

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

RECEIVED

MAY 13 2022

NOTICE OF CHANGE IN WATER RIGHT OWNERSHIP

DEPT OF WATER RESOURCES
SOUTHERN REGION

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?
43-10543	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: Wynn R. Dewsnap and Jeannine Dewsnap, Trustees of the Wynn Dewsnap Family Revocable Trust
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): 2M Development LLC
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or
- PO Box 77 Rupert ID 83350
Mailing address City State Zip
- (208) 670-2968 garrettcondie@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: 5/11/22
6. Do you own the land identified as the water right place of use? Yes ☐ No ☐
☐ 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):
☐ \$25 per undivided water right.
☐ \$100 per split water right.
☐ 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] owner 5-10-22
Signature of new owner/claimant Title, if applicable Date
Garrett Condie
Print name

Signature: [Signature] owner 5-10-22
Signature of new owner/claimant Title, if applicable Date
Kyle Condie
Print name

Received by SG Date 5/13/22 For IDWR Office Use Only: Receipt No. 5039238 Receipt Amt. \$2500
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 DM Date 6.3.2022



Order Number: 22447214

Warranty Deed

For Value Received,

Wynn R. Dewsnap and Jeannine Dewsnap, Trustees of The Wynn Dewsnap Family Revocable Trust dated September 2, 1999,

the Grantor, does hereby grant, bargain sell and convey unto,

2M Development LLC, an Idaho limited liability company,

whose current address is PO Box 77 Rupert, ID 83350

the Grantee, the following described premises, in **Cassia County, Idaho**, To Wit:

See Exhibit A, attached hereto and incorporated herein.

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee, its heirs and assigns forever. And the said Grantor does hereby covenant to and with the said Grantee, that Grantor is the owner in fee simple of said premises; that they are free from all encumbrances EXCEPT those to which this conveyance is expressly made subject and those made, suffered or done by the Grantee; and subject to all existing patent reservations, easements, right(s) of way, protective covenants, zoning ordinances, and applicable building codes, laws and regulations, general taxes and assessments, including irrigation and utility assessments (if any) for the current year, which are not due and payable, and that Grantor will warrant and defend the same from all lawful claims whatsoever. Whenever the context so requires, the singular number includes the plural.

Remainder of this page intentionally left blank.

Dated: 05/06/2022

The Wynn Dewsnap Family Revocable Trust dated September 2, 1999

By: Wynn R. Dewsnap
Wynn R. Dewsnap, Trustee

By: Jeannine Dewsnap
Jeannine Dewsnap, Trustee

State of Idaho, County of Cassia, ss.

On this 10th day of May in the year of 2022, before me, the undersigned, a notary public in and for said state personally appeared Wynn R. Dewsnap and Jeannine Dewsnap, known or identified to me to be the persons whose names are subscribed to the within instrument, as trustees of the Wynn Dewsnap Family Revocable Trust dated September 2, 1999 and acknowledged to me that they executed the same as trustees.

Megan L. Martinez
Notary Public
Residing In: Burley, ID
My Commission Expires: 5/27/2026
(seal)

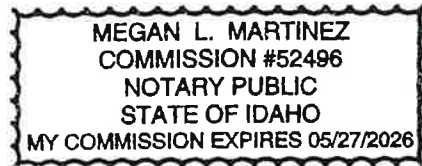


EXHIBIT A
LEGAL DESCRIPTION OF THE PREMISES

PARCEL NO. 1:
TOWNSHIP 15 SOUTH, RANGE 24 EAST OF THE BOISE MERIDIAN,
CASSIA COUNTY, IDAHO

Section 27: Part of the NW $\frac{1}{4}$ NE $\frac{1}{4}$, more particularly described as follows:

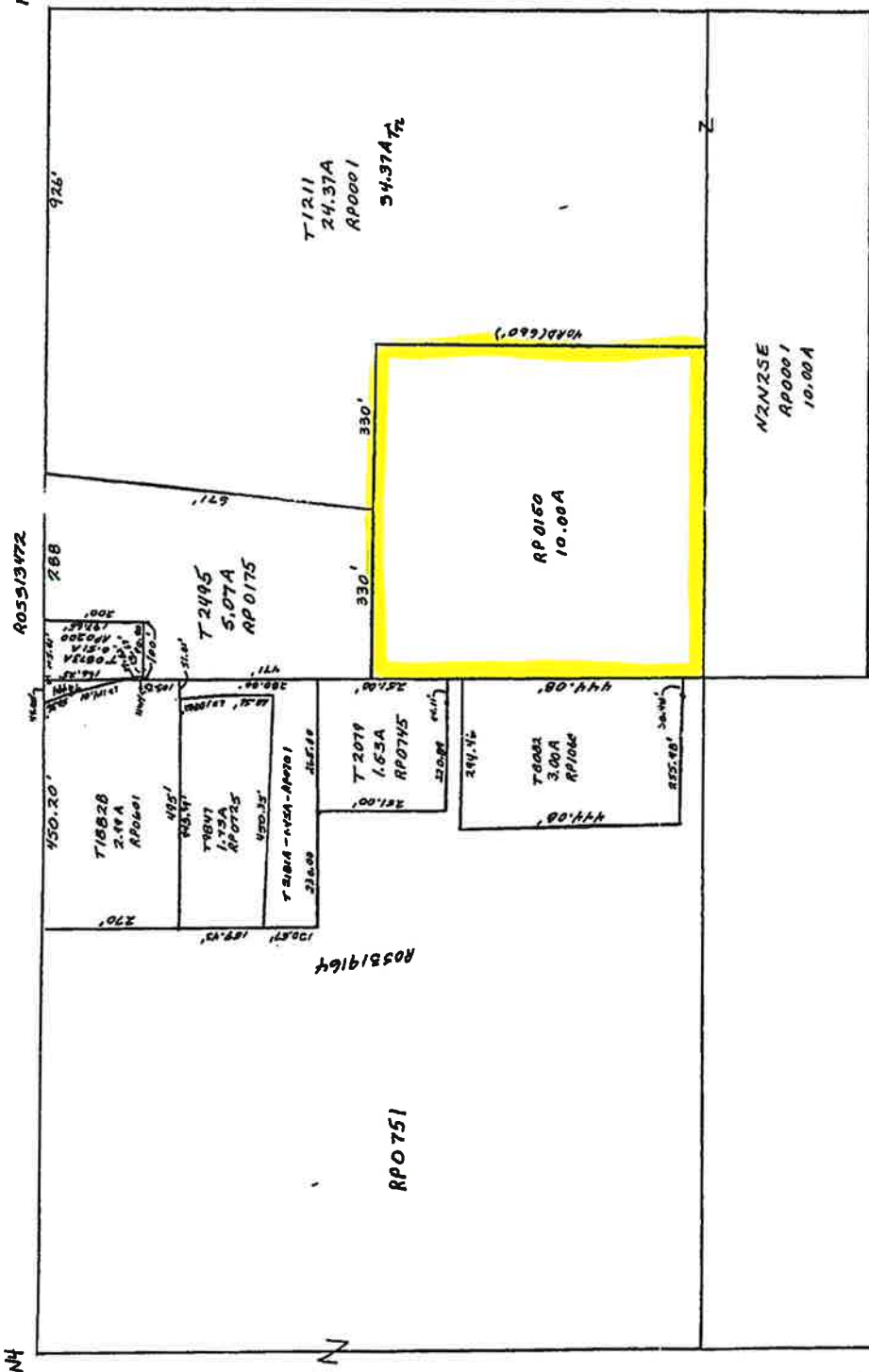
Beginning at the Northeast section corner of said Section 27, said corner marked by a 5/8 inch rebar with a 3 inch Cassia County Survey cap on top; thence South 89°23'02" West along the North section line for a distance of 1327.80 feet to the Northeast corner of the NW $\frac{1}{4}$ NE $\frac{1}{4}$; thence South 00°44'29" East along the East line of the NW $\frac{1}{4}$ NE $\frac{1}{4}$ for a distance of 823.55 feet to a ½ inch rebar which shall be the Point of Beginning; Thence South 00°44'29" East continuing along said line for a distance of 444.08 feet; Thence North 88°42'46" West for a distance of 38.98 feet to a ½ inch rebar; Thence North 88°42'46" West for a distance of 255.48 feet to a ½ inch rebar; Thence North 00°44'29" West for a distance of 444.08 feet to a ½ inch rebar; Thence South 88°42'46" East for a distance of 294.46 feet to the Point of Beginning.

PARCEL NO. 2:
TOWNSHIP 15 SOUTH, RANGE 24 EAST OF THE BOISE MERIDIAN,
CASSIA COUNTY, IDAHO

Section 27: SW $\frac{1}{4}$ NE $\frac{1}{4}$ NE $\frac{1}{4}$, ALSO DESCRIBED AS:

Beginning at the Southwest corner of the NE $\frac{1}{4}$ NE $\frac{1}{4}$ of said Section 27;
Thence North along County Road 40 Rods;
Thence East 40 Rods;
Thence South 40 Rods;
Thence West 40 Rods to the Point of Beginning.

NE
30005
850E







0004366187

**STATE OF IDAHO***Office of the secretary of state, Lawrence Denney***ANNUAL REPORT**

Idaho Secretary of State

PO Box 83720

Boise, ID 83720-0080

(208) 334-2301

Filing Fee: \$0.00

For Office Use Only

-FILED-

File #: 0004366187

Date Filed: 8/3/2021 11:05:11 AM

B0630-8500 08/03/2021 11:05 AM Received by ID Secretary of State Lawrence Denney

Entity Name and Mailing Address:

Entity Name: 2M Development LLC
The file number of this entity on the records of the Idaho Secretary of State is: 0004008447
Address: PO BOX 77
RUPERT, ID 83350-0077

Entity Details:

Entity Status: Active-Existing
This entity is organized under the laws of: IDAHO
If applicable, the old file number of this entity on the records of the Idaho Secretary of State was:

The registered agent on record is:

Registered Agent: KYLE CONDIE
Registered Agent
Physical Address
506 6TH ST
RUPERT, ID 83350
Mailing Address

Agent or Address Change

☐ Select if you are appointing a new agent.

Limited Liability Company Managers and Members

Name	Title	Business Address
☒ Garrett Condie	Manager	PO BOX 77 RUPERT, ID 83350
☒ Kyle Condie	Manager	PO BOX 77 RUPERT, ID 83350

The annual report must be signed by an authorized signer of the entity.

Job Title: Memeber

Kyle Condie

Sign Here

08/03/2021

Date



IDAHO DEPARTMENT OF
WATER RESOURCES

Southern Region • 650 Addison Ave W, Suite 500 • Twin Falls, ID 83301-5858

Phone: 208-736-3033 • Fax: 208-736-3037 • Email: southerninfo@idwr.idaho.gov • Web: idwr.idaho.gov

Governor Brad Little

Director Gary Spackman

June 3, 2022

2M DEVELOPMENT LLC
PO BOX 77
RUPERT ID 83350-0077

Re: Change in Ownership for Water Right No(s): 43-10543

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) 293-9908.

Sincerely,

Denise Maline

Denise Maline
Administrative Assistant 1

Enclosure(s)

c: TitleOne, Burley, Idaho (File #22447214)