

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

JDWR
RECEIVED

JUL 26 2021

WATER RESOURCES
WESTERN 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?
57-2094F	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: AGENBROAD, DENNIS M

Name of current water right holder/claimant

3. New Owner(s)/Claimant(s): RESERVE RIDGE, LLC & GOULD FEEDER PROPERTIES, LLC

New owner(s) as listed on the conveyance document

Name connector

☒ and ☐ or

909 N ROBINSON BLVD

NAMPA

ID

83687

Mailing address

City

State

Zip

208-936-8446

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: 2018/12/06 2020/08/11
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.

SUPPORT DATA

IN FILE # 57-2094F

8. Signature:

Signature of new owner/claimant

Print name

Title, if applicable

Date

Signature:

Signature of new owner/claimant

Print name

Title, if applicable

Date

For IDWR Office Use Only:

Received by LE Date 07/26/2021 Receipt No. W049624 Receipt Amt. \$100.00

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 MW Processed by MW Date 10/14/2021



5680 E. Franklin Rd., Ste. 150
Nampa, ID 83687

ELECTRONICALLY RECORDED-DO NOT
REMOVE THE COUNTY STAMPED FIRST
PAGE AS IT IS NOW INCORPORATED AS
PART OF THE ORIGINAL DOCUMENT

File No. 732107 CH/TG

Instrument # 304304
MURPHY, OWYHEE, IDAHO
2020-08-11 02:12:19 No. of Pages: 3
Recorded for: PIONEER TITLE COMPANY/OWYHEE
ANGELA BARKELL Fee: \$15.00
Ex-Officio Recorder Deputy: map
Index To: DEED WARRANTY
Electronically Recorded by Simplifile

WARRANTY DEED

For Value Received Mitchell Lathrop, a married man as his sole and separate property
hereinafter referred to as Grantor, does hereby grant, bargain, sell, warrant and convey unto

Reserve Ridge, LLC, an Idaho limited liability company and
Gould Feeder Properties, LLC, an Idaho limited liability company

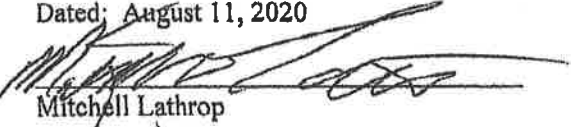
hereinafter referred to as Grantee, whose current address is 909 N Robinson Blvd Nampa, ID 83687

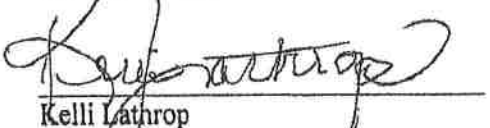
The following described premises, to-wit:

See Exhibit A attached hereto and made a part hereof.

To HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee(s), and Grantees(s) heirs and assigns forever. And the said Grantor(s) does (do) hereby covenant to and with the said Grantee(s), the Grantor(s) is/are the owner(s) in fee simple of said premises; that said premises are free from all encumbrances EXCEPT those to which this conveyance is expressly made subject and those made, suffered or done by the Grantee(s); and subject to U.S. Patent reservations, restrictions, dedications, easements, rights of way and agreements, (if any) of record, and current years taxes, levies, and assessments, includes irrigation and utility assessments, (if any) which are not yet due and payable, and that Grantor(s) will warrant and defend the same from all lawful claims whatsoever.

Dated: August 11, 2020


Mitchell Lathrop


Kelli Lathrop

By my signature above I am conveying my
homestead rights as set forth in the Idaho
Code Section 55-1007 and for no other
purpose as I have no interest in the subject
property.

304304

EXHIBIT A

PARCEL I:

A portion of Government Lot 3, Section 18, Township 1 South, Range 2 West, Boise Meridian, Owyhee County, Idaho and being more particularly described as follows:

COMMENCING at a found brass cap marking the Section Corner common to Section 18 and 19, Township 1 South, Range 2 West, Boise Meridian, Owyhee County, Idaho and Section 13 and 24, Township 1 South, Range 3 West, Boise Meridian, Owyhee County, Idaho; thence

North 0°00'25" West 1,317.68 feet (formerly North 0°00'29" West 1,317.66 feet) along the West line of Government Lot 4, Section 18 to a found railroad spike marking the South 1/16 corner of said Section 18 and also marking the Southwest corner of Government Lot 3, Section 18; thence continuing

North 0°00'25" West (formerly North 0°00'29" West) 660 feet along the West line of said Government Lot 3, Section 18 to a witness corner said witness corner being a set 1/2" iron pin with cap marked L.S. 7045; thence South 89°53'38" East 38.78 feet along a line parallel to and 660 feet North of the South line of said Government Lot 3 to a point marking the centerline of the Highline Canal, said point being witnessed by a set 1/2" iron pin with cap marked L.S. 7045 which bears

North 89°53'38" West 38.78 feet, said point also being the REAL POINT OF BEGINNING; thence continuing South 89°53'38" East 923.48 feet along said parallel line to a set 1/2" iron pin with cap marked L.S. 7045; thence South 0°00'37" West 660 feet to a set 1/2" iron pin with cap marked L.S. 7045 on the South line of said Government Lot 3, Section 18; thence

North 89°53'38" West 157.04 feet along the said South line of Government Lot 3, Section 18 to a point marking the centerline of the Highline Canal, said point being witnessed by a set 1/2" iron pin with cap marked L.S. 7045 which bears South 89°53'38" East 10 feet; thence continuing along the said centerline of the Highline Canal the following courses and distances:

North 24°56'27" West 134.93 feet to a point of curve; thence

Along a curve to the left 137.82 feet said curve having a central angle of 30°38'42" a radius of 257.67 feet, tangents of 70.60 feet and a long chord of 136.18 feet which bears North 40°15'48" West to a point of ending of curve; thence

North 55°35'09" West 677.34 feet to a point of curve; thence

Along a curve to the right 69.84 feet, said curve having a central angle of 9°33'22" a radius of 418.73 feet, tangents of 35 feet and a long chord of 69.76 feet which bears North 50°48'28" West to a point of ending of curve; thence North 46°01'47" West 11.89 feet to the POINT OF BEGINNING.

TOGETHER WITH the following described non-exclusive easements

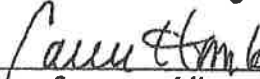
A strip of land being 60 feet wide 30 feet wide on each side of the North line of the South 660 feet of said Government Lot 3, Section 18, Township 1 South, Range 2 West, Boise Meridian, Owyhee County, Idaho except the East 330 feet of the North 30 feet of the said South 660 feet of Government Lot 3, Section 18, Township 1 South, Range 2 West, Boise Meridian, Owyhee County, Idaho and a strip of land being the North 60 feet of the South 720 feet of the West 125 feet of Government Lot 3, Section 18, Township 1 South, Range 2 West, Boise Meridian, Owyhee County, Idaho.

PARCEL II:

The East 330 feet of the South 660 feet of Government Lot 3 of Section 18, Township 1 South, Range 2 West, Boise Meridian, Owyhee County, Idaho EXCEPTING THEREFROM: Any portion thereof which may lie South and West of the High Line Canal.

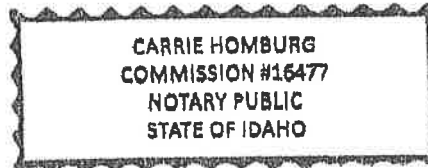
State of IDAHO, County of CANYON

This record was acknowledged before me on August 11, 2020 by Mitchell Lathrop & Kelli Lathrop



Signature of notary public

Commission Expires:



Residing at: Melba, ID
Commission Expires: 3/10/2021

WARRANTY DEED

Alliance Title & Escrow Corp. Order No.: 416298

FOR VALUE RECEIVED

Felipe Samaguey, a married man as his sole and separate property and Martha Bravo Gonzalez, also showing of record as Martha Samaguay, spouse of Grantor

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

Reserve Ridge, LLC, an Idaho Limited Liability Company as to an undivided 75% and Gould Feeder Properties, LLC, an Idaho Limited Liability as to an undivided 25%

whose current address is: 909 N. Robinson Blvd., Nampa, ID 83687

the grantees, the following described premises, in Owyhee County, Idaho, TO WIT:

The North 340 feet of the West 160 feet of Government Lot 3, Section 18, Township 1 South, Range 2 West, Boise Meridian, Owyhee County, Idaho.

EXCEPTING Therefrom any manufactured / mobile home(s) located thereon.

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee, heirs and assigns forever. And the said Grantor does hereby covenant to and with the said Grantee(s), that (s)he is/are the owner(s) in fee simple of said premises; that they are free from all encumbrances Except: Current Year Taxes, conditions, covenants, restrictions, reservations, easements, rights and rights of way, apparent or of record.

And that he will warrant and defend the same from all lawful claims whatsoever.

Dated: 12/16/18

Felipe Samaguey
Felipe Samaguey

Martha Bravo Gonzalez
Martha Bravo Gonzalez aka Martha Samaguey, as to her Homestead Interest

State of Idaho } ss
County of Canyon }

DECEMBER

On this 16 day of ~~November~~, 2018, before me, Teri Hays, a Notary Public in and for said state, personally appeared Felipe Samaguey, known or identified to me to be the person(s) whose name(s) is/are subscribed to the within Instrument and acknowledged to me that he/she/they executed same.

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

Teri Hays
Teri Hays
Notary Public for the State of Idaho
Residing at: Wilder
Commission Expires: 7/27/2023





IDAHO DEPARTMENT OF
WATER RESOURCES

Western Region • 2735 W Airport Way • Boise, ID 83705-5082

Phone: 208-334-2190 • Fax: 208-334-2348 • Email: westerninfo@idwr.idaho.gov • Web: idwr.idaho.gov

Governor Brad Little

Director Gary Spackman

October 14, 2021

RESERVE RIDGE LLC
909 N ROBINSON BLVD
NAMPA ID 83687-9511

Re: Change in Water Right Ownership: 57-2094 F (Split into 57-2094 F and **57-12076**),

Dear Water Right Holder(s):

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

Your portion of each water right(s) has a specified point of diversion, nature of use and place of use. If you plan to change the authorized point of diversion, nature of use, or place of use, including adding a new point of diversion, you must file an Application for Transfer of Water Right. If you do not plan to change any elements of your water right, then no further action is required at this time.

The portion of the water right retained by the original right holder retains the original water right number. The Department is sending the original right holder a copy of this letter and a computer-generated report showing the changes to the original water right.

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) 605-4632.

Sincerely,

Marcelina Williams
Water Resource Agent

Enclosure(s) :Proof Reports & Maps

Ccd: DENNIS M AGENBROAD



State of Idaho

DEPARTMENT OF WATER RESOURCES

Western Region • 2735 W AIRPORT WAY • BOISE, ID 83705-5082

Phone: (208)334-2190 • Fax: (208)334-2348 • Website: www.idwr.idaho.gov

Brad Little
Governor

Gary Spackman
Director

August 30, 2021

RESERVE RIDGE LLC
GOULD FEEDER PROPERTIES LLC
909 N ROBINSON BLVD
NAMPA ID 83687-9511

RE: Water Right No(s): 57-2094F

Dear Interested Parties:

The Department of Water Resources Western Office acknowledges receipt of your Notice of Change in Water Right Ownership.

Review of your Notice indicates that additional information is required before the Department can process the change. The information required is indicated below:

- ☐ Filing Fee of \$25 per water right
- ☐ Filing Fee of \$100 per water right for changes resulting from division of a water right
- ☐ Signature
- ☐ Notarized Signature for Assignment of Permit
- ☒ Evidence of Water Right Ownership: copy of Deed, Title Policy, Contract of Sale, or other legal document indicating your ownership of the property and/or water rights in question
- ☐ Evidence of Security Interest: copy of Deed of Trust, Mortgage, Contract of Sale or other legal document indicating your interest in the property and water rights in question
- ☐ Security Interest Expiration Date
- ☐ Legal Description of Property
- ☒ Map clearly showing the place of use for each water right to clarify division
- ☐ Plat of Property or Survey Map usually on file with the county
- ☐ USDA Farm Service Agency (formerly ASCS) Aerial Photo with irrigated acres outlined and point(s) of diversion clearly marked
- ☐ Description of Portion of Water Right resulting from division of water right

Evidence of water right ownership is required. Please provide legal documentation showing ownership from the current water right holder (Dennis M. Agenbroad) to the new owner/claimant. Also, please provide a map to clearly show the place of use for each water right to clarify division.

Because the Department cannot process the notice without the proper information, we will hold any action on your notice pending receipt of the necessary information. If we do not receive the necessary information within 30 days we will return your notice and all attachments and your notice will not be processed.

If you have any questions regarding this matter, please contact our office at (208) 334-2190.

Sincerely,

Western Regional Office
Idaho Department of Water Resources