

RECEIVED

RECEIVED

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES
SOUTHERN REGION

FEB 01 2022

JAN 6 2022

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?
47-13833	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: Frank Sousa Jr.
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): Golden Cow Properties LLC
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or
- 860 E 3900 N Buhl ID 83316
Mailing address City State Zip
208-280-2687 jasonnunes1972@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: 12/20/2021
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] Managing Member
Signature of new owner/claimant Title, if applicable Date
Jason Edward Nunes
Print name
- Signature: _____
Signature of new owner/claimant Title, if applicable Date
Print name

** Received by JB Date 1/26/2022 For IDWR Office Use Only: #25. - for this app. Receipt No. 2047739 Receipt Amt. \$250. -

Active in the Water Supply Bank? Yes ☐ No ☐ If yes, forward to the State Office for processing W-9 received? Yes ☐ No ☐

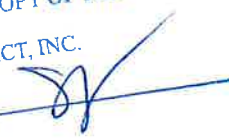
** Name on W-9 _____ Approved by _____ Processed by DM Date 2-2-2022
\$25.00 was paid for on 12/22/2021 by TitleFact (S038995)

Case No. 76150 CM

TitleFact, Inc.
163 Fourth Avenue North
P.O. Box 486
Twin Falls, Idaho 83303

CERTIFIED TO BE A TRUE AND
EXACT COPY OF THE ORIGINAL.

TITLEFACT, INC.

BY: 

TWIN FALLS COUNTY
RECORDED FOR:
TITLEFACT, INC.
02:09:34 PM 12-20-2021
2021029687
NO. PAGES 1 FEE: \$15.00
KRISTINA GLASCOCK
COUNTY CLERK
DEPUTY: SB
Electronically Recorded by Simplifile

**** SPACE ABOVE FOR RECORDER ****

WARRANTY DEED

FOR VALUE RECEIVED **FRANK J. SOUSA, JR., single man**, hereinafter called the Grantor, hereby grants, bargains, sells and conveys unto **GOLDEN COW PROPERTIES LLC, an Idaho Limited Liability Company**, hereinafter called Grantee, whose address is: 860 E 3900 N, Buhl, ID 83316, the following described premises in Twin Falls County, Idaho; to-wit:

Township 10 South, Range 14 East, Boise Meridian, Twin Falls County, Idaho
Section 21: NE¼

EXCEPT a tract of land in the Northeast corner thereof described as follows:

COMMENCING at the Northeast corner of Section 21 the TRUE POINT OF BEGINNING;

THENCE South along the East line of said Section 21 a distance of 208.71 feet;

THENCE South 89°40' West parallel with the North line of said Section 21 a distance of 208.71;

THENCE North parallel with the East line of said Section 21 a distance of 208.71 feet to a point on the North line of said Section 21;

THENCE North 89°40' East along the North line of said Section 21 a distance of 208.71 feet to the TRUE POINT OF BEGINNING.

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee and 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 they are free from all encumbrances except as described above; and that Grantor will warrant and defend the same from all lawful claims whatsoever.

Dated: December 13, 2021


FRANK J. SOUSA, JR.

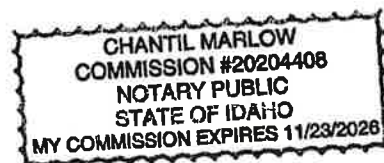
* * * * *

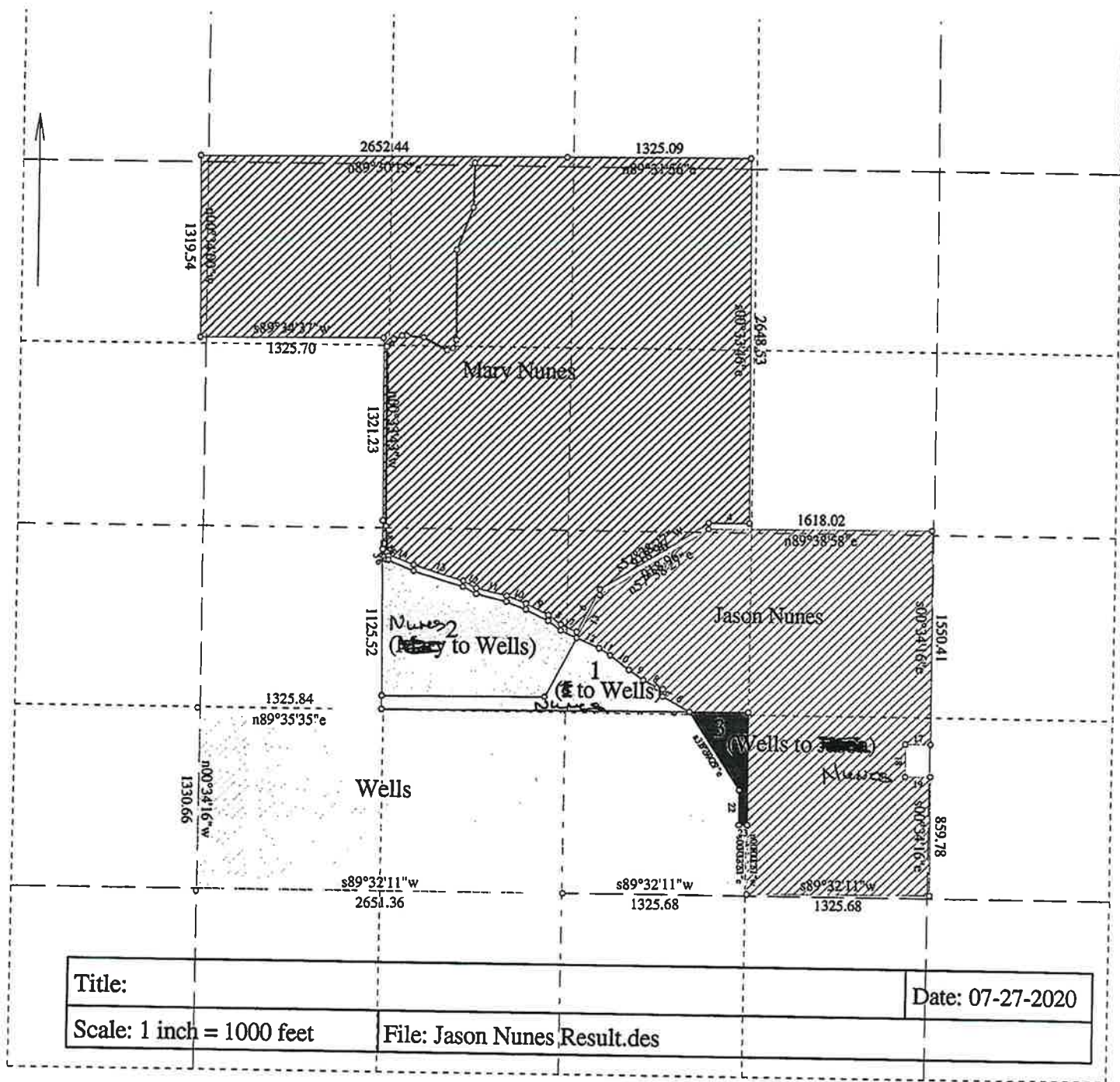
STATE OF IDAHO
County of Twin Falls

On this 20 day of December, 2021, before me, a Notary Public in and for said State, personally appeared **FRANK J. SOUSA, JR.**, known or identified to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same.

IN WITNESS WHEREOF I have hereunto set my hand and official seal the day and year first above written.


Notary Public for Idaho
Residing at Twin Falls
Commission expires: 11-23-2026







0004499356

**STATE OF IDAHO***Office of the secretary of state, Lawrence Denney***CERTIFICATE OF ORGANIZATION LIMITED LIABILITY COMPANY**

Idaho Secretary of State
PO Box 83720
Boise, ID 83720-0080
(208) 334-2301
Filing Fee: \$100.00

*For Office Use Only***-FILED-**

File #: 0004499356

Date Filed: 11/16/2021 6:11:20 PM

B0663-2192 11/16/2021 6:12 PM Received by ID Secretary of State Lawrence Denney

Certificate of Organization Limited Liability Company					
Select one: Standard, Expedited or Same Day Service (see descriptions below)	Standard (filing fee \$100)				
1. Limited Liability Company Name					
Type of Limited Liability Company	Limited Liability Company				
Entity name	GOLDEN COW PROPERTIES LLC				
2. The complete street address of the principal office is:					
Principal Office Address	860 E 3900 N BUHL, ID 83316				
3. The mailing address of the principal office is:					
Mailing Address	860 E 3900 N BUHL, ID 83316-5928				
4. Registered Agent Name and Address					
Registered Agent	Registered Agent JASON NUNES Physical Address: 860 E 3900 N BUHL, ID 83316 Mailing Address: 860 E 3900 N BUHL, ID 83316-5928				
☒ I affirm that the registered agent appointed has consented to serve as registered agent for this entity.					
5. Governors					
<table border="1"><thead><tr><th>Name</th><th>Address</th></tr></thead><tbody><tr><td>JASON NUNES</td><td>860 E 3900 N BUHL, ID 83316-5928</td></tr></tbody></table>		Name	Address	JASON NUNES	860 E 3900 N BUHL, ID 83316-5928
Name	Address				
JASON NUNES	860 E 3900 N BUHL, ID 83316-5928				
Signature of Organizer:					
JASON NUNES	11/16/2021				
Sign Here	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

February 02, 2022

GOLDEN COW PROPERTIES LLC
860 E 3900 N
BUHL ID 83316-5928

Re: Change in Ownership and Notice of Security Interest for Water Right No(s): 47-13833

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 also acknowledges receipt of correspondence adding security interest of the above referenced water right(s) to Idaho AgCredit FLCA. The Department has modified its records and has enclosed a computer-generated report for you.

Please note, the \$25.00 filing fee for the Change in Ownership was received on December 22, 2021 from TitleFact in Twin Falls. Filing fee(s) were also paid on January 26, 2022 by Idaho AgCredit FLCA, which was a duplicate payment. A refund request in the amount of \$25.00 has been submitted for processing and will be sent to Idaho AgCredit FLCA under separate cover from the Idaho State Controller's Office.

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
Administrative Assistant 1

Enclosure(s)

c: Idaho AgCredit FLCA
TitleFact, Twin Falls (File #76150)

Maline, Denise

From: Maline, Denise
Sent: Wednesday, February 2, 2022 5:21 PM
To: IdwrPayable
Subject: Refund Request
Attachments: Refund request - Idaho AgCredit.pdf

Good afternoon,

Attached please find a refund request being submitted for processing. Please let me know if there are any questions.

Thank you,

Denise

Idaho Department of Water Resources Receipt

Receipt ID: E047739

Payment Amount	\$250.00	Date Received	1/26/2022	Region	EASTERN
----------------	----------	---------------	-----------	--------	---------

Payment Type	Check	Check Number	95754
--------------	-------	--------------	-------

Payer Idaho AgCredit

Comments Ownership Change for Nunes Family Land Holdings LLC 47-7861, 47-12063, 47-12067, 47-13393, 47-8017, 47-12064, 47-12068, 47-13995
Ownership Change for Golden Cow Properties LLC 47-13833
Security Interest Idaho AgCredit FLCA 47-13833
DOCUMENT NUMBER: R220577

Fee Details

Amount	Description	PCA	Fund	Fund Detail	Subsidiary	Object
\$250.00	OWNERSHIP CHANGES/SECURITY INTERESTS	63140	0229	21		1155

Signature Line (Department Representative)

The Change in Ownership for (8) water rights going to Nunes Family Land Holdings could not be processed due to needing additional information. *Refund due = \$200*

Change in Ownership for 47-13833 was paid for on December 22, 2021 by TitleFact in Twin Falls. *Refund due = \$25*

Please issue a \$225.00 refund to:

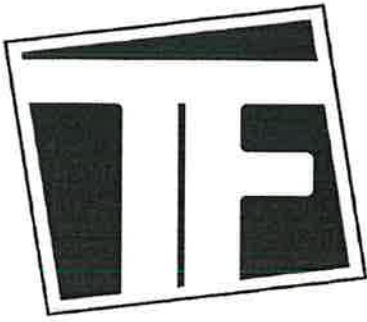
Idaho AgCredit FLCA

2883 Highway 39

American Falls ID 83211-5347

(208) 226-5251

DM
2/2/2022



TitleFact

a land title company

IDWR Southern Region
650 Addison Ave. W., Suite 500
Twin Falls, ID 83301

RECEIVED

DEC 22 2021

DEPT OF WATER RESOURCES
SOUTHERN REGION

December 20, 2021

Case No. 76150
RE: water right 47-13833

Enclosed, please find the following:

- Check No. 95090 for \$25.00
- Copy of WD 2021-029687
- Copy of map

Notice of Change will come at a later date from the lender.

If you have any questions, please contact TitleFact, Inc., at (208) 733-3821.

Sincerely,
TITLEFACT, INC.

Sarah Jolley for
Chantil Marlow
Escrow Officer

163 Fourth Avenue North
P.O. Box 486
Twin Falls, Idaho 83303

Phone (208) 733-3821
Fax (208) 734-2940
Toll Free (800) 733-3850