

JAN 30 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?
78-7397 well	Yes ☒	Yes ☐		Yes ☐	Yes ☐
78-7050 irr	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: William A. Carter & Mary E. Carter - James Vaughn, Daniel Vaughn
 Name of current water right holder/claimant Cynthia Sangster
3. New Owner(s)/Claimant(s): James Vaughn Estate, Daniel & Paula Vaughn & Cynthia Sangster
 New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or ☒ and/or

P.O. Box 1301

Mailing address

Riggins

City

Id

State

83549

ZIP

208-628-3215

Telephone

Cindy.s.v.sang@gmail.com

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: 6-21-2010

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.

SUPPORT DATA

IN FILE # 78-7050

- ☐ 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]

Signature of new owner/claimant

Title, if applicable

Date

Signature: [Signature]

Signature of new owner/claimant

Title, if applicable

Date

1-22-2020

For IDWR Office Use Only:

Received by LE Date 2/15/2020Receipt No. W048028Receipt Amt. \$50Active 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

Receipt #2 LE

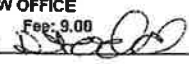
2/17/2020

W048030 \$75.00

Refunded both \$125.00
03/15/2021

472870

Instrument # 472870

IDAHO COUNTY, IDAHO,
6-25-2010 08:58:14 No. of Pages: 3
Recorded for : BOHNER LAW OFFICE
ROSE E. GEHRING Fee: 9.00
Ex-Officio Recorder Deputy 

PERSONAL REPRESENTATIVE'S DEED

THIS DEED, made by JAMES R. VAUGHN, DANIEL L. VAUGHN and CYNTHIA S. SANGSTER, as Co-Personal Representatives of the Estate of MARY E. CARTER, deceased, hereinafter referred to as "Grantor," to JAMES R. VAUGHN, DANIEL L. VAUGHN and CYNTHIA S. SANGSTER, surviving children of MARY E. CARTER, deceased, as tenants in common, all of her interest therein, hereinafter collectively referred to as "Grantee," whose address for the purpose of this Deed is 687 Old Pollock Road, Riggins, Idaho 83649

WHEREAS, Grantors are the qualified Co-Personal Representatives of said estate, filed as Probate Number CV 39935 in the Magistrate Division of the District Court of the Second Judicial District of the State of Idaho, in and for the County of Idaho;

THEREFORE, for valuable consideration received, Grantor does hereby release and convey to Grantee the following described real property in Idaho County, Idaho:

All that portion of the Southwest One-quarter of the Southeast One-quarter (SW1/4SE1/4) of Section Five (5), Township 23 North, Range One (1), East of the Boise Meridian, in Idaho County, Idaho, sometimes referred to as the Idaho County Assessor's Tax No. 56 less Tax No. 117, more particularly described as follows:

Commencing at the One-quarter corner common to Sections Five (5) and Eight (8) of said township and range; thence, East 524.3 feet; thence, North 29°46' West, 294.1 feet to the True Point of Beginning;

Thence, North 29°46' West, 294.1 feet;

Thence, North 60°14' East, 132.0 feet to the westerly line of State Highway No. 95;

Thence, South 29°46' East, 294.1 feet;

Thence, South 60° 14' West, 132.0 feet to the True Point of Beginning;

Together with all water rights and appurtenances.

LESS, that parcel sometimes referred to as the Idaho County Assessor's Tax No. 117 commencing at the One-quarter corner common to Sections Five (5) and Eight (8) of said township and range; thence, East 524.3 feet; thence, North 29°46' West, 294.1 feet to the True Point of Beginning;

 NOTARY PUBLIC for IDAHO
 Residing at _____
 My Commission Expires: 3-13-2013

STATE OF Georgia)
County of Morgan)

ss:

On this 21st day of June, 2010, before me, the undersigned, a Notary Public in and for said State, personally appeared DANIEL L. VAUGHN, known to me to be one of the Co-Personal Representatives of the Estate of Mary E. Carter, the person whose name is subscribed to the within and foregoing instrument as Co-Personal Representative of the Estate of Mary E. Carter, 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 first above written.

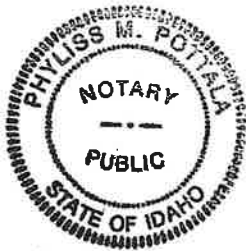
Deborah Luan Handeman
Deborah Luan Handeman
NOTARY PUBLIC for GA
Residing at MAOISON
My Commission Expires: Nov. 24, 2013

STATE OF IDAHO)
County of Idaho)

ss:

On this 16 day of June, 2010, before me, the undersigned, a Notary Public in and for said State, personally appeared CYNTHIA S. SANGSTER, known to me to be one of the Co-Personal Representatives of the Estate of Mary E. Carter, the person whose name is subscribed to the within and foregoing instrument as Co-Personal Representative of the Estate of Mary E. Carter, and acknowledged to me that she executed the same.

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



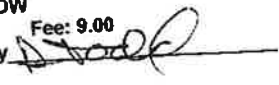
Phyliss M Pottala
NOTARY PUBLIC for IDAHO
Residing at Glengville Id 83530
My Commission Expires: June 30 2015

468803

Instrument # 468803

IDAHO COUNTY, IDAHO,
9-16-2009 11:17:58 No. of Pages: 3

Recorded for : DALE LUPLOW
ROSE E. GEHRING

Fee: 9.00
Ex-Officio Recorder Deputy 

PERSONAL REPRESENTATIVE'S DEED

MARY E. CARTER, as Personal Representative of the Estate of William A. Carter, also known as William Carter, Deceased, which estate is being probated as Case No. CV-09-39285 of the Second Judicial District of the State of Idaho, in and for the County of Idaho, hereinafter referred to as Grantor, does hereby transfer, convey, and assign unto **MARY E. CARTER**, a widow, outright and not in trust, as her sole and separate property, whose address P.O. Box 1301, Riggins, ID 83549, all of the said estate's and the said decedent's right, title and interest in and to the following described real property, to-wit:

All that portion of the Southwest One-quarter of the Southeast One-quarter (SW1/4SE1/4) of Section Five (5), Township 23 North, Range One (1), East of the Boise Meridian, in Idaho County, Idaho, sometimes referred to as the Idaho County Assessor's Tax No. 56 less Tax No. 117, more particularly described as follows:

Commencing at the one-quarter corner common to Sections Five (5) and Eight (8) of said township and range; thence, East 524.3 feet; thence, North 29° 46' West, 294.1 feet to the True Point of Beginning;

thence, North 29° 46' West, 294.1 feet;
thence, North 60° 14' East, 132.0 feet to the westerly line of State Highway No. 95;
thence, South 29° 46' East, 294.1 feet;
thence, South 60° 14' West, 132.0 feet to the True Point of Beginning,
together with all water rights and appurtenances

LESS, that parcel sometimes referred to as the Idaho County Assessor's Tax No. 117 commencing at the one-quarter corner common to Sections Five (5) and Eight (8) of said township and range; thence, East 524.3 feet;
thence, North 29° 46' West, 294.1 feet to the True Point of Beginning;

457759

Instrument # 457759

IDAHO COUNTY, IDAHO,

2007-10-16

10:40:00 No. of Pages: 3

Recorded for : DALE LUPLOW

ROSE E. GEHRING

Ex-Officio Recorder Deputy

Fee: 9.00

WARRANTY DEED

FOR VALUE RECEIVED, WILLIAM A. CARTER and MARY E. CARTER, husband and wife, whose address is P.O. Box 1301, Riggins, ID 83549, hereinafter jointly referred to as Grantors, do hereby transfer, bargain, sell, convey and assign unto DANIEL L. VAUGHN and PAULA C. VAUGHN, husband and wife, whose address is 1606 Four Lakes Drive, Madison, GA 30650, all the said Grantors' right, title and interest in and to the following described real property, to-wit:

A tract of land, sometimes referred to as the Idaho County Assessor's Tax Number 164, located in the Southwest One-quarter of the Southeast One-quarter (SW1/4SE1/4) of Section Five (5), Township 23 North, Range One (1) East of the Boise Meridian, Idaho County, State of Idaho, more particularly described as follows:

Commencing at the Southeast section corner for said Section Five (5); thence, North 89° 58' 11" West, 2,618.34 feet to the South One-quarter corner for said Section Five (5), the basis of bearing; thence, North 31° 02' 25" East, 672.08 feet to the True Point of Beginning situate on the Westerly right-of-way line for Old Highway No. 95, Project No. F.A.P. 9G, a monument;
thence, along said right-of-way line being 33 feet westerly at a right angle and parallel to the centerline of said Old Highway No. 95, North 29° 26' 00", West, 62.36 feet to a 988.0 foot radius curve right (long chord is 561.24 feet on a bearing of North 12° 56' West) opposite centerline Station P.C. 156+12.1;
thence, along a short chord for said curve North 28° 03' 02" West, 47.66 feet to a monument;
thence, leaving said right of way line South 60° 14' 00" West, 133.79 feet to a monument;
thence, South 29° 46' 00" East, 110.00 feet to a monument common to the Northwest corner of the Idaho County Assessor's Tax No. 31;
thence, along the North line of said Assessor's Tax No. 31, North 60° 14' 00" East 132.00 feet to a point which is common to the Northeast corner for said Assessor's Tax No. 31 and the True Point of Beginning.

PC Box 241
Armaguila, ID

TO HAVE AND TO HOLD the said premises, with its appurtenances, unto the Grantees, their heirs, personal representatives, successors and assigns forever. And the said Grantors do hereby covenant to and with the said Grantees that they are the owners of said property free and clear of all encumbrances except follows:

- (1) taxes for the year 2007;
- (2) An Easement, including the terms and conditions thereof, by and between MARY B. SHEPHARD and THE MOUNTAIN STATES TELEPHONE AND TELEGRAPH CO., recorded on the 3rd day of September, 1932, records of Idaho County, Idaho, in Book 60 at page 450;
- (3) Contract of Sale for Mineral Rights, including the terms and conditions hereof, by and between MARY B. SHEPPARD and F.G. HIGGINS and BEN CHANCE, recorded on the 14th day of November, 1934 as Instrument No. 106663, Book 62, page 49, records of Idaho County, Idaho;
- (4) Subject to Restrictions as set forth in Quitclaim Deed, including the terms and conditions thereof, by and between CLARK COX and BEULAH COX, his wife, and THE STATE OF IDAHO, recorded on the 18th day of April, 1960, as Instrument No. 201296, Book 94 page 38, records of Idaho County, Idaho;
- (5) A Power Line Easement, including the terms and conditions thereof, by and between CLARK COX and BEULAH COX, husband and wife, and IDAHO POWER COMPANY, a corporation, recorded on the 25th day of August, 1960, as Instrument No. 202622, Book 94 page 328, records of Idaho County, Idaho;
- (6) Subject to Easements as set forth in a Warranty Deed, including the terms and conditions thereof, by and between L.E. ALBERTHAL and CHARLOTTE R. ALBERTHAL, husband and wife and JOE E. MEDLEY and VENICE L. MEDLEY, husband and wife, recorded on the 14th day of June, 1985 as Instrument No. 320270, records of Idaho County, Idaho; and
- (7) All matters shown on Survey No. S-443, recorded on the 22nd day of October, 1986 as Instrument No. 330489, records of Idaho County, Idaho.

and that said Grantors will WARRANT and DEFEND the same from all lawful claims whatsoever.

IN WITNESS WHEREOF, the said Grantors have hereunto set their hands on this 15th day of October, 2007.

William A. Carter
WILLIAM A. CARTER

Mary E. Carter
MARY E. CARTER

STATE OF IDAHO)
County of Idaho) ss.

On this 15th day of October, 2007, before me, the undersigned, a Notary Public for the State of Idaho, personally appeared WILLIAM A. CARTER and MARY E. CARTER, known to me or identified by me to be the persons whose names are subscribed to the foregoing instrument and acknowledged to me that they executed the same.

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

Dale L. Lupo
Notary Public for the State of Idaho, residing at
Grangeville, Idaho.

My Commission Expires: 10/22/2010



Exhibit "A"

Daniel & Paul Vaughn Lot

A tract of land, sometimes referred to as the Idaho County Assessor's Tax Number 164, located in the Southwest One-quarter of the Southeast One-quarter (SW1/4SE1/4) of Section Five (5), Township 23 North, Range One (1) East of the Boise Meridian, Idaho County, State of Idaho, more particularly described as follows:

Commencing at the Southeast section corner for said Section Five (5); thence, North 89° 58' 11" West, 2,618.34 feet to the South One-quarter corner for said Section Five (5), the basis of bearing; thence, North 31° 02' 25" East, 672.08 feet to the True Point of Beginning situate on the Westerly right-of-way line for Old Highway No. 95, Project No. F.A.P. 9G, a monument;

thence, along said right-of-way line being 33 feet westerly at a right angle and parallel to the centerline of said Old Highway No. 95, North 29° 26' 00", West, 62.36 feet to a 988.0 foot radius curve right (long chord is 561.24 feet on a bearing of North 12° 56' West) opposite centerline Station P.C. 156+12.1;

thence, along a short chord for said curve North 28° 03' 02" West, 47.66 feet to a monument;

thence, leaving said right of way line South 60° 14' 00" West, 133.79 feet to a monument;

thence, South 29° 46' 00" East, 110.00 feet to a monument common to the Northwest corner of the Idaho County Assessor's Tax No. 31; thence, along the North line of said Assessor's Tax No. 31, North 60° 14' 00" East 132.00 feet to a point which is common to the Northeast corner for said Assessor's Tax No. 31 and the True Point of Beginning.

Sellers:

Daniel Vaughn

Paula Vaughn

Date

8/28/2019

8/29/2019

Buyers:

Date

(Optional)
Recorded ☐
Microfilmed ☐
Indexed ☐

Platted ☐
Deed Card ☐
Compared ☐

Key Punched ☐
Master File ☐
Abstracted ☐

To Treasurer ☐

COMPUTER
INDEXED
TRACED
FILMED
EXEMPTED

380020

WARRANTY DEED

GEORGE H. EVANS and MARGARET C. EVANS, husband and wife
of Riggins County of Idaho
hereby CONVEYS or GRANTS and WARRANTS TO William A. Carter and Mary E. Carter,
husband and wife

GRANTOR(S)
State of Idaho

of Riggins County of Idaho

for the sum of One

GRANTEE(S)
State of Idaho
Dollars (\$1.00)

the following described tract(s) of land in Idaho

County, State of Idaho:

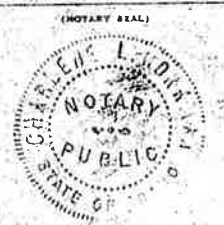
As set forth in Exhibit A, attached hereto and made a part hereof.

Location of above described property Approx. 5 miles south of Riggins, Idaho on Pollock Road
House No. Street

WITNESS the hands of said Grantors this

day of February A.D. 19 88

George H. Evans
Margaret C. Evans



State of Idaho
County of Idaho

vs

On the 6 day of February A.D. 19 88

personally appeared before me George H. Evans and Margaret C. Evans

the signer(s) of the within instrument, who duly acknowledged to me that they executed the same.

Charles L. Johnson

(NOTARY PUBLIC)

Residing at: RIGGINS Idaho

My Commission expires: July 8, 1993

MAIL DEED TO:

William A. and Mary E. Carter

P. O. Box 1301

Riggins, Idaho 83549

MAIL TAX NOTICE TO:

William A. and Mary E. Carter

Name

Address

City & State

P. O. Box 1301

Riggins, Idaho

WARRANTY DEED

No.

Dated

19

STATE OF IDAHO

County of Idaho

ss.

I hereby certify that this instrument was
died for record at request of

at 4:5 minutes past 9:10

o'clock A. M. this 3 day

of March A.D. 1988

in my office, and duly recorded in Book

of PAGE

By *Charles L. Johnson*
Notary Public
Deputy

Mathieu, Ranum & Allaire, PLLC
Carla Ranum, Esq., ISB #7099
181 E. 50th St.
Garden City, Idaho 83714
Telephone: (208) 375-5249
carlaranum@msn.com

Attorney for Yvonne Vaughn

IN THE DISTRICT COURT OF THE SECOND DISTRICT OF THE STATE OF IDAHO, IN
AND FOR THE COUNTY OF IDAHO

IN THE MATTER OF THE ESTATE OF	)	Case No. CV25-19-0039
	)	
JAMES RICHARD VAUGHN	)	LETTERS OF ADMINISTRATION
deceased	)	
_____	)	(I.C. 15-3-301)

1. Yvonne Vaughn was duly appointed and qualified as General Personal Representative of the estate of the above-named decedent by the Court with all authority pertaining thereto.
2. Administration of the estate is unsupervised.

These letters are issued to evidence the appointment, qualification, and authority of the said personal representative or special administrator.

WITNESS, my signature and the Seal of this Court, this _____ day of _____, 2019.

MAGISTRATE



CLERK'S CERTIFICATE OF SERVICE

I hereby certify that on 23 day of January, 2019, I caused true and correct copies of the foregoing LETTERS OF ADMINISTRATION to be served via email upon the following persons at the below-listed email addresses:

YVONNE VAUGHN
Applicant
sales@minerox.com

MATHIEU, RANUM & ALLAIRE, PLLC
Carla Ranum, ISB #7099
Counsel for the Applicant
carlaranum@msn.com


Clerk

JUST A COPY OF AN
OLD SURVEY DEPICTING
YOUR PROPERTY.

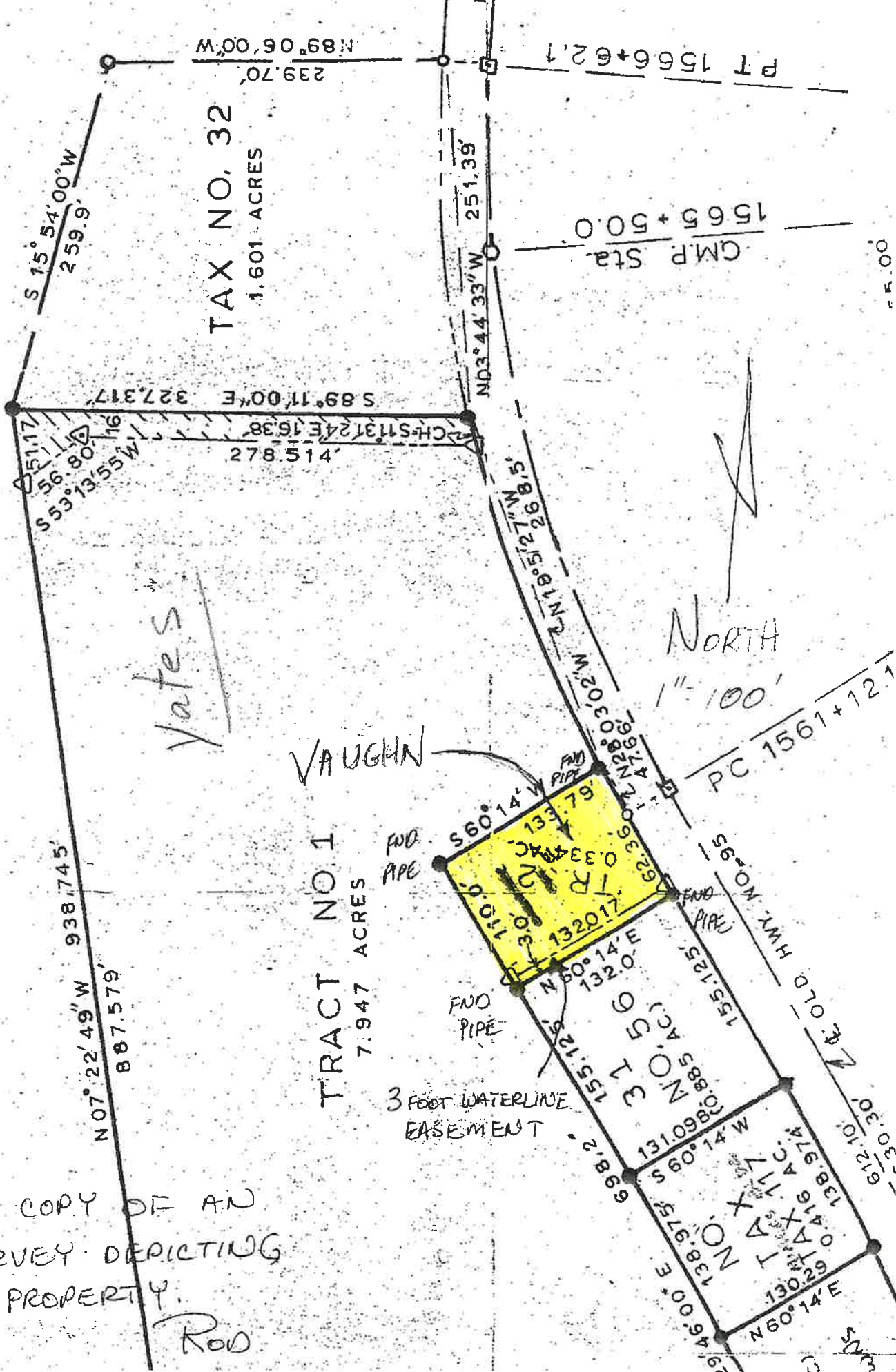
Row

TRACT NO. 1
7.947 ACRES

TAX NO. 32
1.601 ACRES

PC 1561 + 121

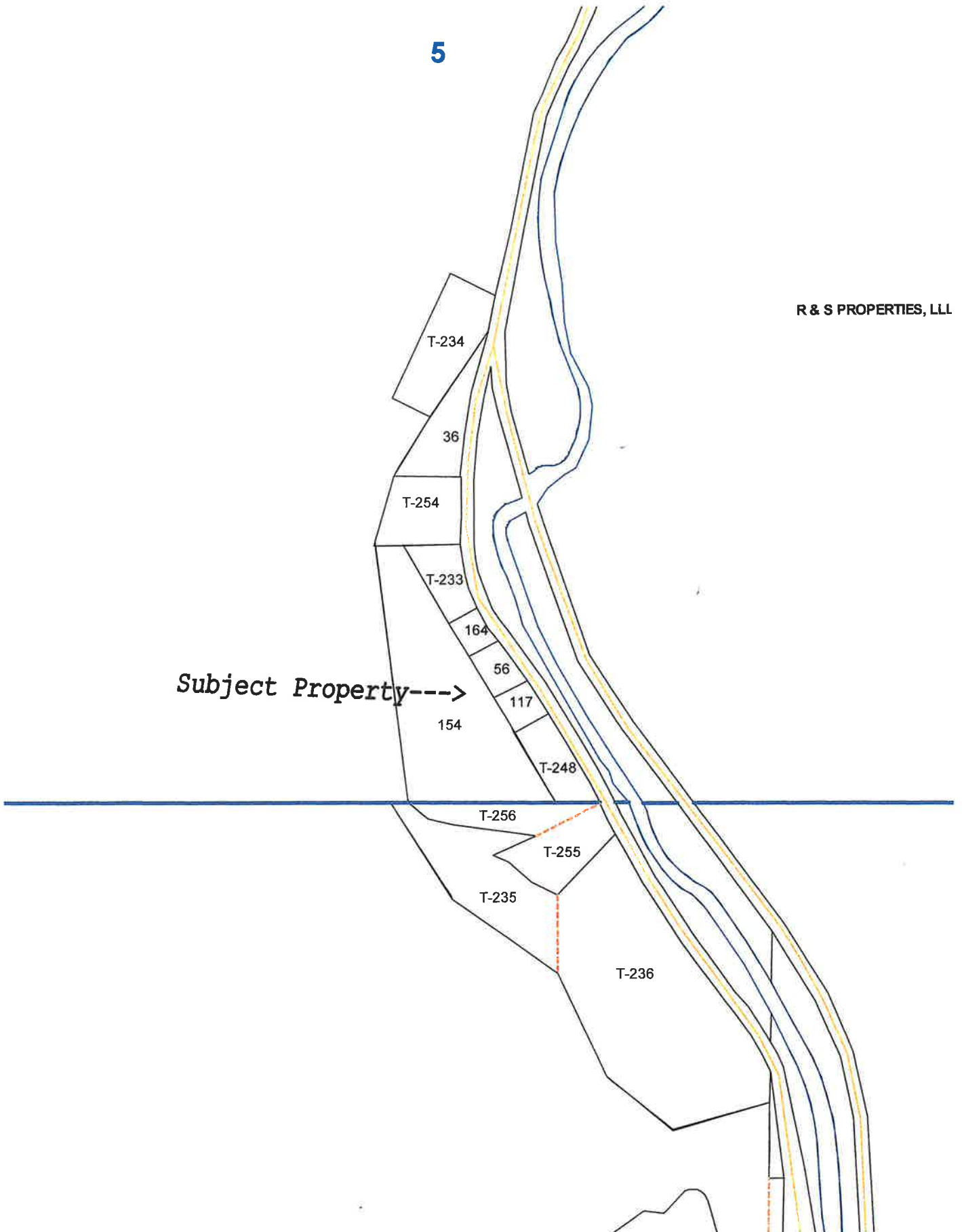
3 FOOT WATERLINE
EASEMENT



5

R & S PROPERTIES, LLL

Subject Property--->



This Plat is made solely for the purpose of assisting in locating the land and



State of Idaho

DEPARTMENT OF WATER RESOURCES

Western Region • 2735 Airport Way • Boise, Idaho 83705-5082

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

BRAD LITTLE
Governor

GARY SPACKMAN
Director

March 16, 2021

JAMES VAUGHN ESTATE
DANIEL & PAULA VAUGHN
CYNTHIA SANGSTER
PO BOX 1301
RIGGINGS ID 83549

COPY

Re: Notice of Change in Water Right Ownership - Returned

Dear Applicant:

You filed a Notice of Change in Water Right Ownership with the Idaho Department of Water Resources (IDWR) on January 30, 2020. This file was not processed and resurfaced after the most recent Ownership Change for water rights 78-7397, 78-7050, and 78-10321 was completed by the IDWR State Office.

IDWR assumes you have no interest in this application and therefore is returning it, see enclosed. A refund request was submitted March 15, 2021 and a refund will be issued for the filing of this application.

If this application was returned in error, please re-file the application along with the appropriate fees.

IDWR forms and other information are available online at www.idwr.idaho.gov. Please consult the IDWR website or contact this office at 208-334-2190 if you have any questions regarding the returned application.

Sincerely,

Western Region Water Rights Staff

Enclosure: Original Application
 Copy of Receipts

MEMORANDUM

TO: IDWR Payable
FROM: Shilynn Novak
DATE: March 15, 2021
RE: Refund

Daniel Vaughn paid \$75 and \$50 for an application Notice of Change in Water Right Ownership on 2/7/2020 and 2/5/2020. The application was resubmitted by the applicant and completed by SO on 2/5/2021 which reduced the required processing fee. A full refund should be issued.

Please issue a \$125 refund as follows:

TO

DANIEL VAUGHN
PO BOX 1301
RIGGINS ID 83549

TEL. 208-628-3215

RECEIPT

W048030
W048028

Copy: 78-7397 & 78-7050

FEB 07 2020

WATER RESOURCES
WESTERN REGION*\$ 50 already sent -*

Additional fee due to complete shared well agreement in addition to 2 water rights transfers

re: RIGHTS FROM CARTER to VAUGHN VAUGHN SANGSTER

SHARED WELL AGREEMENT VAUGHN VAUGHN SANGSTER SHARES POTABLE WELL WITH DANIEL VAUGHN

Thanks, I obviously didn't spend enough time reading the fee structure.

Dan Vaughn

COPY

RECEIVED

FEB 05 2020

This is a payment that was overlooked and should have been attached to an application you received last week. It involved changing 2 water rights on a property located at 691 Old Pollock Rd, Riggins from last name CARTER to VAUGHN, VAUGHN and SANGSTER. WATER RESOURCES
WESTERN REGION

The property is in Idaho County here is an old property tax bill just to make sure you can identify the correct application. Sorry to create extra work. I just forgot to enclose the check.

Dan Vaughn 2/4/2020
706-424-0543

COPY

1ST HALF DUE		2ND HALF DUE	
TAX	349.58	TAX	349.58
LATE		LATE	
INT		INT	
COST		COST	
TOT		TOT	

2010 TAX BILL

VAUGHN JAMES R
E VAUGHN DANIEL L
E SANGSTER CYNTHIA S
687 OLD POLLOCK ROAD
RIGGINS ID 83549

T23N R1E SEC 5 .60 AC
TAX # 56 LESS TAX # 117

Property address

691 OLD POLLOCK ROAD 83549

*** IMPORTANT ***