birdsall

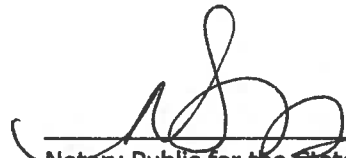

Darcy K. Birdsall

STATE OF Idaho)
SS.

COUNTY OF Kootenai)

On this ~~Seventeenth~~ ^{16th} day of October, 2017, before me, a Notary Public in and for said State, personally appeared **Fred Birdsall and Darcy K. Birdsall**, known or identified to me to be the person(s) whose name(s) is/are subscribed to the within instrument, and acknowledged to me that he/she/they executed the same.




Notary Public for the State of Idaho
Residing at: *Coeur d'Alene*
My Commission Expires: *4/2/2020*

Date: 10/16/2017

Warranty Deed
- continued

File No.: 649386-C (smc)

EXHIBIT A

THE NORTH 1/3 OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 24, TOWNSHIP 53 NORTH, RANGE 3 WEST, BOISE MERIDIAN, KOOTENAI COUNTY, STATE OF IDAHO.

EXCEPT THE EAST QUARTER THEREOF.



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 22, 2018

KAY ZAUGRA
27988 N BOHN RD
ATHOL ID 83801

SUBJECT: Ownership Change on Notice of Claim Number(s) 95-11664 & 95-11665

Dear Mrs. Zaugra:

We have processed your change of ownership request on Notice of Claim to a Water Right Number(s) 95-11664 & 95-11665. Enclosed is a copy of the claim showing such change; for your records. Also, this information can be accessed on our website at www.idwr.idaho.gov.

Sincerely,

Dawn R. Lenon
Technical Records Specialist 1

Enclosure(s) Notice of Claim 95-11664 & 95-11665