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JUL 01 2021

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

Notice of Change in Water Right Ownership

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?
87-11531	Yes ☒		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐

2. Previous Owner's Name: TIM CLYDE

Name of current water right holder/claimant

3. New Owner(s)/Claimant(s): SCOTT & SUSAN HYLTON

New owner(s) as listed on the conveyance document

Name connector ☐ and ☐ or ☒ and/or

2935 CLYDE ROAD MOSCOW ID 83843
Mailing address City State ZIP
208-596-4243 Scotthylton91@gmail.com
Telephone Email DAISYGIRL72@gmail.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 listed above: October 15, 2020

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: [Signature]

Signature of new owner/claimant

Title, if applicable

Date

Signature: [Signature]

Signature of new owner/claimant

Title, if applicable

Date

For IDWR Office Use Only:

Received by N/ADate N/AReceipt No. N/AReceipt Amt. N/AApproved by [Signature]Processed by [Signature]Date 7-10-2021

NO 609502
AT THE REQUEST OF
MOSCOW TITLE, INC.
DATE AND HOUR
10-15-2020 02:59:53 PM
HENRIANNE K. WESTBERG
LATAH COUNTY RECORDER
Fee: \$15.00 BY Alison

RECORDING REQUESTED BY AND
WHEN RECORDED RETURN TO:

Moscow Title, Inc.
127 S. Washington Street, Ste 1
Moscow, ID 83843

2191a

(Space Above For Recorder's Use)

WARRANTY DEED

For good and valuable consideration, the receipt of which is hereby acknowledged, TIMOTHY W CLYDE, a married man as his sole and separate property, ("Grantor"), sells, conveys, grants and warrants to SCOTT L HYLTON and SUSAN M HYLTON, husband and wife, ("Grantees"), whose address is 2935 Clyde Rd., Moscow, ID 83843, the real property located in the County of Latah, State of Idaho, and legally described in EXHIBIT A.

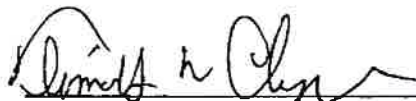
SUBJECT TO taxes and assessments for the year 2020 and all subsequent years, together with all rights of way for public utilities and public roads as the same now exists over and across the herein described property; to any off-record facts, encumbrances, easements or possessory claims, a survey or inspection would disclose; to any and all existing easements, rights-of-way, reservations, restrictions, covenants, conditions, declarations and encumbrances of record; to any existing tenancies; and to all zoning laws and ordinances.

This conveyance shall include any and all estate, right, title, interest, appurtenances, tenements, hereditaments, reversions, remainders, easements, rents, issues, profits, rights-of-way and water rights in anywise appertaining to the property herein described as well in law as in equity.

The Grantor covenants to Grantees that Grantor is the owner in fee simple of said premises; that the premises are free from all encumbrances, excepting those as may be herein set forth, and excepting those of record; and that Grantor will warrant and defend the same from all lawful claims.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 9 day of October, 2020.

GRANTOR:


TIMOTHY W CLYDE

STATE OF IDAHO)
) ss.
County of Latah)

On this 9th day of October, 2020, before me, Valerie K Darrar,
personally appeared TIMOTHY W CLYDE, known or identified to me, to be the person whose
name is subscribed to the within instrument, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the
day and year in this certificate first above written.



Valerie K Darrar
NOTARY PUBLIC FOR IDAHO
My Comm. Expires: 10-23-2027

EXHIBIT A

10/9/2020

Legal Description by Hodge & Associates

For Tim Clyde

Parcel B

A parcel of land located in the North Half of Section 30, Township 39 North, Range 5 West, Boise Meridian, Latah County, Idaho, described as follows:

Commencing at the southwest corner of the Southeast Quarter of the Northwest Quarter of Section 30, point also being on the east line of Sky View Estates Subdivision to Latah County, as filed per Instrument #533323, and the northwest corner of the Replat of Lucas Estates to Latah County, as filed per Instrument #511867;

Thence along the west line of the Southeast Quarter of the Northwest Quarter of Section 30, N0°54'13"E, 1003.10 feet, to the northeast corner of Sky View Estates Subdivision and a point on the southerly boundary of a parcel of land described in Quitclaim Deed Instrument #395513; Thence along said southerly boundary, N88°20'35"E, 1326.31 feet to the east line of the Southeast Quarter of the Northwest Quarter;

Thence continuing along said southerly boundary and along said east line, S0°26'28"W, 355.96 feet to the **Point of Beginning**:

Thence N88°56'33"E, 505.36 feet to a point on the centerline of the county road (Clyde Road); Thence along said centerline the following three courses:

Thence S15°47'39"W, 13.65 feet;

Thence S9°45'37"W, 576.25 feet;

Thence S0°58'38"W, 33.65 feet to the northeast corner of a parcel of land described in Warranty Deed, Instrument #578638 and the northeast corner of an access and utility easement, per Personal Representatives Deed, Instrument #598078;

Thence leaving said centerline of the county road, S72°54'05"W, 68.92 feet along the northerly boundary of said parcel and along the northerly boundary of said easement;

Thence continuing along said common northerly boundary, S88°57'30"W, 344.26 feet, to the southeast corner of a parcel of land described in Quitclaim Deed, Instrument #598080;

Thence along the northeasterly boundary of said parcel the following four courses:

Thence N56°46'47"W, 44.41 feet;

Thence S88°57'30"W, 213.21 feet;

Thence N17°39'52"W, 253.34 feet;

Thence N88°45'41"W, 209.48 feet to the northwest corner of said parcel;

Thence N23°08'59"E, 178.59 feet;

Thence N88°56'33"E, 471.80 feet to the east line of the Southeast Quarter of the Northwest Quarter;

Thence along said east line, N0°26'28"E, 192.60 feet to the **Point of Beginning**.

Parcel contains 10.16 acres, more or less.

Subject To: Road right-of-way of the county road (Clyde Road).



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WHEN RECORDED RETURN TO:

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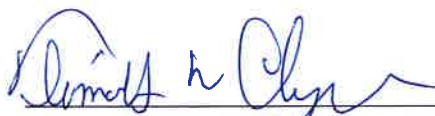
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