

IN THE DISTRICT COURT OF THE FIFTH JUDICIAL DISTRICT OF THE STATE OF IDAHO, IN AND FOR THE COUNTY OF TWIN FALLS

IN RE THE GENERAL ADJUDICATION
OF RIGHTS TO THE USE OF WATER FROM
THE COEUR D'ALENE-SPOKANE RIVER
BASIN WATER SYSTEM

CIVIL CASE NUMBER: 49576

Claim ID: 95-17545

Date Received: 3-22-18

Receipt No: N033239

Claim Fee: \$2500 By: NS

RECEIVED

MAR 22 2018

NOTICE OF CLAIM TO A WATER RIGHT

ACQUIRED UNDER STATE LAW

For Domestic and/or Stockwater Purposes

Where Daily Use is less than 13,000 gallons per day

DWR / NORTH

Please type or print clearly

- Name of claimant(s) Michael Powers Phone (208) 777-4456
Mailing address 19329 W. Riverview Dr., Post Falls, ID Zip 83854
Street or Box City State
Email address (optional) powers550@gmail.com
- Date of priority: (Only one per claim) 12/31/1968 (Explain priority date selected in Remarks)
Month/Day/Year (YYYY)
- Source of water supply (Check one) Ground Water (✓) or Other () (a) _____
which is tributary to (b) _____
- Location of point of diversion is: Township 50N, Range 05W, Section 07,
SW 1/4 of SE 1/4, or Govt. Lot _____ BM, County of Kootenai;
Parcel no. 50N05W078600
Additional points of diversion, if any: _____
If available, GPS coordinates: _____
- Description of diverting works (wells, pumps, spring boxes, pipelines, etc.) including the dates of any changes or enlargements in use, the dimensions of the diversion works as constructed and as enlarged and the depth of each well.
Well including pump, pipeline
- Water is claimed for the following: (limited to domestic and/or stockwater uses - see page 1 of the instructions)

		Month/Day	Month/Day	cfs (✓) or AFY ()
For <u>Domestic</u> purposes from <u>1/1</u> to <u>12/31</u> amount <u>0.04</u>				
For <u>Stock</u> purposes from <u>1/1</u> to <u>12/30</u> amount <u>0.02</u>				
- Total quantity claimed 0.06 cfs (✓) or AFY ()
- Non-irrigation uses. Describe fully. (Domestic: give number of homes; Stockwater: list number and kind)
Domestic, 1 family home; Stockwater, 20 head sheep, 1 horse

9. Location of place of use is: Township 50N, Range 05W, Section 07,

NW 1/4 of SE 1/4, Govt. Lot _____ BM, Parcel no. 50N05W078600 (same as above)

If different than shown in Item 4

for (check one) Domestic () Stock () Domestic and Stock (✓)

Additional places of use, if any _____

10. In which county(ies) are lands listed above as place of use located? _____

11. Do you own the property listed above as place of use? Yes (✓) No ()

If the answer is No, describe in Remarks below the authority you have to claim this water right.

12. Describe any other water rights used at the same place and for the same purposes as described above.

_____ or None ()

13. Remarks (include an explanation of the priority date selected):

Per the attached two-page document from Kootenai Co. Assessor, the main house and garage were built in

1968. The attached doc also shows related improvement data (inc. dates) as well as land data, valuations, etc.

14. Basis of claim (check one) Beneficial Use (✓) Posted Notice () License () Permit () Decree ()

Court _____ Decree Date _____ Plaintiff v. Defendant _____

If applicable provide IDWR Water Right Number _____

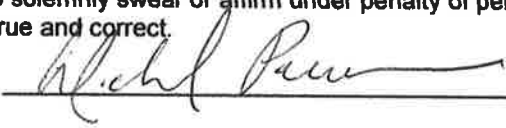
15. Signature(s)

(a.) By signing below, I/We acknowledge that I/We have received, read and understand the form entitled "How you will receive notices in the Coeur d'Alene-Spokane River Basin Water System Adjudication."

(b.) I/We do () do not (✓) wish to receive and pay a small annual fee for monthly copies of the docket sheet.

Number of attachments: One (1) two-page doc

For Individuals: I/We do solemnly swear or affirm under penalty of perjury that the statements contained in the foregoing document are true and correct.

Signature of Claimant (s)  Date: 3/20/2018

Date: _____

For Organizations: I do solemnly swear or affirm under penalty of perjury that I am, and that I have signed the foregoing document in the space below as the

Agent's title (Please print)

of _____

Name of organization (Please print)

and that the statements contained in the foregoing document are true and correct.

Signature of Authorized Agent _____ Date _____

Printed Name of Authorized Agent _____

16. Notice of Appearance:

Notice is hereby given that I, (please print) _____, will be acting as attorney at law of behalf on the claimant signing above, and that all notices required by law to be mailed by the director to the claimant signing above should be mailed to me at the address listed below.

Signature _____ Date _____

Address _____

Name of claimant(s) Michael Powers

Claim ID _____

ADMINISTRATIVE INFORMATION

PARCEL NUMBER
50N05W078600
Parcel Number
50N05W078600
Property Address
19329 W RIVERVIEW DR

Neighborhood
5868 RIVER PROPERTIES-WEST OF DAM

Property Class
534- Imp res rural tract

TAXING DISTRICT INFORMATION

Jurisdiction 28

Area 001

District 073000

Site Description

Topography:

Public Utilities:

Street or Road:

Neighborhood:

Zoning:

Legal Acres:
15.7610
1 Homestead
3 Res. Remaining Acreage
4 Timberland
5 Res. Remaining Acreage
6 Timberland
7 Waste

OWNERSHIP

POWERS MICHAEL
19329 W RIVERVIEW DR
POST FALLS, ID 83854
GOVT LT 6 EX TAX #S & EX PLTD PTN, SW-SE NW OF
RIVERVIEW DR EX TAX #S & EX PLTD
PTN & EX CEMETERY, TAX #23379 [IN GL6] 0750N05W

Tax ID 125664

TRANSFER OF OWNERSHIP

Date

Printed 03/19/2018

Card No. 1

of 1

RESIDENTIAL

VALUATION RECORD

Assessment Year	01/01/2012	01/01/2013	01/01/2014	01/01/2015	01/01/2016	01/01/2017	Worksheet
Reason for Change	Reval/MktAdj	Reval/MktAdj	Reval/MktAdj	Reval/MktAdj	Reval/MktAdj	Reval/MktAdj	
VALUATION	295112	292734	227413	243988	280586	322671	322002
Market Value	66420	67160	107370	110900	105720	109210	109500
	361532	359894	334783	354888	386306	431881	431502

LAND DATA AND CALCULATIONS

Rating	Measured	Table	Prod. Factor	Base	Adjusted	Extended	Influence	Value
Soil ID	-or-	Effective	-or-	Rate	Rate	Value	Factor	
Frontage	Frontage	Depth	Square Feet					
2F	1.0000		0.00	283676.00	283676.00	283676.4	-15%	SV 241125
T1	6.2790		1.00	5524.41	5524.41	34688		34688
	6.2790		1.00	518.00	518.00	3253		3253
T2	8.3609		1.00	5524.41	5524.41	46189		46189
WASTE	0.1211		1.00	284.00	284.00	2374		2374
				0.00	0.00	0		SV 0

IMP. IMPROVEMENT INFORMATION

LAND: LAND INFORMATION
DRC-10/17 Cat 19 added to parcel for 2018
DRC-01/13 Lot line adjustment for 2013
Average River View
Easement adj. -15 pct.
2009 SEG

RY14: REVAL

TKS-01/14

T: TIMBER

GKH-01/13C

GKH-01/13S, GKH-09/08S

Z: AG/TIMBER INFORMATION

EAR-10/17T Per 2018 Cat19 addition, sm ac reduction to 06 med,

in bc correction to app/plan 10/10/17, M. Powers

GKH-01/13T, Per 2013 BNDRY LN ADJ small

Supplemental Cards

MEASURED ACREAGE

15.7610

Supplemental Cards

TRUE TAX VALUE

322002

Page 1 of 2
Michael Powers
for Attached to
Notice of Claim to
Water Right

BK 223
Pg 467

Supplemental Cards

TOTAL LAND VALUE

246752

IMPROVEMENT DATA

PHYSICAL CHARACTERISTICS

Style: 11 Low/Fair 1 Story <1989
Occupancy: Single family
Story Height: 1.0
Finished Area: 2486
Attic: None
Basement: Full

ROOFING
Material: Comp sh to 235#
Type: Gable
Framing: Std for class
Pitch: Medium 5/12-8/12

FLOORING
Slab B
Sub and joists 1.0 B, 1.0
Base Allowance

EXTERIOR COVER
Brick veneor 1.0
Hardboard B, 1.0

INTERIOR FINISH
Drywall B, 1.0

ACCOMMODATIONS
Finished Rooms 9
Bedrooms 3
Family Rooms 1
Formal Dining Rooms 1
Rec Type: 1
Room Area: 202
Fireplaces: 2

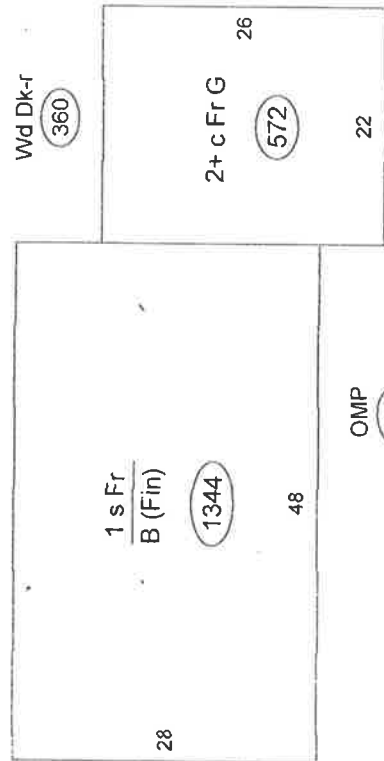
HEATING AND AIR CONDITIONING
Primary Heat: Forced hot air-elec
Lower Full Part
/Bsmt 1 Upper Upper

PLUMBING

3 Fixt. Baths 6
Kit Sink 1
Water Heat 1
TOTAL 8

REMODELING AND MODERNIZATION

Amount Date



SPECIAL FEATURES

Description	Value
D :2STLFLUE	560
BASIC	1825
MAS2STK	3420
02 :C	3360

SUMMARY OF IMPROVEMENTS

ID	Use	Stry Hgt	Const Year	Grade	Year Eff	Feat- ures	Base Rate	Adj Rate	Size or Area	Computed Value	PhysObsol	Market %	Depr	Adj Comp	Value
D	DWELL	0.00	1968	1985	AV	Y	0.00	2688	169350	42	0	100	100	100	98220
G01	ATTGAR	0.00	1968	1985	FA	N	21.11	24.54	22x 26	14040	47	0	100	100	7440
01	SHEDGP	8.00	1910	1910	PR	N	10.61	6.90	12x 19	1570	81	0	100	100	300
02	POLEBLDG	8.00	1960	1970	AV	Y	11.46	7.75	30x 36	10720	67	0	100	100	3540

(LCM: 100.00)

Data Collector/Date
TKS 05/01/2013

Appraiser/Date
TKS 01/29/2014

Neighborhood
Neigh 5868 AV

Supplemental Cards
TOTAL IMPROVEMENT VALUE 109500