

RECEIVED

Form 42-248/42-1409(6) Rev. 7/21

RECEIVED

JUL 29 2022

DEPARTMENT OF
WATER RESOURCESSTATE OF IDAHO
DEPARTMENT OF WATER RESOURCESDepartment of Water Resource
Eastern Region

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. 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?
22-14402	Yes ☒	Yes ☐		Yes ☐	Yes ☐
22-14403	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: HW Farms Idaho LLC
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): Vaquero LLC
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or
- 270 Yellow Rose Drive Alta WY 83414
Mailing address City State Zip
415-250-3555 jordangootnick@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: 07/26/2022
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: [Signature] Manager, Vaquero LLC 07/26/2022
Signature of new owner/claimant Title, if applicable Date
Jordan Gootnick
Print name

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

For IDWR Office Use Only:
Received by M. Pettis Date 7-29-22 Receipt No. E048358 Receipt Amt. 50.00
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 [Signature] Date 8/22/22

RECORDING REQUESTED BY
First American Title Company

AND WHEN RECORDED MAIL TO:
First American Title Company
81 North Main Street/P.O. Box 42
Driggs, ID 83422

Instrument # 276953
TETON COUNTY, IDAHO
07-26-2022 12:06:00 No. of Pages: 4
Recorded for: FIRST AMERICAN TITLE - DRIGGS
KIM KEELEY Fee: \$16.00
Ex-Officio Recorder Deputy, Kim Keeley
Index to: DEED, WARRANTY

Space Above This Line for Recorder's Use Only

WARRANTY DEED

File No.: **1054850-T (jw)**

Date: **July 20, 2022**

For Value Received, **HW Farms Idaho, LLC, an Idaho limited liability company**, hereinafter called the Grantor, hereby grants, bargains, sells and conveys unto **Vaquero LLC, an Idaho limited liability company**, hereinafter called the Grantee, whose current address is **646 North 2000 East, Driggs, ID 83422**, the following described premises, situated in **Teton County, Idaho**, to-wit:

A parcel of land located in the SE ¼ NW ¼ and the NE ¼ of Section 30, Township 5 North, Range 46 East of the Bolse Meridian, Teton County, Idaho and more particularly described as follows:

Beginning at the East One-Quarter Corner of said Section 30, said corner being monumented with a 5/8 inch iron pin with a 2 inch aluminum cap;

Thence along the South Line of said NE ¼ Section 30, N89°37'49"W 2,668.01 feet to the Center One-Quarter Corner of said Section, a rebar with aluminum cap inscribed "AW ENG 2860";

Thence along the South Line of said NW ¼, Section 30, N89°38'48"W 703.56 feet to a rebar and aluminum cap inscribed "NELSON ENGR PLS 13767";

Thence N00°02'38"E, 555.30 feet;

Thence N42°32'37"E, 760.75 feet to a rebar and aluminum cap inscribed "NELSON ENGR PLS 13767";

Thence N68°44'54"E, 1117.79 feet to a rebar and aluminum cap inscribed "NELSON ENGR PLS 13767";

Thence N89°54'35"E, 1820.83 feet to a rebar and aluminum cap inscribed "NELSON ENGR PLS 13767", a point on the East Line of said Section 30;

Thence along the East Line of said Section 30, S00°13'09"W 1545.39 feet to the Point of Beginning.

Subject to the following: Deed of Conservation Easement recorded on November 5, 2020, in the records of Teton County, Idaho as Instrument No. 263766. The terms and conditions of such Conservation Easements are incorporated herein by reference and the above described parcels are transferred and conveyed subject to the terms and conditions of such conservation Easements.

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.

RECORDING REQUESTED BY
First American Title Company

AND WHEN RECORDED MAIL TO:
First American Title Company
81 North Main Street/P.O. Box 42
Driggs, ID 83422

Space Above This Line for Recorder's Use Only

WARRANTY DEED

File No.: **1054850-T (jw)**

Date: **July 20, 2022**

For Value Received, **HW Farms Idaho, LLC, an Idaho limited liability company**, hereinafter called the Grantor, hereby grants, bargains, sells and conveys unto **Vaquero LLC, an Idaho limited liability company**, hereinafter called the Grantee, whose current address is **646 North 2000 East, Driggs, ID 83422**, the following described premises, situated in **Teton County, Idaho**, to-wit:

A parcel of land located in the SE ¼ NW ¼ and the NE ¼ of Section 30, Township 5 North, Range 46 East of the Boise Meridian, Teton County, Idaho and more particularly described as follows:

Beginning at the East One-Quarter Corner of said Section 30, said corner being monumented with a 5/8 inch iron pin with a 2 inch aluminum cap;

Thence along the South Line of said NE ¼ Section 30, N89°37'49"W 2,668.01 feet to the Center One-Quarter Corner of said Section, a rebar with aluminum cap inscribed "AW ENG 2860";

Thence along the South Line of said NW ¼, Section 30, N89°38'48"W 703.56 feet to a rebar and aluminum cap inscribed "NELSON ENGR PLS 13767";

Thence N00°02'38"E, 555.30 feet;

Thence N42°32'37"E, 760.75 feet to a rebar and aluminum cap inscribed "NELSON ENGR PLS 13767";

Thence N68°44'54"E, 1117.79 feet to a rebar and aluminum cap inscribed "NELSON ENGR PLS 13767";

Thence N89°54'35"E, 1820.83 feet to a rebar and aluminum cap inscribed "NELSON ENGR PLS 13767", a point on the East Line of said Section 30;

Thence along the East Line of said Section 30, S00°13'09"W 1545.39 feet to the Point of Beginning.

Subject to the following: Deed of Conservation Easement recorded on November 5, 2020, in the records of Teton County, Idaho as Instrument No. 263766. The terms and conditions of such Conservation Easements are incorporated herein by reference and the above described parcels are transferred and conveyed subject to the terms and conditions of such conservation Easements.

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: 07/20/2022

Warranty Deed
- continued

File No.: 1054850-T (jw)

HW Farms Idaho, LLC, an Idaho limited liability
company

By: [Signature]
Name: Jennifer Wandersleben
Title: Managing Member

By: _____
Name: Adam Perez
Title: Managing Member

STATE OF Idaho)
COUNTY OF Ceter)
ss.

On this 7/22/22, before me, a Notary Public in and for said State, personally appeared ~~Eric Wandersleben and Adam Perez, managing members~~, known or identified to me to be the person whose name is subscribed to the within Instrument as one of the Managers/Members of the **HW Farms Idaho, LLC**, which is known or identified to me to be the entity whose name is subscribed to the within instrument and acknowledged to me that **they** executed the same in said Limited Liability Company's name.

Mr Jennifer

[Signature]
Notary Public of _____
Residing at: _____
Commission Expires: _____



File No.: **1054850-T (jw)**

Page 3 of 3

Water Right

IRRIGATION



A horizontal scale bar with tick marks at 0, 0.05, 0.1, 0.2, 0.3, and 0.4. The word "Miles" is centered below the bar.

Legend

-  Point of Division
-  Place of Use Boundary
-  Townships
-  PLS Sections
-  Quarter Quarters



State of Idaho
Department of Water Resources

Water Right

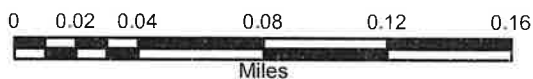
22-14403

IRRIGATION

The map depicts the place of use for the water use listed above and point(s) of diversion of this right as currently derived from interpretations of the paper records and is used solely for illustrative purposes. Discrepancies between the computer representation and the permanent document file will be resolved in favor of the actual water right documents in the water right file.



Date created: 7/26/2022

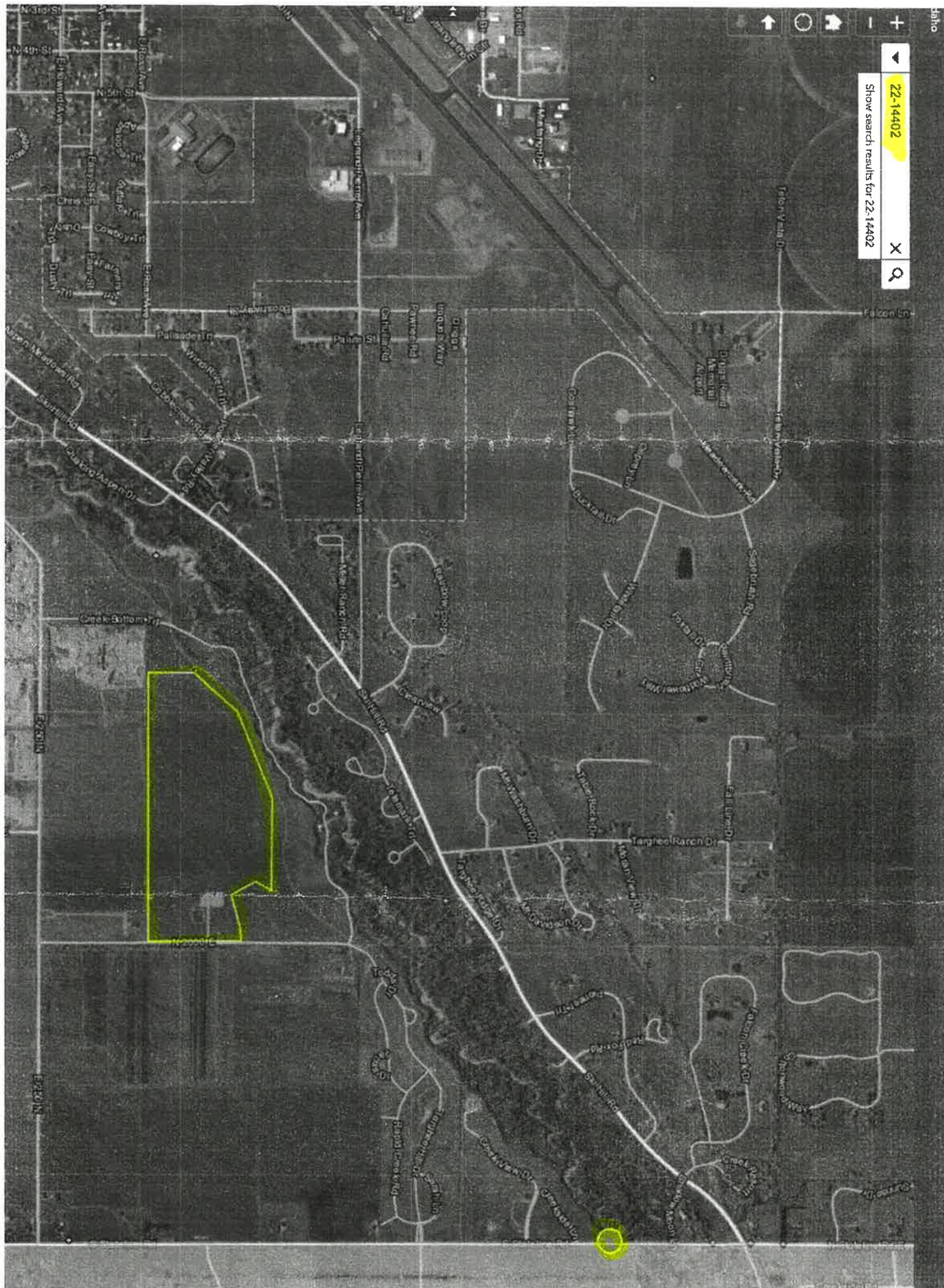


Legend

- Place of Use Boundary
- Townships
- PLS Sections
- Quarter Quarters



Show search results for 22-14402





IDAHO DEPARTMENT OF
WATER RESOURCES

322 E Front Street, Suite 648, Boise ID 83702 • PO Box 83720, Boise ID 83720-0098

Phone: 208-287-4800 • Fax: 208-287-6700 • Email: idwrinfo@idwr.idaho.gov • Website: idwr.idaho.gov

Governor Brad Little

Director Gary Spackman

August 23, 2022

VAQUERO LLC
270 YELLOW ROSE DR
ALTA WY 83414-4539

Re: Change in Ownership for Water Right Nos: 22-14402 and 22-14403

Dear Water Right Holder:

The Department of Water Resources (Department) acknowledges the receipt of correspondence changing ownership of the above referenced water rights 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) 287-4920 or debby.judd@idwr.idaho.gov.

Sincerely,

Debby Judd
Technical Records Specialist

Enclosures

c. Water District 01 – *via email*