

JFV

RECEIVED
MAY 23 2019
IDWR / NORTH

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?
95-8823	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐

2. Previous Owner's Name:

Ron Kaeslin

Name of current water right holder/claimant

3. New Owner(s)/Claimant(s):

Douglas and Melissa Gulbranson

New owner(s) as listed on the conveyance document

Name connector

☒ and ☐ or ☐ and/or

PO Box 3072

Mailing address

Coeur d'Alene

City

ID

State

83816

ZIP

208.755.8622

Telephone

Melissag@oxyfresh.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: _____
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:

Doug Gulbranson

Signature of new owner/claimant

Douglas Gulbranson

Title, if applicable

5/14/19

Date

Signature:

Melissa Gulbranson

Signature of new owner/claimant

Melissa Gulbranson

Title, if applicable

5/14/19

Date

For IDWR Office Use Only:

Received by

N/A

Date

N/A

Receipt No.

N/A

Receipt Amt.

N/A

Approved by

JR

Processed by

JFV

Date

5-24-2019



100 Wallace Avenue
Coeur d'Alene, ID 83814

ELECTRONICALLY RECORDED-DO NOT
REMOVE THE COUNTY STAMPED FIRST
PAGE AS IT IS NOW INCORPORATED AS
PART OF THE ORIGINAL DOCUMENT

CLIFFORD T. HAYES 1 P 2413570000
KOOTENAI COUNTY RECORDER
DAS 6/6/2013 12:06 PM
REQ OF PIONEER TITLE KOOTENAI
COUNTY

RECORDING FEE: \$10.00 DD
Electronically Recorded

File No. 530263

WARRANTY DEED

For Value Received

Ronald G. Kaeslin, as trustee of the Ronald G. Kaeslin Revocable Trust
hereinafter referred to as Grantor, does hereby grant, bargain, sell, warrant and convey unto

Melissa Gulbranson and Douglas Gulbranson, ~~husband and wife~~ wife and husband
hereinafter referred to as Grantee, whose current address is 246 E. Elizabeth Ct.
The following described premises, to-wit: Harrison, ID 83833

Lot 1, Block 1, Finney Tracts, according to the plat thereof, filed in Book C of Plats at page(s) 207
and 209, records of Kootenai County, Idaho.

To HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee(s), and
Grantees(s) heirs and assigns forever. And the said Grantor(s) does (do) hereby covenant to and with the
said Grantee(s), the Grantor(s) is/are the owner(s) in fee simple of said premises; that said premises are
free from all encumbrances EXCEPT those to which this conveyance is expressly made subject and those
made, suffered or done by the Grantee(s); and subject to U.S. Patent reservations, restrictions,
dedications, easements, rights of way and agreements, (if any) of record, and current years taxes, levies,
and assessments, includes irrigation and utility assessments, (if any) which are not yet due and payable,
and that Grantor(s) will warrant and defend the same from all lawful claims whatsoever.

Dated: June 5, 2013

Ronald G. Kaeslin, as trustee of the Ronald G. Kaeslin Revocable Trust

By: Ronald G. Kaeslin, Trustee
Ronald G. Kaeslin, Trustee

State of Idaho, County of Kootenai

On this 5th day of June in the year of 2013, before me, the undersigned, a Notary Public in and for said
State, personally appeared Ronald G. Kaeslin as Trustee(s) of Ronald G. Kaeslin, as trustee of the Ronald
G. Kaeslin Revocable Trust known or identified to me to be the person/persons whose name(s) is/are
subscribed to the within instrument as said Trustee(s), and acknowledged to me that he/she/they executed
the same as Trustee(s) of said trust and as his/her/their free and voluntary act and deed of said trust, for
the uses and purposes therein mentioned.

Residing at: Hagerman
Commission Expires: 2-24-16



Form 42-248/42-1429(5) Rev. 03/13

RECEIVED

MAY 20 2019

IDWR/NORTHERN

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?
95-8823	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐

2. Previous Owner's Name: Ron Kaeslin
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): Douglas and Melissa Gulbranson
New owner(s) as listed on the conveyance document
- Mailing address: PO Box 3072
208.755.8622
City: Coeur d'Alene ID 83816
Telephone: Melissag@oxyfresh.com State: ID ZIP: 83816
Email: Melissag@oxyfresh.com

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: _____

6. If the water right described herein has been changed in any manner regardless of any arrangements between the parties:

- Rental payments will go to the lessor.
- If a change in ownership is process, rental proceeds will be disbursed in the following manner:
- New lessor(s) of record will receive rental payment will be made to the person or entity who is the lessor of record at the end of the rental season.

*Came in Fax.
Need original
Signature.
Lft msg 5-20-19*

7. This form must be signed and submitted with:

- 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):
 - o \$25 per undivided water right.
 - o \$100 per split water right.
 - o No fee is required for pending adjudication claims.

8. Signature: Doug Gulbranson Douglas Gulbranson 5/14/19
Signature of new owner/claimant Title, if applicable Date
- Signature: Melissa Gulbranson Melissa Gulbranson 5/14/19
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 _____



100 Wallace Avenue
Coeur d'Alene, ID 83814

ELECTRONICALLY RECORDED-DO NOT
REMOVE THE COUNTY STAMPER FIRST
PAGE AS IT IS NOW INCORPORATED AS
PART OF THE ORIGINAL DOCUMENT

File No. 530263

CLIFFORD T. HAYES 1 P 2413570000
KOOTENAI COUNTY RECORDER
DAS 6/6/2013 12:06 PM
REQ OF PIONEER TITLE KOOTENAI
COUNTY

RECORDING FEE: \$10.00
Electronically Recorded

DD

WARRANTY DEED

For Value Received

Ronald G. Kaeslin, as trustee of the Ronald G. Kaeslin Revocable Trust
hereinafter referred to as Grantor, does hereby grant, bargain, sell, warrant and convey unto

Melissa Culbranson and Douglas Culbranson ~~husband and wife~~ wife and husband
hereinafter referred to as Grantee, whose current address is 246 E. Elizabeth Ct.
The following described premises, to-wit: Harrison, ID 83833

Lot 1, Block 1, Finney Tracts, according to the plat thereof, filed in Book C of Plats at page(s) 207
and 209, records of Kootenai County, Idaho.

To HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee(s), and
Grantor(s) heirs and assigns forever. And the said Grantor(s) does (do) hereby covenant to and with the
said Grantee(s), the Grantor(s) is/are the owner(s) in fee simple of said premises; that said premises are
free from all encumbrances EXCEPT those to which this conveyance is expressly made subject and those
made, suffered or done by the Grantee(s); and subject to U.S. Patent reservations, restrictions,
dedications, easements, rights of way and agreements, (if any) of record, and current years taxes, levies,
and assessments, includes irrigation and utility assessments, (if any) which are not yet due and payable,
and that Grantor(s) will warrant and defend the same from all lawful claims whatsoever.

Dated: June 5, 2013

Ronald G. Kaeslin, as trustee of the Ronald G. Kaeslin Revocable Trust

By: Ronald G. Kaeslin, Trustee
Ronald G. Kaeslin, Trustee

State of Idaho, County of Kootenai

On this 5th day of June in the year of 2013, before me, the undersigned, a Notary Public in and for said
State, personally appeared Ronald G. Kaeslin as Trustee(s) of Ronald G. Kaeslin, as trustee of the Ronald
G. Kaeslin Revocable Trust known or identified to me to be the person/persons whose name(s) is/are
subscribed to the within instrument as said Trustee(s), and acknowledged to me that he/she/they executed
the same as Trustee(s) of said trust and as his/her/their free and voluntary act and deed of said trust, for
the uses and purposes therein mentioned.

Residing at: Harrison, ID
Commission Expires: 2-17-14





State of Idaho

DEPARTMENT OF WATER RESOURCES

Northern Region • 7600 N Mineral Drive, Suite 100 • Coeur D'Alene ID 83815-7763

Phone: (208) 762-2800 • Fax: (208) 762-2819

Website: idwr.idaho.gov • Email: northerninfo@idwr.idaho.gov

BRAD LITTLE
Governor

GARY SPACKMAN
Director

May 24, 2019

DOUGLAS & MELISSA GULBRANSON
PO BOX 3072
COEUR D ALENE ID 83816-2518

Re: Water Right No. 95-8823

Dear Mr. & Mrs. Gulbranson:

Enclosed is a copy of the Notice of Completed Administrative Procedure and associated water right(s) that has been sent to the Coeur d'Alene-Spokane River Basin Adjudication Court, reflecting the ownership change for your water right(s). These documents are now required to be filed by the Department in order to notify the Court of any changes to your water right(s).

This notification to the Court does not affect the previous approval of this water right(s). You will be notified of any future action on your water right(s) by the CSRBA Court or Water Resources.

Please contact this office if you have any questions concerning this notification.

Sincerely,

A handwritten signature in blue ink that reads "Dawn R. Lenon". The signature is written in a cursive, flowing style.

Dawn R. Lenon
Technical Records Specialist 1