

JUL 17 2020

WATER RESOURCES
WESTERN REGIONSTATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

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?
63-4005 E	Yes ☒	Yes ☐		Yes ☐	Yes ☐
63-4746	Yes ☒	Yes ☐		Yes ☐	Yes ☐
63-31773	Yes ☒	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: Mickelson Dave
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): Feather LLC
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or ☐ and/or
- PO Box 518 Meridian ID 83680
Mailing address City State ZIP
- 208 870 3021 8881852 @ 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: Approx 2002
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):
- ☐ \$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: Lee Centers Feather LLC Manager 7-15-2020
Signature of new owner/claimant Title, if applicable Date

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

For IDWR Office Use Only: CJ

Received by LE

Date

03/22/2021
07/17/2020

Receipt No.

W049221
W046522

Receipt Amt.

\$275.00
\$25.00Active 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 TSProcessed by TSDate 06/22/2021

RECEIVED

RECEIVED

OCT 09 2020

JUL 17 2020

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES
WATER RESOURCES
WESTERN REGIONWATER 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 #6 of the instructions.

Water Right/Claim No.	Split?	Leased to Water Supply Bank?	Water Right/Claim No.	Split?	Leased to Water Supply Bank?
63-4005 E	Yes ☐	☒		Yes ☐	Yes ☐
63-4746	Yes ☐	Yes ☐		Yes ☐	Yes ☐
63-31773	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: Nickelson Dave
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): Feather LLC
New owner(s) as listed on the conveyance document
- Mailing address: PO Box 518
208 870 3021
Telephone
- City: Meridian State: ID ZIP: 83680
Email: 8881852 @ G Mail. COM

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: Approx 2002

6. If the water right is leased to the Water Supply Bank changing ownership of a water right will reassign Supply Bank leases associated with the water right. Payment of revenue generated from any rental of a completed IRS Form W-9 for payment to be issued to an owner. A new owner for a water right under lease rights with multiple owners must specify a designated lessor, using a completed Lessor Designation form year following an acknowledged change in water right ownership, compensation for any rental will go to Please fill in water right # and return with deed

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 or document must include a legal description of the property or description of the water right(s) if no l.
- ☐ 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: Lee Centers Feather LLC Manager 7-15-2020
Signature of new owner/claimant Title, if applicable Date
- Signature: Lee C Manager 10-5-20
Signature of new owner/claimant Title, if applicable Date

For IDWR Office Use Only:

Received by LE Date 07/17/2020 Receipt No. W046522 Receipt Amt. \$25.00

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 _____ Date _____

RECEIVED

OCT 09 2020

WATER RESOURCES
WESTERN REGION

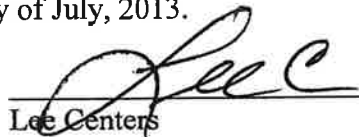
QUITCLAIM DEED

Instrument # 436998 # Pages: 2
ELMORE COUNTY, Idaho
Jul 25, 2013 10:35:00 am Fee: \$ 13.00
For: WILSON & MCCOLL
BARBARA STEELE, Recorder
DELLIS, Deputy

Lee Centers, a married man dealing in his sole and separate property (the "Grantor"), does hereby convey, release, remise and forever quitclaim unto Feather, LLC, an Idaho limited liability company, whose current address is P.O. Box 518, Meridian, Idaho 83680 (the "Grantee"), his interest in and to the following described property located in Elmore County, State of Idaho, more particularly described as follows, to wit:

See Exhibit A attached hereto.

DATED this 23rd day of July, 2013.



Lee Centers

STATE OF IDAHO)
 : ss.
County of Ada.)

On this 23rd day of July, 2013, before me, the undersigned, a Notary Public in and for said State, personally appeared Lee Centers, known and identified to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the 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.





Notary Public for Idaho
Residing at Boise, Idaho
Commission expires: 6/30/16

EXHIBIT "A"

A parcel of land lying in a portion of the NW1/4SE1/4 and the North 1/2 of Section 21, Township 3 North, Range 10 East, Boise Meridian, Elmore County, Idaho, said parcel lying adjacent to the north line of that certain tract of land more particularly described in Record of Survey Instrument Number 341376, records of the Elmore County Recorder, Mountain Home, Idaho, said parcel being more particularly described as follows:

Commencing at the Brass Cap marking the corner common to Sections 16, 15, 22 and 21, Township 3 North, Range 10 East, Boise Meridian, Elmore County, Idaho; thence N. 89°22'15" W. 2657.80 to the Brass Cap marking the 1/4 corner common to said Sections 16 and 21; thence, S. 00°14'38" E. 2493.69 feet to a point on said north line of Record of Survey Instrument Number 341376; thence, N. 63°30'23" W. 52.50 feet to an iron pin marking the POINT OF BEGINNING;

thence along the following courses and distances;

N. 78°23'18" E. 1634.24 feet to the northwest corner of Lot 7, Block 2, Featherville Acres Subdivision No. 1, records of the Elmore County Recorder, Mountain Home, Idaho:

Thence, S. 63°57'40" W. 1270.64 feet to an iron pin; thence, N. 63°30'23" W. 513.00 feet to the POINT OF BEGINNING.

RECEIVED

OCT 09 2020

WATER RESOURCES
WESTERN REGION

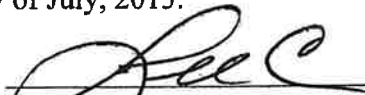
QUITCLAIM DEED

Instrument # 436999 # Pages: 2
ELMORE COUNTY, Idaho
Jul 25, 2013 10:35:01 am Fee: \$ 13.00
For: WILSON & MCCOLL
BARBARA STEELE, Recorder
DELLIS, Deputy

Lee Centers, a married man dealing in his sole and separate property (the "Grantor"), does hereby convey, release, remise and forever quitclaim unto Feather, LLC, an Idaho limited liability company, whose current address is P.O. Box 518, Meridian, Idaho 83680 (the "Grantee"), his interest in and to the following described property located in Elmore County, State of Idaho, more particularly described as follows, to wit:

See Exhibit A attached hereto.

DATED this 23rd day of July, 2013.



Lee Centers

STATE OF IDAHO)
 : ss.
County of Ada.)

On this 23rd day of July, 2013, before me, the undersigned, a Notary Public in and for said State, personally appeared Lee Centers, known and identified to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the 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.





Notary Public for Idaho
Residing at Boise, Idaho
Commission expires: 6/30/16

EXHIBIT A

LEGAL DESCRIPTION

A parcel of land lying in portions of U.S. Government Lots 4 and 5, Section 21, T3N, R10E, B.M. Elmore County, Idaho, said parcel being more particularly described as follows:

Commencing at the Brass Cap marking the corner common to Sections 16, 15, 22 and 21, T3N, R10E, B.M. Elmore County, Idaho;
thence, N 89°22'15" W, 2657.60 to the Brass Cap marking the 1/4 corner common to said Sections 16 and 21; thence, S 00°14'38" E, 3945.34 feet to the Brass Cap marking the center-south 1/16 corner of said Section 21, said point being the Point of Beginning; thence along the following courses and distances to iron pins;
N 89°48'18" W, 384.04 feet to the high water line of the South Fork Boise River;
Thence along said high water line the following courses and distances;
N 25°02'06" E, 215.02 feet;
thence, N 78°12'29" E, 12.47 feet;
thence, N 22°30'53" E, 124.69 feet;
thence, N 12°17'36" E, 91.10 feet;
thence, N 51°43'33" E, 143.79 feet;
thence, N 24°52'10" E, 77.33 feet;
thence, N 07°51'30" W, 61.37 feet;
thence, N 33°23'55" E, 96.64 feet;
thence, N 00°44'13" E, 94.72 feet;
thence, N 24°42'54" W, 139.53 feet;
thence, N 08°15'48" W, 170.86 feet;
thence, N 20°35'23" E, 109.04 feet;
thence, N 28°44'56" E, 137.22 feet;
thence, N 18°16'32" W, 166.96 feet;
thence leaving said high water line, S 63°30'21" E, 513.00 feet;
thence, N 63°57'40" E, 1270.64 feet to the Northwest corner of Lot 7, Block 2, Featherville Acres Subdivision No. 1, records of the Elmore County Recorder, Mountain Home, Idaho;
thence, S 07°51'34" W (formerly S 08°35'43" W), 502.08 feet to an angle point on the West line of Lot 8, said Block 2;
thence, S 15°11'39" W (formerly S 16°15'48" W), 235.52 feet to the southwest corner of said Lot 8, Block 2;
thence, S 82°26'28" W, 538.96 feet (formerly S 82°41'42" W, 536.91 feet) to the iron pin marking the Northwest corner of Lot 14, Block 2, No. 2 Amendment to the Plat of Featherville Acres Subdivision No. 1, records of the Elmore County Recorder, Mountain Home, Idaho;
thence, S 00°37'46" E, 1011.55 feet to the South 1/16 Line of said Section 21 and the Southwest corner of Lot 12, said Block 2, Featherville Acres Subdivision No. 1;
thence, N 89°48'18" W, 894.09 feet to the Point of Beginning.

SUBJECT TO:

Easement to Elmore County for Flood Control, in Book 42 of Miscellaneous Records at Page 160, records of the Elmore County Recorder, Mountain Home, Idaho.

ALSO SUBJECT TO:

Forest Road And Trail Act Public Road Easement, Instrument Number 277776, records of the Elmore County Recorder, Mountain Home, Idaho.

RECEIVED

OCT 09 2020

WATER RESOURCES
WESTERN REGION

QUITCLAIM DEED

Lee Centers and Dianne Centers, husband and wife (collectively the "Grantor"), do hereby convey, release, remise and forever quitclaim unto Feather, LLC, an Idaho limited liability company, whose current address is P.O. Box 518, Meridian, Idaho 83680 (the "Grantee"), their interest in and to the following described property located in Elmore County, State of Idaho, more particularly described as follows, to wit:

Lot 7, Block 2, Featherville Acres Subdivision No. 1, Elmore County, Idaho, according to the official plat thereof on file and of record in the office of the County Recorder of Elmore County, Idaho. Save and except all minerals in or under said land including but not limited to metals, oils, gas, coal, stone and mineral rights, mining rights and easements rights or other matters, relating thereto whether expressed or implied.

DATED this 23rd day of July, 2013.

Lee Centers

Dianne Centers

STATE OF IDAHO)

: ss.

County of Ada.)

On this 23rd day of July, 2013, before me, the undersigned, a Notary Public in and for said State, personally appeared Lee Centers and Dianne Centers, known and identified to me to be the persons whose names are subscribed to the within instrument, and acknowledged to me that they executed the 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.



Ronni Christianson
Notary Public for Idaho
Residing at Boise, Idaho
Commission expires: 6/30/16

ACCOMMODATION RECEIVED

FEB 18 2021

Instrument # 375275
Elmore County, Idaho
03:15pm Apr. 21, 2006
For: GUARANTY TITLE INC
No. of Pages: 2 Fee: \$6.00
GAIL L. BEST, Recorder
Deputy: DLE

WATER RESOURCES
WESTERN REGION

QUITCLAIM DEED

FOR VALUE RECEIVED, L.C. DEVELOPMENT, INC., AN IDAHO CORPORATION
does hereby convey, release, remise and forever quit claim unto LEE CENTERS, A
MARRIED MAN AS HIS SOLE & SEPARATE PROPERTY
whose current address is: P.O. BOX 518 MERIDIAN, ID 83642
the following described premises:

SEE EXHIBIT "A"

TO HAVE AND TO HOLD the said premises, unto the said grantees, heirs and assigns
forever.

Date: APRIL 18th, 2006

By: *Lee C*
L.C. DEVELOPMENT, INC.
BY: LEE CENTERS

State of Idaho)
County of Ada)

On this 18th day of APRIL, 2006, before me, the undersigned, a notary public in and
for said state, personally appeared LEE CENTERS, known to me to be the PRESIDENT
of the Corporation that executed this instrument and the person who executed the
instrument on behalf of said Corporation, and acknowledged to me that such Corporation
executed the 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.

Christy Gerber
Notary Public
Residing In MERIDIAN
Expires: 6/12/09



EXHIBIT "A"

A parcel of land lying in a portion of the NW1/4SE1/4 and the North 1/2 of Section 21, Township 3 North, Range 10 East, Boise Meridian, Elmore County, Idaho, said parcel lying adjacent to the north line of that certain tract of land more particularly described in Record of Survey Instrument Number 341376, records of the Elmore County Recorder, Mountain Home, Idaho, said parcel being more particularly described as follows:

Commencing at the Brass Cap marking the corner common to Sections 16, 15, 22 and 21, Township 3 North, Range 10 East, Boise Meridian, Elmore County, Idaho; thence N. $89^{\circ}22'15''$ W. 2657.80 to the Brass Cap marking the 1/4 corner common to said Sections 16 and 21; thence, S. $00^{\circ}14'38''$ E. 2493.69 feet to a point on said north line of Record of Survey Instrument Number 341376; thence, N. $63^{\circ}30'23''$ W. 52.50 feet to an iron pin marking the POINT OF BEGINNING;

thence along the following courses and distances;

N. $78^{\circ}23'18''$ E. 1634.24 feet to the northwest corner of Lot 7, Block 2, Featherville Acres Subdivision No. 1, records of the Elmore County Recorder, Mountain Home, Idaho:

Thence, S. $63^{\circ}57'40''$ W. 1270.64 feet to an iron pin; thence, N. $63^{\circ}30'23''$ W. 513.00 feet to the POINT OF BEGINNING.

ACCOMMODATION

RECEIVED

FEB 18 2021

WATER RESOURCES
WESTERN REGION

QUITCLAIM DEED

Instrument # 375276
Elmore County, Idaho
03:15pm Apr. 21, 2006
For: GUARANTY TITLE INC
No. of Pages: 2 Fee: \$6.00
GAIL L. BEST, Recorder
Deputy: DLE

FOR VALUE RECEIVED, L.C. DEVELOPMENT, INC., AN IDAHO CORPORATION
does hereby convey, release, remise and forever quit claim unto LEE CENTERS, A
MARRIED MAN AS HIS SOLE & SEPARATE PROPERTY
whose current address is: P.O. BOX 518 MERIDIAN, ID 83642
the following described premises:

SEE EXHIBIT "A"

TO HAVE AND TO HOLD the said premises, unto the said grantees, heirs and assigns
forever.

Date: APRIL 18th, 2006

By:


L.C. DEVELOPMENT, INC.
BY: LEE CENTERS

State of Idaho)
County of Ada)

On this 18th day of APRIL, 2006, before me, the undersigned, a notary public in and
for said state, personally appeared LEE CENTERS, known to me to be the PRESIDENT
of the Corporation that executed this instrument and the person who executed the
instrument on behalf of said Corporation, and acknowledged to me that such Corporation
executed the 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.


Notary Public
Residing In : MERIDIAN
Expires: 6/12/09



Exhibit "A"

LEGAL DESCRIPTION

A parcel of land lying in portions of U.S. Government Lots 4 and 5, Section 21, T3N, R10E, B.M. Elmore County, Idaho, said parcel being more particularly described as follows:

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thence along the following courses and distances to iron pins;
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Thence along said high water line the following courses and distances;
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thence, N 78°12'29" E, 12.47 feet;
thence, N 22°30'53" E, 124.69 feet;
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thence, N 51°43'33" E, 143.79 feet;
thence, N 24°52'10" E, 77.33 feet;
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thence, N 28°44'56" E, 137.23 feet;
thence, N 18°16'32" W, 156.96 feet;
thence leaving said high water line, S 63°30'23" E, 513.00 feet;
thence, N 63°57'40" E, 1270.64 feet to the Northwest corner of Lot 7, Block 2, Featherville Acres Subdivision No. 1, records of the Elmore County Recorder, Mountain Home, Idaho;
thence, S 07°51'34" W (formerly S 08°55'43" W), 502.08 feet to an angle point on the West line of Lot 8, said Block 2;
thence, S 15°11'39" W (formerly S 16°15'48" W), 235.52 feet to the Southwest corner of said Lot 8, Block 2;
thence, S 82°26'28" W, 538.96 feet (formerly S 82°41'42" W, 536.91 feet) to the iron pin marking the Northwest corner of Lot 14, Block 2, No. 2 Amendment to the Plat of Featherville Acres Subdivision No. 1, records of the Elmore County Recorder, Mountain Home, Idaho;
thence, S 00°37'46" E, 1011.55 feet to the South 1/16 Line of said Section 21 and the Southwest corner of Lot 12, said Block 2, Featherville Acres Subdivision No. 1;
thence, N 89°48'18" W, 894.09 feet to the Point of Beginning.

SUBJECT TO:

Easement to Elmore County for Flood Control, in Book 42 of Miscellaneous Records at Page 160, records of the Elmore County Recorder, Mountain Home, Idaho.

ALSO SUBJECT TO:

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AUG 31 2020

WATER RESOURCES
WESTERN REGION

Escrow No. 0300014613

NB

CORPORATE WARRANTY DEED

FOR VALUE RECEIVED

ELK VALLEY RANCH, INC., an Idaho corporation

a corporation organized and existing under the laws of the State of Idaho, with its principal office at
Featherville of County of Elmore, State of Idaho,

GRANTOR(s), does(do) hereby GRANT, BARGAIN, SELL AND CONVEY unto: L.C. DEVELOPMENT,
INC., an Idaho corporation

GRANTEES(s), whose current address is: PO Box 518, Meridian, ID 83642
the following described real property in Elmore County, State of Idaho,
more particularly described as follows, to wit:

See that attached Exhibit "A".

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee(s), and Grantee(s)
heirs and assigns forever. And the said Grantor(s) does(do) hereby covenant to and with the said Grantee(s), that

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 reservations, restrictions, dedications, easements, rights of way and agreements, (if
any) of record, and general taxes and assessments, (including irrigation and utility assessments, if any) for the
current year, which are not yet due and payable, and that Grantor(s) will warrant and defend the same from all
lawful claims whatsoever.

The officers who sign this deed hereby certify that this deed and the transfer represented thereby was duly
authorized under a resolution duly adopted by the board of directors of the Grantor at a lawful meeting duly held
and attended by a quorum.

In witness whereof, the Grantor has caused its corporate name to be hereunto affixed by its duly authorized
officers this 22 day of September, in the year of 2003.

Elk Valley Ranch, Inc.


by David Mickelsen
it's President

Instrument # 350677
Elmore County, Idaho
11:20am Sep. 24, 2003

For: GUARANTY TITLE INC

No. of Pages: 3 Fee: \$9.00
GAIL L. BEST, Recorder
Deputy: DLE

Notary Acknowledgment - see page 2

WARRANTY DEED - NOTARY ACKNOWLEDGMENT

State of Idaho, County of Ada, ss.

On this 22 day of September in the year of 2003, before me, the undersigned, a Notary Public in and for said State, personally appeared David Mickelsen known or identified to me to be the President of the corporation that executed the instrument or the person(s) who executed the instrument on behalf of said corporation, and acknowledged to me that such corporation executed the same.

Nancilee Boslau
Notary Public

Residing at:

My commission expires:

Residing in Mondak, Idaho
Commission expires 11-12-04



CASE NO.: 03-1204

LEGAL DESCRIPTION

A parcel of land lying in a portion of the NW1/4SE1/4 and the North 1/2 of Section 21, Township 3 North, Range 10 East, Boise Meridian, Elmore County, Idaho, said parcel lying adjacent to the north line of that certain tract of land more particularly described in Record of Survey Instrument Number 341376, records of the Elmore County Recorder, Mountain Home, Idaho, said parcel being more particularly described as follows:

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N. 78°23'18" E. 1634.24 feet to the northwest corner of Lot 7, Block 2, Featherville Acres Subdivision No. 1, records of the Elmore County Recorder, Mountain Home, Idaho; Thence, S. 63°57'40" W. 1270.64 feet to an iron pin; thence, N. 63°30'23" W. 513.00 feet to the POINT OF BEGINNING.



FEB 18 2021

WATER RESOURCES
WESTERN REGION*Accomodation***BARGAIN AND SALE DEED**

This Indenture, made the 18th day of March, 2003 between Building Exchange Company, a Virginia Corporation the party of the first part and LC Development, Inc., the party, of the second part, whose address is PO Box 518, Meridian, Idaho 83680,

Witnesseth, That the said party of the first part, for and in consideration of the sum of Ten Dollars, lawful money of the United States of America, to Building Exchange Company in hand paid by the said party of the second part, the receipt whereof is hereby acknowledge; has granted, bargained, sold and conveyed, and by these presents do hereby grant, bargain, sell and convey unto the said party of the second part, and to heirs and assigns, forever, all right title and interest in that certain piece or parcel of land situate, lying and being in the County of Elmore, State of Idaho, particularly described as follows, to-wit:

See Exhibit "A" attached hereto

together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof; and also all the estate, right, title, interest, property, possession, claim and demand whatsoever, as well in law as in equity, of the said party of the first part, of, in or to the said premises, and every part and parcel thereof, with the appurtenances.

To have and to hold, all and singular the said premises, together with the appurtenances, unto the said party of the second part and to their heirs and assigns forever.

In witness whereof, the said party of the first part has hereunto set his hand and seal this 18th day and year first above written.



Chris M. Conrad
Vice President
Building Exchange Company

ACKNOWLEDGEMENT - Corporate

STATE OF Idaho County of Ada ss.

On this 18th day of MARCH
in the year of 2003 before me, the undersigned, a Notary

Public in and for said State, personally appeared
Chris M. Conrad
known or identified to me to be the Vice President

of the corporation that executed the instrument
or the person who executed the instrument on behalf of said corporation, and
acknowledged to me that such corporation executed the same.

Signature: Debbie Andrews
Name: Debbie Andrews
(type or print)

Residing at: Boise, Idaho

My commission expires: 10/14/03

Instrument # 344599
Elmore County, Idaho
01:52pm Mar. 26, 2003
For: GUARANTY TITLE INC
No. of Pages: 2 Fee: \$6.00
GAIL L. BEST, Recorder
Deputy: DLE



Exhibit "A"

LEGAL DESCRIPTION

A parcel of land lying in portions of U.S. Government Lots 4 and 5, Section 21, T3N, R10E, B.M. Elmore County, Idaho, said parcel being more particularly described as follows:

Commencing at the Brass Cap marking the corner common to Sections 16, 15, 22 and 21, T3N, R10E, B.M. Elmore County, Idaho;
thence, N 89°22'15" W, 2657.80 to the Brass Cap marking the 1/4 corner common to said Sections 16 and 21; thence, S 00°14'38" E, 3945.34 feet to the Brass Cap marking the Center-South 1/16 corner of said Section 21, said point being the Point of Beginning; thence along the following courses and distances to iron pins;
N 89°48'18" W, 384.04 feet to the high water line of the South Fork Boise River;
Thence along said high water line the following courses and distances;
N 25°02'06" E, 215.02 feet;
thence, N 78°12'29" E, 12.47 feet;
thence, N 22°30'53" E, 124.69 feet;
thence, N 12°17'36" E, 91.10 feet;
thence, N 51°43'33" E, 143.79 feet;
thence, N 24°52'10" E, 77.33 feet;
thence, N 07°51'30" W, 61.37 feet;
thence, N 33°23'55" E, 96.64 feet;
thence, N 00°44'33" E, 94.72 feet;
thence, N 24°42'54" W, 139.53 feet;
thence, N 08°15'48" W, 170.86 feet;
thence, N 20°35'23" E, 109.04 feet;
thence, N 28°44'56" E, 137.23 feet;
thence, N 18°16'32" W, 166.96 feet;
thence leaving said high water line, S 63°30'23" E, 513.00 feet;
thence, N 63°57'40" E, 1270.64 feet to the Northwest corner of Lot 7, Block 2, Featherville Acres Subdivision No. 1, records of the Elmore County Recorder, Mountain Home, Idaho;
thence, S 07°51'34" W (formerly S 08°55'43" W), 502.08 feet to an angle point on the West line of Lot 8, said Block 2;
thence, S 15°11'39" W (formerly S 16°15'48" W), 235.52 feet to the Southwest corner of said Lot 8, Block 2;
thence, S 82°26'28" W, 538.96 feet (formerly S 82°41'42" W, 536.91 feet) to the iron pin marking the Northwest corner of Lot 14, Block 2, No. 2 Amendment to the Plat of Featherville Acres Subdivision No. 1, records of the Elmore County Recorder, Mountain Home, Idaho;
thence, S 00°37'46" E, 1011.55 feet to the South 1/16 Line of said Section 21 and the Southwest corner of Lot 12, said Block 2, Featherville Acres Subdivision No. 1;
thence, N 89°48'18" W, 894.09 feet to the Point of Beginning.

SUBJECT TO:

Easement to Elmore County for Flood Control, in Book 42 of Miscellaneous Records at Page 160, records of the Elmore County Recorder, Mountain Home, Idaho.

ALSO SUBJECT TO:

Forest Road And Trail Act Public Road Easement, Instrument Number 277776, records of the Elmore County Recorder, Mountain Home, Idaho.

RECEIVED

AUG 31 2020

WATER RESOURCES
WESTERN REGION

AGREEMENT TO TRANSFER WATER RIGHTS

In connection with the conveyance of that certain real property located in Elmore County, Idaho and more particularly described in Exhibit A attached hereto, Mickelsen Farms, Inc. does hereby transfer and convey to L.C. Development any and all water rights, water permits, water licenses, water certificates and rights to receive water which are appurtenant to the hereinabove described real property and further agrees to cooperate with L.C. Development in effecting the transfer of the same, including, without limitation, execution of any documents as may be required by the Idaho Department of Water Resources.

DATED This 9th day of December, 2002.

MICKELSEN FARMS, INC.

By:



DAVID MICKELSEN, President



RECEIVED

MAR 15 2021

WATER RESOURCES
WESTERN REGION

Instrument # 341509
Elmore County, Idaho
11:02am Dec. 10, 2002
For: GUARANTY TITLE INC
No. of Pages: 4 Fee: \$12.00
GAIL L. BEST, Recorder
Deputy: DAC

Escrow No. 02-1005

CORPORATE WARRANTY DEED**FOR VALUE RECEIVED**

ELK VALLEY RANCH, INC., an Idaho Corporation

a corporation organized and existing under the laws of the State of Idaho, with its principal office at
HC 87 Box 439 Pine, ID 83647 of County of Elmore, State of Idaho,

GRANTOR(s), does(do) hereby GRANT, BARGAIN, SELL AND CONVEY unto: **BUILDING EXCHANGE
COMPANY, a Virginia Corporation**

GRANTEES(s), whose current address is: 1750 Front Street, Boise, ID 83702
the following described real property in Elmore County, State of Idaho,
more particularly described as follows, 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 Grantee(s)
heirs and assigns forever. And the said Grantor(s) does(do) hereby covenant to and with the said Grantee(s), that

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 reservations, restrictions, dedications, easements, rights of way and agreements, (if
any) of record, and general taxes and assessments, (including irrigation and utility assessments, if any) for the
current year, which are not yet due and payable, and that Grantor(s) will warrant and defend the same from all
lawful claims whatsoever.

The officers who sign this deed hereby certify that this deed and the transfer represented thereby was duly
authorized under a resolution duly adopted by the board of directors of the Grantor at a lawful meeting duly held
and attended by a quorum.

In witness whereof, the Grantor has caused its corporate name to be hereunto affixed by its duly authorized
officers this 10th day of December, in the year of 2002.

Elk Valley Ranch, Inc.-


by David Mickelson
it's president



READ & APPROVED:



DATE: _____

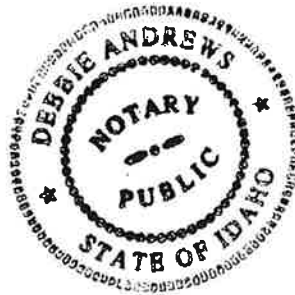
Notary Acknowledgment -- see page 2

WARRANTY DEED - NOTARY ACKNOWLEDGMENT

State of Idaho, County of Ada, ss.

On this 6th day of December in the year of 2002, before me, the undersigned, a Notary Public in and for said State, personally appeared David R. Mickelsen known or identified to me to be the president of the corporation that executed the instrument or the person(s) who executed the instrument on behalf of said corporation, and acknowledged to me that such corporation executed the same.

Debbie Andrews
Debbie Andrews
Residing at Boise, Idaho
My commission expires: 10/14/03



READ & APPROVED:

BY Lee

BY: _____

DATE: _____

CPM

**PROPERTY DESCRIPTION FOR
DAVE MICKELSEN TO
LEE CENTERS**

A parcel of land lying in a portion of the SE ¼ NE ¼ and portions of Government Lots 4 and 5, Section 21, T.3N., R.10E., B.M., Elmore County, Idaho, said parcel being more particularly described under Record of Survey Instrument Number _____, records of the Elmore County Recorder, Mountain Home, Idaho, said parcel being more particularly described as follows:

Commencing at the Brass Cap marking the corner common to Sections 16, 15, 22, and 21, T.3N., R.10E., B.M., Elmore County, Idaho; thence, N.89°22'15"W. 2657.80 to the Brass Cap marking the ¼ corner common to said Sections 16 and 21; thence, S.00°14'38"E. 3945.34 feet to the Brass Cap marking the Center-South 1/16 corner of said Section 21, said point being the *point of beginning*;

thence along the following courses and distances to iron pins:

N.89°48'18"W. 384.04 feet to the high water line of the South Fork Boise River;

Thence along said high water line the following courses and distances:

N.25°02'06"E. 215.02 feet;

thence, N.78°12'29"E. 12.47 feet;

thence, N.22°30'53"E. 124.69 feet;

thence, N.12°17'36"E. 91.10 feet;

thence, N.51°43'33"E. 143.79 feet;

thence, N.24°52'10"E. 77.33 feet;

thence, N.07°51'30"W. 61.37 feet;

thence, N.33°23'55"E. 96.64 feet;

thence, N.00°44'33"E. 94.72 feet;

thence, N.24°42'54"W. 139.53 feet;

thence, N.08°15'48"W. 170.86 feet;

thence, N.20°35'23"E. 109.04 feet;

thence, N.28°44'56"E. 137.23 feet;

thence, N.18°16'32"W. 166.96 feet;

thence leaving said high water line, S.63°30'23"E. 513.00 feet;

thence, N.63°57'40"E. 1270.64 feet to the northwest corner of Lot 7, Block 2, Featherville Acres Subdivision No. 1, records of the Elmore County Recorder, Mountain Home, Idaho;

thence, S.07°51'34"W. (formerly S.08°55'43"W.) 502.08 feet to an angle point on the west line of Lot 8, said Block 2;

thence, S.15°11'39"W. (formerly S.16°15'48"W.) 235.52 feet to the southwest corner of said Lot 8, Block 2;

thence, S.82°26'28"W. 538.96 feet (formerly S.82°41'42"W. 536.91 feet) to the iron pin marking the northwest corner of Lot 14, Block 2, No. 2 Amendment to the Plat of Featherville Acres Subdivision No. 1, records of the Elmore County Recorder, Mountain Home, Idaho;

READ & APPROVED:

BY: Lee

DATE: _____

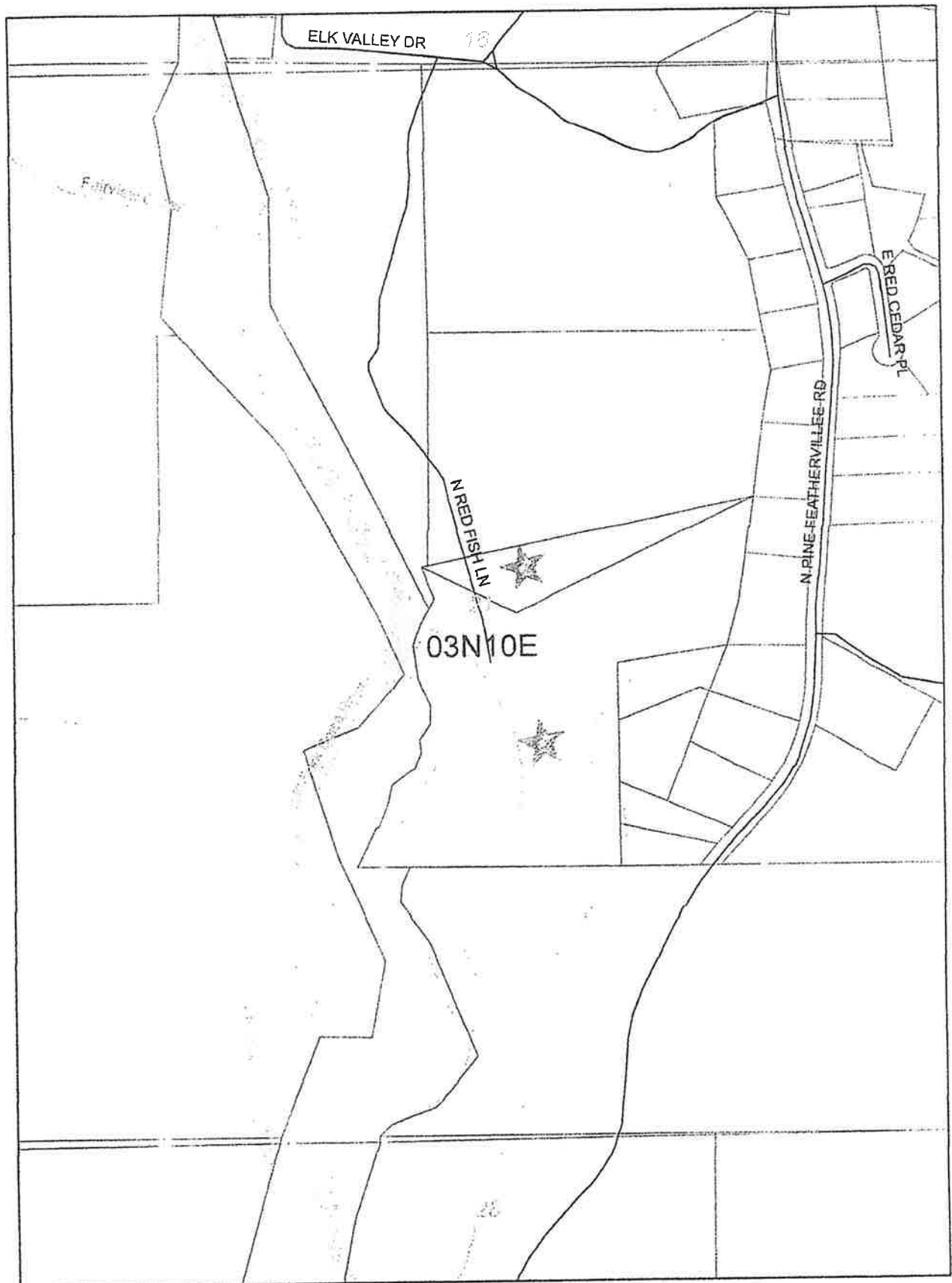
thence, S.00°37'46''E. 1011.55 feet to the South 1/16 Line of said Section 21 and the southwest corner of Lot 12, said Block 2, Featherville Acres Subdivision No. 1;
thence, N.89°48'18''W. 894.09 feet to the *point of beginning*, said parcel containing 40.00 acres.

SUBJECT TO:

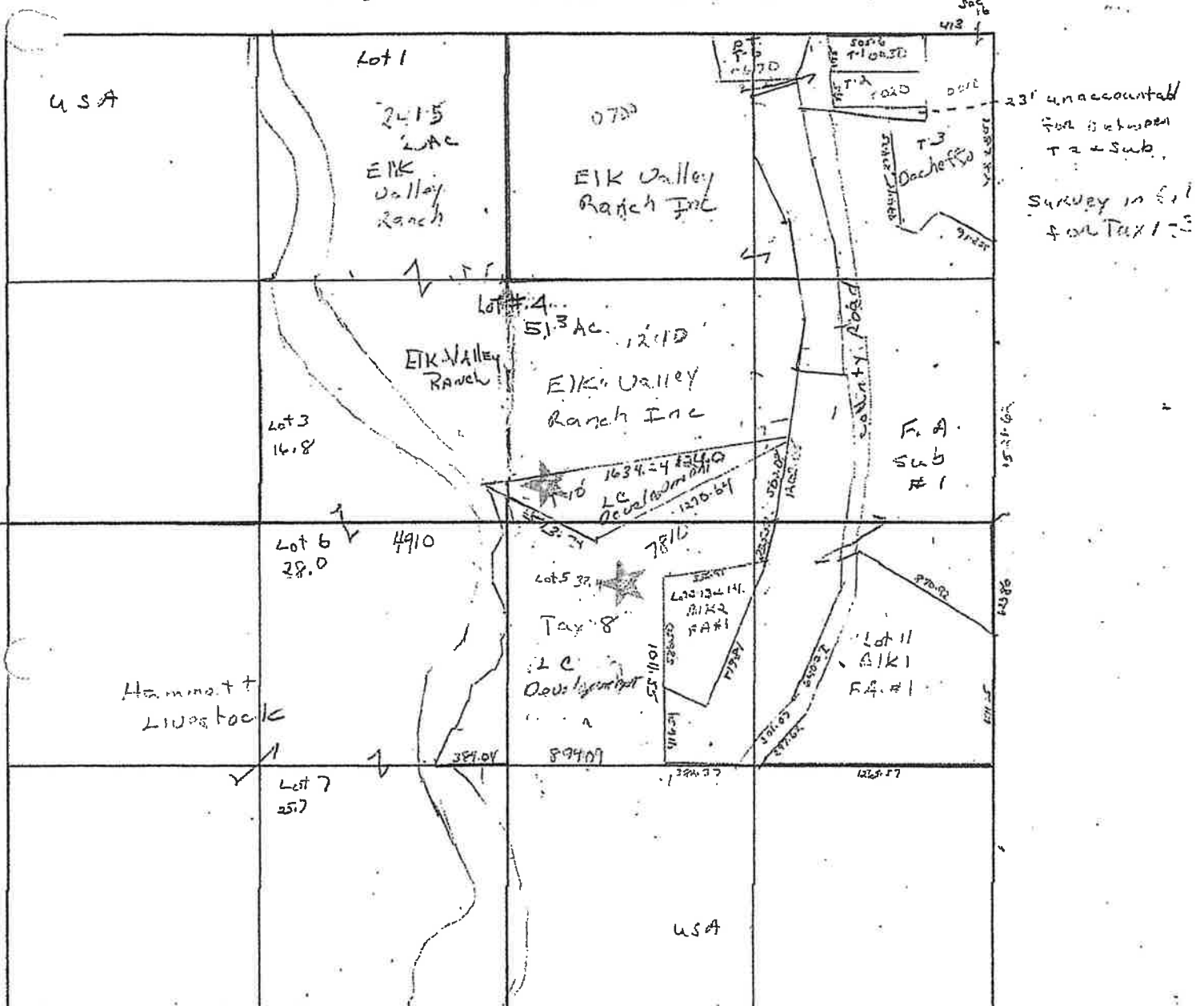
Easement To Elmore County for Flood Control, Instrument Number _____,
records of the Elmore County Recorder, Mountain Home, Idaho.

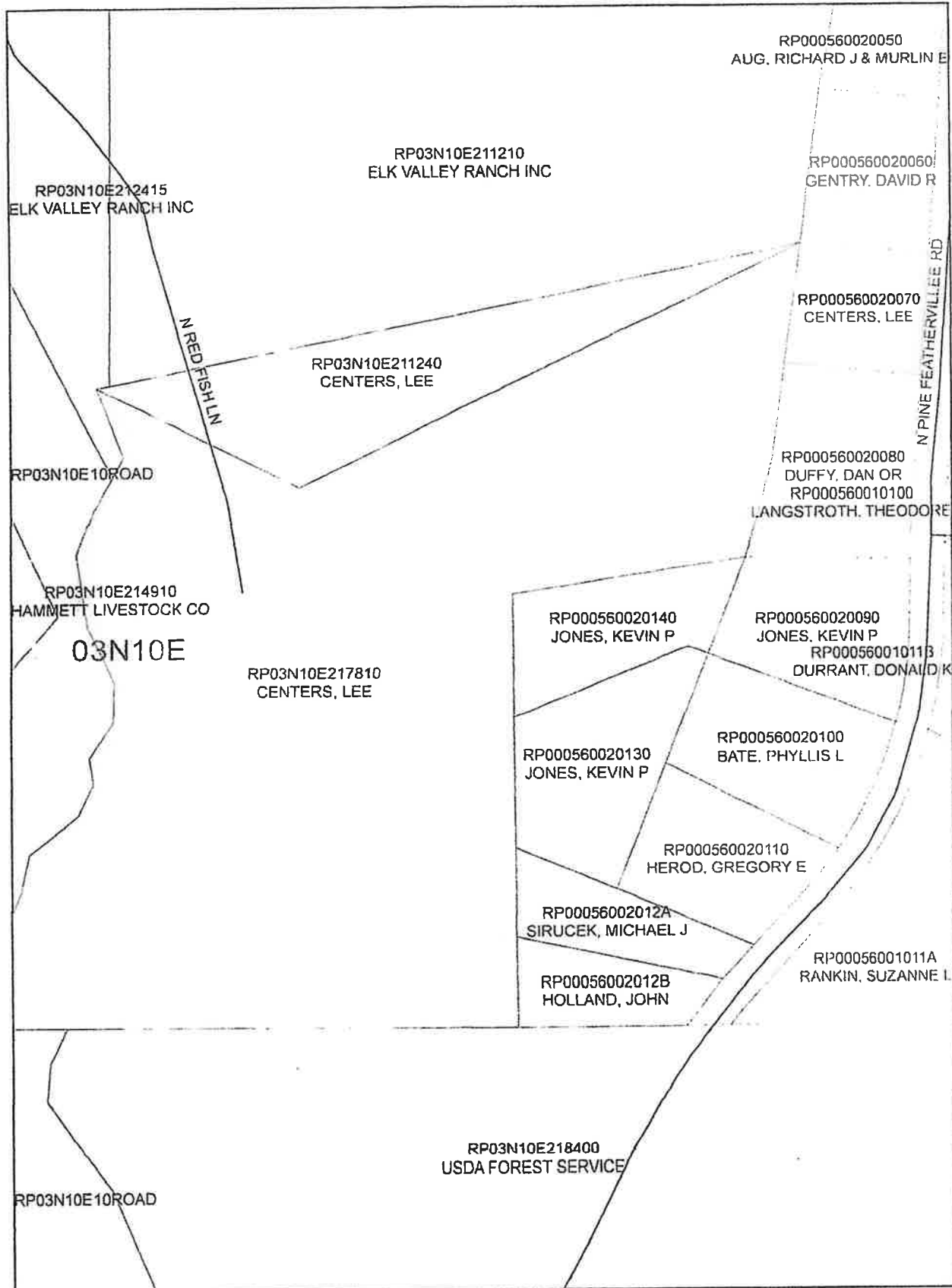
ALSO SUBJECT TO:

Forest Road And Trail Act Public Road Easement, Instrument Number 277776, records
of the Elmore County Recorder, Mountain Home, Idaho.



Section 21 Township 3N Range 10E E







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 11, 2021

FEATHER LLC
PO BOX 518
MERIDIAN ID 83680-0518

Re: Change in Water Right Ownership:

63-4005E (split into 63-35046), 63-4746 (split into 63-35065), 63-31773 (split into 63-35066)

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 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) 334-2190.

Sincerely,

Lynne Evans
Office Specialist II

Enclosure(s)

c: ELK VALLEY RANCH INC

M E M O R A N D U M

Date: 6/22/2021
To: Water Right File 63-4005E, 63-4746, 63-31773, 63-35064, 63-35065 & 63-35066
From: Tyler Smith
Re: Ownership Change for WR's 63-4005E, 63-4746 and 63-31773

Ownership change, including the splitting of water right no. 63-4005E, 63-4746 and 63-31773 resulting in:

WR 63-4005E to:

63-4005E (ELK VALLEY RANCH INC)

63-35064 (FEATHER LLC)

WR 63-4746 to:

63-4746 (ELK VALLEY RANCH INC)

63-35065 (FEATHER LLC)

WR 63-31773 to:

63-31773 (ELK VALLEY RANCH INC)

63-35066 (FEATHER LLC)

Evans, Lynne

From: Evans, Lynne
Sent: Wednesday, February 17, 2021 4:32 PM
To: 'L2 HOMES'
Subject: RE: Centers--Feather LLC. Water Rights.
Attachments: Lee Centers Agreement to Transfer Incomplete.pdf

Hi Cody,

I just finished up reviewing the Feather LLC water right application, with the documents you sent me in October and a couple of documents Lee sent me previously, and here's the news:

1. It looks like all three water rights will need to be split, as their place of use area falls at least partially outside of Feather's parcels. Lee originally submitted a \$25 fee; water rights are \$25 each for a non-split right, or \$100 each for a split right. The remaining fee due to process these three rights is \$275.
2. The chain of title for Feather's parcels is incomplete, and we'll need a bit more documentation. When quitclaim deeds are used, we need additional chain of title back to the water right owner of record, since quitclaim deeds don't include any warranties or guarantees against prior sale. Here's a breakdown of the documents we have, and the documents we need:
 - a. For the 5.9 acre parcel, RP03N10E211240:
 - i. We have a copy of the 2003 Corporate Warranty Deed from Elk Valley Ranch to L.C. Development, and a copy of the 2013 Quitclaim Deed from Lee Centers to Feather LLC.
 - ii. We need a copy of the deed transferring ownership from L.C. Development to Lee Centers (or any other conveyances in between the previous two.)
 - b. For the 40 acre parcel, RP03N10E217810:
 - i. We have a copy of the 2013 Quitclaim Deed from Lee Centers to Feather LLC.
 - ii. We need a copy of any deeds in the chain of title leading back to Elk Valley Ranch, the current water right owner of record.
 - c. For the 2 acre parcel, Lot 7 of Block 2 of Featherville Acres:
 - i. No water rights apply to this parcel, so we don't need any additional documentation for it.
3. Lee also sent me an Agreement to Transfer Water Rights (attached) dated 2002, from Mickelsen Farms to L.C. Development, but the document is incomplete. It references an Exhibit A describing the related property, but no Exhibit A was included in the copy he emailed me. The document is also not notarized or recorded. Since this document doesn't explicitly grant any specific water rights, only those that relate to the property, I don't think we'll need it to continue processing, but if you are able to track down a complete copy, it may be useful for me to add to the file.

Again, I apologize for the delay on processing for this ownership change. If you or Lee can get the above documents to me (by mail or email) and a check for the remaining fee, I'll get this one immediately over to one of our agents to process the split and wrap it up. Please let me know if you have any questions.

Have a great day,

Lynne Evans | Office Specialist II
IDWR-Western Region
2735 W Airport Way, Boise ID 83705



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 18, 2020

FEATHER LLC
PO BOX 518
MERIDIAN ID 83680

RE: Change in Water Right Ownership

Dear Interested Parties:

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

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

- Corrected form showing water right number(s) to be changed
- 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
- Legal Description of Property

Because the Department cannot process the Notice without proper documentation, 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.

Also, please note that permit holders are required to report any change of ownership and/or mailing address to the Department within 120 days of the change. Failure to report these changes could result in a \$100 late filing fee. Forms to assign ownership or update your address are available from any office of the Department or on the Department's website.

If you have any questions regarding this matter, please contact me at (208) 605-4622.

Sincerely,

Lynne Evans
Office Specialist II

Enclosure