

RECEIVEDSTATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

AUG 31 2022

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. 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 #7 of the instructions.

Water Right/Claim No.	Split?	Leased to Water Supply Bank?	Water Right/Claim No.	Split?	Leased to Water Supply Bank?
96-9614	Yes ☐	Yes ☐	96-9615	Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: Carol A Bauer (96-9614), Thompson Land Trust (96-9615)
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): Bauer Family Trust (Dustin Scott Bauer, Trustee)
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or
81 Kuskanook Road Kootenai ID 83840
Mailing address City State Zip
208-597-0180 scottbauerlaw@gmail.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: April 13, 2016
6. Do you own the land identified as the water right place of use? Yes ☒ No ☐
o If no, attach evidence that written notice of the change of water right ownership has been delivered to the landowner of record.
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):
o \$25 per *undivided* water right.
o \$100 per *split* water right.
o 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.

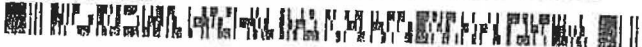
8. Signature:  Trustee, Bauer Family Trust 08/31/2022
Signature of new owner/claimant Title, if applicable Date
Dustin Scott Bauer
Print name

Signature: _____ Title, if applicable _____ Date _____
Signature of new owner/claimant
Print name

For IDWR Office Use Only:

Received by GIC Date 8/31/22 Receipt No. N040986 Receipt Amt. \$5000
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 NS Date 9/1/22

Instrument # 945166
Bonner County, Sandpoint, Idaho
09/16/2019 12:43:21 PM No. of Pages: 2
Recorded for: AHRENS DEANGELI LAW GROUP
Michael W. Rosedale Fee: \$15.00
Ex-Officio Recorder Deputy
Index to: DEED



Grant Deed

Carol Bauer, the "Grantor," dealing with her sole and separate property, for good and valuable consideration, the receipt of which is hereby acknowledged, does hereby grant, bargain, and convey to Dustin Scott Bauer, Trustee of the Residence Trust created under the Bauer Family Trust Agreement, dated August 9, 2019, the "Grantee," whose mailing address is 81 Kuskanook Road, Kootenai, Idaho 83840, the following described premises, located in the City of Sagle, County of Bonner, State of Idaho, more particularly described as follows:

Lot 2 of Eureka Heights, according to the official plat thereof, filed in Book 8 of Plats at Page 146 Official Records of Bonner County, Idaho.

Together with all improvements, easements, hereditaments, and appurtenances thereto, and all tenements, reversions, remainders, rights-of-way and water rights in anywise appertaining to the property herein described.

SUBJECT TO taxes and assessments for the year 2019 and all subsequent years, and to such rights, easements, liens, encumbrances, covenants, rights-of-way, reservations, restrictions, and zoning regulations as appear of record or based upon the premises, and to any state of facts an accurate survey or inspection of the premises would show.

IN WITNESS WHEREOF, the Grantors have executed this instrument on this 9th day of August, 2019.

Carol Ann Bauer
Carol Ann Bauer
"Grantor"

STATE OF IDAHO)
 : ss.
COUNTY OF KOOTENAI)

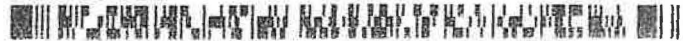
On this 9th day of August, 2019, before me, a Notary Public for the State of Idaho, personally appeared Carol Ann Bauer, known to be the person named in the foregoing, and acknowledged to me that she executed the same as her free act and deed, for the uses and purposes therein mentioned.

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



[Signature]
Notary Signature

Instrument # 952281
Bonner County, Sandpoint, Idaho
01/27/2020 03:36:29 PM No. of Pages: 3
Recorded for: CAROL BAUER
Michael W. Rosedale Fee: \$15.00 CB
Ex-Officio Recorder Deputy
Index to: DEED



GRANT DEED

Recording Requested By And
When Recorded Mail To:

David J. Wilson
Ahrens DeAngeli Law Group LLP
P.O. Box 9500
Boise, Idaho 83707-9500

Grant Deed

Ray Sisson, in his capacity as Successor Trustee of the Thomson Land Trust dated April 28, 2015, the "Grantor," (sometimes such trust referred to as the Thompson Land Trust), does hereby grant, bargain, and convey to Dustin Scott Bauer, trustee of the Grantor Trust created under the Bauer Family Trust Agreement dated August 9, 2019, the "Grantee," whose mailing address is 81 Kuskanook Road, Kootenai, Idaho 83840, the following described premises, located in the county of Bonner, State of Idaho (the "Property"), and more particularly described as follows:

Lot 4 of EUREKA HEIGHTS, according to the plat thereof, recorded in Book 8 of Plats, Page 146, records of Bonner County, Idaho.

Together with all improvements, easements, hereditaments, and appurtenances thereto, and all tenements, reversions, remainders, rights-of-way and water rights in anywise appertaining to the property herein described.

SUBJECT TO taxes and assessments for the year 2020 and all subsequent years, and to such rights, easements, liens, encumbrances, covenants, rights-of-way, reservations, restrictions, and zoning regulations as appear of record or based upon the premises, and to any state of facts an accurate survey or inspection of the premises would show.

DATED the 24 day of January, 2020.

By: Ray Sisson
Ray Sisson, in his capacity as Successor Trustee
of the Thomson Land Trust dated April 28, 2015
(sometimes such trust referred to as the
Thompson Land Trust),

"Grantor"

STATE OF IDAHO)
 : ss.
COUNTY OF ADA)

On this 24 day of January, 2020, before me, the undersigned, a Notary Public for the State of Idaho, personally appeared Ray Sisson, in his capacity as Successor Trustee of the Thomson Land Trust dated April 28, 2015 (sometimes such trust referred to as the Thompson Land Trust), known or identified to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same for and on behalf of said trust.

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

Alisa Schoeffel
Notary Signature

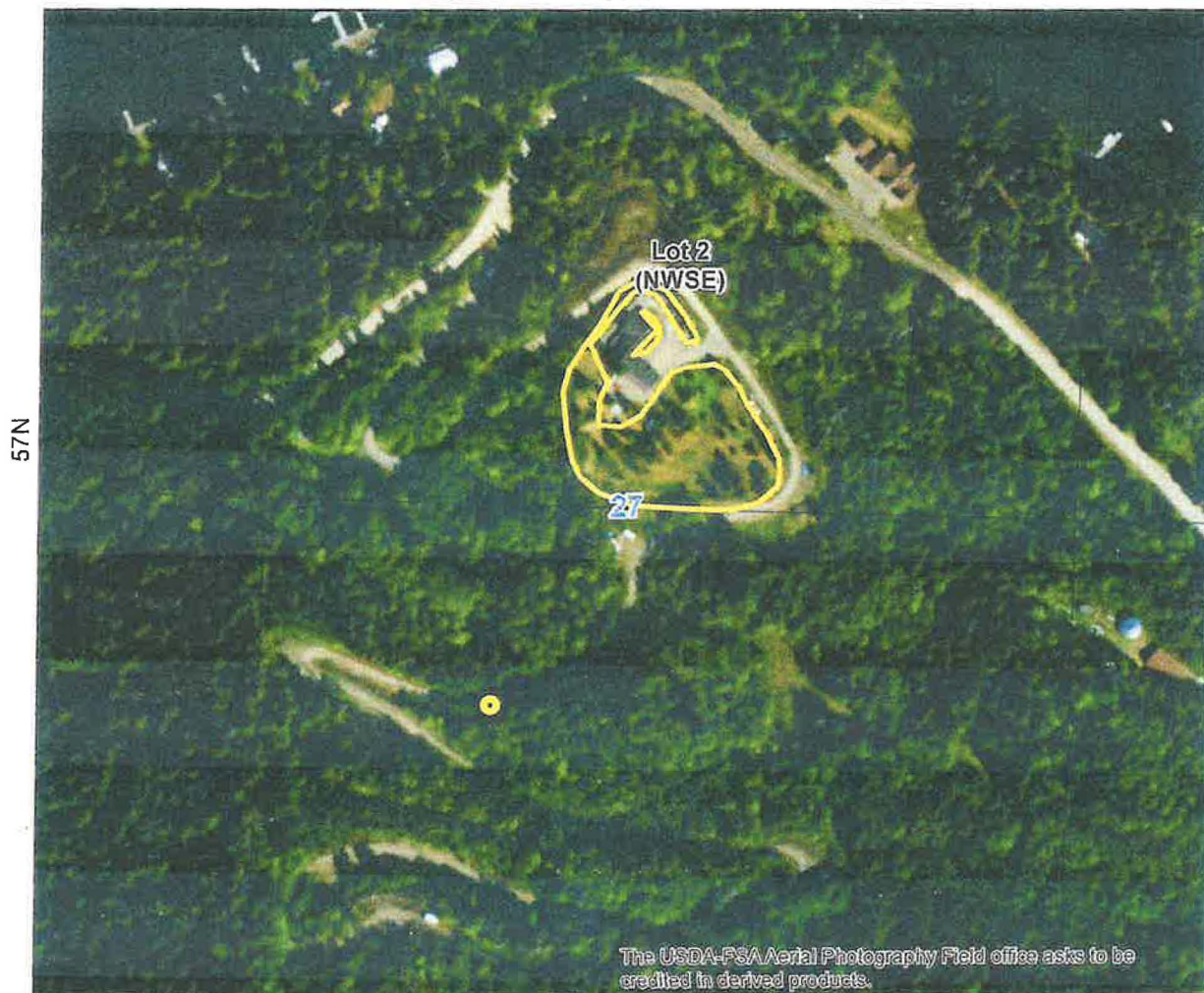
Exp: 6.13.22



State of Idaho
Department of Water Resources
Attachment to Water Right License
96-9614

This map depicts the IRRIGATION place of use boundary for this water right at the time of this approval and is attached to the approval document solely for illustrative purposes.

01W



-  Point of Diversion
-  Place Of Use Boundary
-  Townships
-  PLS Sections
-  Quarter Quarters

0 0.035 0.07 0.14 Miles



State of Idaho
Department of Water Resources
Attachment to Water Right License
96-9615

This map depicts the IRRIGATION place of use boundary for this water right at the time of this approval and is attached to the approval document solely for illustrative purposes.



- ⊙ Point of Diversion
- Place Of Use Boundary
- ▭ Townships
- ▭ PLS Sections
- ▭ Quarter Quarters

0 0.035 0.07 0.14 Miles





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

Governor Brad Little

Director Gary Spackman

September 01, 2022

BAUER FAMILY TRUST
C/O DUSTIN SCOTT BAUER
81 KUSKANOOK RD
KOOTEANI ID 83840

Re: Change in Ownership for Water Right No(s): 96-9614 & 96-9615

Dear Water Right Holder(s):

The Department of Water Resources (Department) acknowledges the receipt of correspondence changing ownership of the above referenced water right(s) to you. The Department has modified its records and has enclosed a computer-generated report for you.

Updating the ownership record for a water right does not reconfirm the validity of the right. When processing a Notice of Change in Water Right Ownership, the Department does not review the history of water use to determine if the right has been forfeited or deliberately abandoned through five years or more of non-use. To read more about water right forfeiture, including how to protect a water right from forfeiture, please see Idaho Code §§ 42-222 and 42-223.

Please note, water right owners are required to report any change of water right ownership and any change of mailing address to the Department within 120 days of the change. Reporting forms are available from any office of the Department, or from the Department's website.

If you have any questions concerning the enclosed information, please contact me at (208) 762-2813.

Sincerely,


Natalie Steading
Tech Records Specialist 1

Enclosure(s)