

STATE OF IDAHO  
DEPARTMENT OF WATER RESOURCES

RECEIVED

MAR 03 2021

DEPT OF WATER RESOURCES  
SOUTHERN 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 #6 of the instructions.

| Water Right/Claim No. | Split?                       | Leased to Water Supply Bank? | Water Right/Claim No. | Split?                       | Leased to Water Supply Bank? |
|-----------------------|------------------------------|------------------------------|-----------------------|------------------------------|------------------------------|
| 47-4163B              | Yes <input type="checkbox"/> | Yes <input type="checkbox"/> | 47-12960              | Yes <input type="checkbox"/> | Yes <input type="checkbox"/> |
| 47-12841              | Yes <input type="checkbox"/> | Yes <input type="checkbox"/> |                       | Yes <input type="checkbox"/> | Yes <input type="checkbox"/> |
| 47-14824              | Yes <input type="checkbox"/> | Yes <input type="checkbox"/> |                       | Yes <input type="checkbox"/> | Yes <input type="checkbox"/> |
| 47-16784              | Yes <input type="checkbox"/> | Yes <input type="checkbox"/> |                       | Yes <input type="checkbox"/> | Yes <input type="checkbox"/> |
| 47-16785              | Yes <input type="checkbox"/> | Yes <input type="checkbox"/> |                       | Yes <input type="checkbox"/> | Yes <input type="checkbox"/> |

2. Previous Owner's Name: Agnes Schilder  
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): Schilder Properties, LLC, an Idaho limited liability company  
New owner(s) as listed on the conveyance document      Name connector ☐ and ☐ or ☐ and/or
- 3749 N 1200 E      Buhl      ID      83316  
Mailing address      City      State      ZIP  
208-543-6611  
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: February 22, 2021
6. If the water right is leased to the Water Supply Bank changing ownership of a water right will reassign to the new owner any Water Supply Bank leases associated with the water right. Payment of revenue generated from any rental of a leased water right requires a completed IRS Form W-9 for payment to be issued to an owner. A new owner for a water right under lease shall supply a W-9. Water rights with multiple owners must specify a designated lessor, using a completed Lessor Designation form. Beginning in the calendar year following an acknowledged change in water right ownership, compensation for any rental will go to the new owner(s).
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.

SUPPORT DATA

IN FILE # 47-4163B

8. Signature: [Signature]      Title, if applicable: \_\_\_\_\_      Date: 02/25/2021  
 Signature of new owner/claimant

Signature: [Signature]      Title, if applicable: \_\_\_\_\_      Date: 02/25/2021  
 Signature of new owner/claimant

For IDWR Office Use Only:

Received by: SC      Date: 3/3/21      Receipt No. 5038443      Receipt Amt. 175.00

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 DM      Date 9-27-2021

21397463

**WARRANTY DEED**

FOR VALUE RECEIVED, the receipt and sufficiency of which is hereby acknowledged, Agnes Schilder, as Trustee of the Schilder Trust ( "Grantor" ), does hereby grant, bargain, sell and convey unto Schilder Properties, LLC, whose current mailing address is 3749 North 1200 East Buhl, Idaho 83316 ( "Grantee" ), the following described real property, located in Twin Falls County, Idaho, to wit (the "Premises"):

See Exhibit A attached hereto and incorporated herein by this reference.

TOGETHER WITH all water and water rights and other entitlements to water appurtenant to or beneficially used upon the Premises including, but not limited to, those described on Exhibit B, and all others represented by any decree, license, permit, claim, permit application or storage entitlement, and all other ditch and canal company, water association, irrigation district, or other water delivery entity shares and entitlements to receive water from any such company, association, district or other entity, and all ditch rights, easements, and rights of way associated with any irrigation or other water well, pump, delivery ditch, canal, lateral, pipeline, or facilities used to divert, convey or deliver any water, water rights, or entitlements appurtenant to or beneficially used upon the Premises, and all minerals and mineral rights appurtenant thereto, and all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, the reversion and reversions, remainder and remainders, rents, issues and profits thereof and all estate, right, title and interest in and to the Premises, as well in law as in equity.

DATED effective as of the 22 day of February, 2021.

Agnes Schilder, as Trustee of the Schilder Trust

By: Agnes Schilder  
Agnes Schilder

STATE OF ARIZONA )

County of Maricopa ) : ss.

On this 22 day of February, 2021, before me, a Notary Public in and for said state, personally appeared Agnes Schilder, who executed the instrument on behalf of the Schilder Trust.

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

Deborah Y. Wilson  
Notary Public for Arizona  
Residing at: 412 LEISURE WORLD MEA, AZ 85266  
My commission expires: 8-16-2022

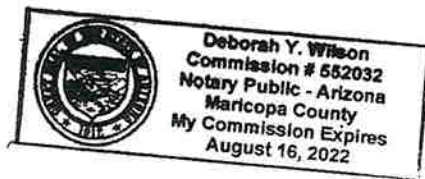


Exhibit A to Warranty Deed

PARCEL NO. 1

TOWNSHIP 10 SOUTH, RANGE 14 EAST OF THE BOISE MERIDIAN, TWIN FALLS COUNTY, IDAHO

Section 22: Being a portion of the E½SE¼, more particularly described as follows:

Commencing at the Southeast corner of said Section 22, said corner lies North 89°52'42" East, 2688.31 feet from the South quarter corner of said Section 22;  
Thence South 89°52'42" West, 705.00 feet along the South boundary of the SE¼, said Section 22 and being THE REAL POINT OF BEGINNING;  
Thence South 89°52'42" West, 639.16 feet along said South boundary to the Southwest corner of said E½SE¼ of Section 22;  
Thence North 00°01'34" West, 2654.90 feet along the West boundary of said E½SE¼ of Section 22 to the Northwest corner thereof;  
Thence North 89°57'27" East, 1335.08 feet along the North boundary of said E½SE¼ of Section 22 to the Northeast corner thereof;  
Thence South 00°13'19" East, 2315.32 feet along the East boundary of said E½SE¼ of Section 22;  
Thence leaving said East boundary, South 89°52'42" West, 359.49 feet along a line parallel with said South boundary;  
Thence South 49°41'34" West, 213.33 feet;  
Thence South 58°29'19" West, 213.33 feet;  
Thence South 00°13'19" East, 88.96 feet along a line parallel with said East boundary to said REAL POINT OF BEGINNING.

EASEMENT NO. 1

An Easement for Ingress and Egress, more particularly described as follows:

Commencing at the Southeast corner of said Section 22;  
Thence North 00°13'19" West, 297.73 feet along the East boundary of said Section 22 and being THE REAL POINT OF BEGINNING;  
Thence leaving said East boundary, North 43°42'20" West, 55.22 feet;  
Thence North 89°52'42" East, 38.00 feet to a point on said East boundary;  
Thence South 00°13'19" East, 40.00 feet along said East boundary to said REAL POINT OF BEGINNING.

PARCEL NO. 2

TOWNSHIP 10 SOUTH, RANGE 14 EAST OF THE BOISE MERIDIAN,  
TWIN FALLS COUNTY, IDAHO

Section 22: W½SE¼ SAVE AND EXCEPT the following described tract:

Beginning at the Southeast Corner of said W½SE¼, which shall be known as the Point of Beginning;  
Thence North 90°00'00" West along the South line of said Section 22 for a distance of 262.24 feet to a P.K. nail;  
Thence North 00°43'42" East for a distance of 25.00 feet to a ½ inch iron pin;

WARRANTY DEED - 3

Thence continuing North 00°43'42" East for a distance of 199.91 feet to a ½ inch iron pin;  
Thence North 11°32'53" East for a distance of 76.01 feet to a ½ inch iron pin;  
Thence South 87°52'18" East for a distance of 15.67 feet to a ½ inch iron pin;  
Thence North 00°22'42" East for a distance of 265.23 feet to a ½ inch iron pin;  
Thence continuing North 00°22'42" East for a distance of 5.00 feet;  
Thence South 83°37'15" East for a distance of 227.88 feet to the East line of said W½SE¼;  
Thence South 00°01'36" East along said East line for a distance of 13.00 feet to a ½ inch iron pin;  
Thence continuing South 00°01'36" East for a distance of 530.68 feet to the Point of Beginning.

Exhibit B to Warranty Deed

Water Rights

All water and water rights, and other entitlements to water, appurtenant to or beneficially used upon the Land, including but not limited to the following decreed water rights identified in the records of the Idaho Department of Water Resources and shares in Twin Falls Canal Company:

The Water Rights and Shares are identified as follows:

1. 47-4163B
2. 47-12841
3. 47-16785
4. 47-14824
5. 47-16784
6. 47-12960
7. 47-14255
8. Twin Falls Canal Company Water Shares
  - i) Twin Falls Canal Company Certificate No. 39961 for 80 shares
  - ii) Twin Falls Canal Company Certificate No. 33372 for 6 shares
  - iii) Twin Falls Canal Company Certificate No. 32754 for 133 shares
  - iv) Twin Falls Canal Company Certificate No. 43878 for 68.10 shares
  - v) Twin Falls Canal Company Certificate No. 43454 for 75 shares

**Twin Falls Canal Company TOTAL SHARES = 362.10 shares**

TWIN FALLS COUNTY  
RECORDED FOR:  
TITLEONE - TWIN FALLS  
04:28:04 PM 02-25-2021  
**2021004704**  
NO. PAGES 5 FEE: \$15.00  
KRISTINA GLASCOCK  
COUNTY CLERK  
DEPUTY: SB  
Electronically Recorded by Simplifile

## WARRANTY DEED

FOR VALUE RECEIVED, the receipt and sufficiency of which is hereby acknowledged, Agnes Schilder, as an individual, ("Grantor"), does hereby grant, bargain, sell and convey unto Schilder Properties, LLC, whose current mailing address is 3749 North 1200 East Buhl, Idaho 83316 ("Grantee"), the following described real property, located in Twin Falls County, Idaho, to wit (the "Premises"):

See Exhibit A attached hereto and incorporated herein by this reference.

TOGETHER WITH all water and water rights and other entitlements to water appurtenant to or beneficially used upon the Premises including, but not limited to, those described on Exhibit B, and all others represented by any decree, license, permit, claim, permit application or storage entitlement, and all other ditch and canal company, water association, irrigation district, or other water delivery entity shares and entitlements to receive water from any such company, association, district or other entity, and all ditch rights, easements, and rights of way associated with any irrigation or other water well, pump, delivery ditch, canal, lateral, pipeline, or facilities used to divert, convey or deliver any water, water rights, or entitlements appurtenant to or beneficially used upon the Premises, and all minerals and mineral rights appurtenant thereto, and all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, the reversion and reversions, remainder and remainders, rents, issues and profits thereof and all estate, right, title and interest in and to the Premises, as well in law as in equity.

DATED effective as of the 22 day of FEBRUARY, 2021.

Agnes Schilder, as an Individual

By: Agnes Schilder  
Agnes Schilder

STATE OF ARIZONA )  
County of MARICOPA : ss.

On this 22 day of FEBRUARY, 2021, before me, a Notary Public in and for said state, personally appeared Agnes Schilder, who executed the instrument in her individual capacity.

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

Deborah Y. Wilson  
Notary Public for Arizona  
Residing at: 412 LEISURE WORLD MESA AZ 85206  
My commission expires: 8-16-2022

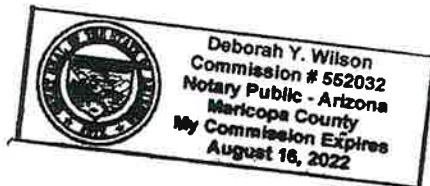


Exhibit A to Warranty Deed

TRACT NO. 2:

PARCEL NO. 1:

TOWNSHIP 11 SOUTH, RANGE 14 EAST OF THE BOISE MERIDIAN,  
TWIN FALLS COUNTY, IDAHO

Section 6: E $\frac{1}{2}$ SE $\frac{1}{4}$

PARCEL NO. 2:

TOWNSHIP 10 SOUTH, RANGE 14 EAST OF THE BOISE MERIDIAN,  
TWIN FALLS COUNTY, IDAHO

Section 21: E $\frac{1}{2}$ SW $\frac{1}{4}$  and part of the SE $\frac{1}{4}$ , more particularly described as follows:

Beginning at the Southeast corner of Section 21, marked by a  $\frac{1}{2}$  inch pin and survey cap;  
Thence North 89°47'20" West for 1317.33 feet along the Southerly boundary of Section 21 to the Southeast corner of the SW $\frac{1}{4}$ SE $\frac{1}{4}$ ; Thence North 0°13'47" East for 688.00 feet along the Easterly boundary of the SW $\frac{1}{4}$ SE $\frac{1}{4}$  and the True Point of Beginning;

Thence South 87°22'18" East for 277.27 feet along an existing fence to a  $\frac{1}{2}$  inch steel pin;

Thence North 1°54'11" West for 482.66 feet along an existing fence to a  $\frac{1}{2}$  inch steel pin;

Thence North 19°21'56" East for 264.31 feet along an existing fence to the center of a certain Twin Falls Canal Company Lateral;

Thence along the center of said lateral the following courses;

North 71°48'09" West for 349.36 feet;

North 68°22'06" West for 199.44 feet;

North 41°25'31" West for 428.23 feet;

North 47°03'54" West for 422.66 feet;

North 32°00'43" West for 374.20 feet;

North 65°46'14" West for 190.79 feet;

North 85°48'27" West for 170.97 feet to the Westerly boundary of the SE $\frac{1}{4}$ ;

Thence South 0°20'49" West for 2601.94 feet along the Westerly boundary of the SE $\frac{1}{4}$  to the South quarter corner of Section 21;

Thence South 89°47'20" East for 299.33 feet along the South boundary of Section 21;

Thence North 0°13'47" East for 688.00 feet;

Thence South 89°47'20" East for 1018.00 feet to the True Point of Beginning.

SAVE AND EXCEPT the following described that lies in the SE $\frac{1}{4}$ SW $\frac{1}{4}$ ;

Commencing at the Southwest corner of Section 21;

Thence South 89°47'18" East for 2214.73 feet along the South boundary of Section 21 to the Point of Beginning;

Thence North 00°12'42" East for 364.00 feet;

Thence South 89°47'18" East for 239.35 feet;

Thence South 00°12'42" West for 364.00 feet to the South boundary of Section 21;

WARRANTY DEED - 3

Thence North 89°47'18" West for 239.35 feet along the South boundary of Section 21 to the Point of Beginning.

TOWNSHIP 10 SOUTH, RANGE 14 EAST OF THE BOISE MERIDIAN, TWIN FALLS COUNTY, IDAHO

Section 21: Part of the SW¼SE¼, more particularly described as follows:

Beginning at the Southeast corner of the SW¼SE¼, which point shall be the Point of Beginning;

Thence North 00°13'47" East along the East boundary of the W½SE¼ for a distance of 688.00 feet;

Thence North 89°47'20" West for a distance of 1018.00 feet;

Thence South 00°13'47" West for a distance of 688.00 feet to the South line of the W½SE¼ of Section 21;

Thence South 89°47'20" East along the South boundary of Section 21 for a distance of 1018.00 feet to the Point of Beginning.

Exhibit B to Warranty Deed

Water Rights

All water and water rights, and other entitlements to water, appurtenant to or beneficially used upon the Land, including but not limited to the following decreed water rights identified in the records of the Idaho Department of Water Resources and shares in Twin Falls Canal Company:

The Water Rights and Shares are identified as follows:

1. 47-4163B
2. 47-12841
3. 47-16785
4. 47-14824
5. 47-16784
6. 47-12960
7. 47-14255
8. Twin Falls Canal Company Water Shares
  - i) Twin Falls Canal Company Certificate No. 39961 for 80 shares
  - ii) Twin Falls Canal Company Certificate No. 33372 for 6 shares
  - iii) Twin Falls Canal Company Certificate No. 32754 for 133 shares
  - iv) Twin Falls Canal Company Certificate No. 43878 for 68.10 shares
  - v) Twin Falls Canal Company Certificate No. 43454 for 75 shares

**Twin Falls Canal Company TOTAL SHARES = 362.10 shares**



0004127680

**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 #: 0004127680

Date Filed: 1/9/2021 8:57:49 AM

| 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                                                                                                                                                                 | Schilder Properties, LLC                                                                                                                                                                     |      |         |                    |                                 |
| 2. The complete street address of the principal office is:                                                                                                                  |                                                                                                                                                                                              |      |         |                    |                                 |
| Principal Office Address                                                                                                                                                    | BJ SCHILDER<br>3749 NORTH 1200 EAST<br>BUHL, ID 83316                                                                                                                                        |      |         |                    |                                 |
| 3. The mailing address of the principal office is:                                                                                                                          |                                                                                                                                                                                              |      |         |                    |                                 |
| Mailing Address                                                                                                                                                             | BJ SCHILDER<br>3749 N 1200 E<br>BUHL, ID 83316-6010                                                                                                                                          |      |         |                    |                                 |
| 4. Registered Agent Name and Address                                                                                                                                        |                                                                                                                                                                                              |      |         |                    |                                 |
| Registered Agent                                                                                                                                                            | Evan Roth<br>Registered Agent<br>Physical Address<br>236 RIVER VISTA PLACE<br>STE 301<br>TWIN FALLS, ID 83301<br>Mailing Address<br>236 RIVER VISTA PLACE<br>STE 301<br>TWIN FALLS, ID 83301 |      |         |                    |                                 |
| <input checked="" type="checkbox"/> 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>John E Schilder JR</td><td>3749 N 1200 E<br/>BULH, ID 83316</td></tr></tbody></table> |                                                                                                                                                                                              | Name | Address | John E Schilder JR | 3749 N 1200 E<br>BULH, ID 83316 |
| Name                                                                                                                                                                        | Address                                                                                                                                                                                      |      |         |                    |                                 |
| John E Schilder JR                                                                                                                                                          | 3749 N 1200 E<br>BULH, ID 83316                                                                                                                                                              |      |         |                    |                                 |
| Signature of Organizer:                                                                                                                                                     |                                                                                                                                                                                              |      |         |                    |                                 |
| <i>Evan Roth</i>                                                                                                                                                            | 01/09/2021                                                                                                                                                                                   |      |         |                    |                                 |
| Sign Here                                                                                                                                                                   | Date                                                                                                                                                                                         |      |         |                    |                                 |

BU001-0004127680 01/09/2021 9:02 AM RECEIVED BY ID SECRETARY OF STATE LAWRENCE DENNEY



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](mailto:southerninfo@idwr.idaho.gov) • Web: [idwr.idaho.gov](http://idwr.idaho.gov)

**Governor Brad Little**

**Director Gary Spackman**

September 27, 2021

SCHILDER PROPERTIES LLC  
3749 N 1200 E  
BUHL ID 83316-6010

Re: Change in Ownership & Notice of Security Interest for Water Right No(s): 47-4163B, 47-12841, 47-12960, 47-14255, 47-14824, 47-16784 & 47-16785

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 McFinney Agri-Finance LLC. 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: Mc Finney Agri-Finance LLC  
TitleOne, Burley (File #21397463)



**TitleOne**  
a title & escrow co.

Date: March 2, 2021

211 West 13th Street  
Burley, ID 83318  
Ph. (208) 881-0087  
Fx. (866) 582-7546  
www.titleonecorp.com

Idaho Department of Water Resources  
650 Addison Avenue West  
Suite 500  
Twin Falls, ID 83301

RECEIVED  
MAR 03 2021  
DEPT OF WATER RESOURCES  
SOUTHERN REGION

Escrow No. 21397463

Greetings,

Please find the following enclosed:

- TitleOne Check No. 33407 in the amount of \$175.00 for Notice of Security Interest
- Original executed Notice of Security Interest in a Water Right
- TitleOne Check No. 33411 in the amount of \$175.00 for Notice of Change Ownership
- Original executed Notice of Change in Water Right Ownership
- Copy of Warranty Deed recorded 02/25/21 as Instrument No. 2021004703, records of Twin Falls Co., ID
- Copy of Warranty Deed recorded 02/25/21 as Instrument No. 2021004704, records of Twin Falls Co., ID

Please make the necessary changes to your records to reflect new owner. Please send a receipted copy to TitleOne, Attn: Ashley Martinkus, PO Box 177, Burley, ID 83318.

Please feel free to contact us at the number above should you have any questions.

Best regards,  
TITLEONE

Ashley Martinkus  
Ag Escrow Assistant

AR/am  
Enc.