

RECEIVED

Form 42-248/42-1409(6) Rev. 1/15

FEB 01 2021

IDWR / NORTH

STATE 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?
86-07334	Yes ☐	Yes ☐		Yes ☐	Yes ☐
86-07335	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: Fred H. Hoskins
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): Robertson Avon LLC
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or ☐ and/or
- 1060 Old Avon Rd Deary ID 83823
Mailing address City State ZIP
208-877-1692 brianandpam@cpcinternet.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: 10-01-2002
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):
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 # 86-7334

8. Signature: [Signature] Member 01-29-2021
Signature of new owner/claimant Title, if applicable Date
- Signature: [Signature] Member 01-29-2021
Signature of new owner/claimant Title, if applicable Date

For IDWR Office Use Only:

Received by Jer Date 2-1-21 Receipt No. N036695 Receipt Amt. 500

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 NS Date 2-1-21

NO. 469524
AT THE REQUEST OF
Murray O. Stanton
DATE & HOUR 10-1-82 10:08
SUSAN PETERSEN
LATAH COUNTY RECORDER
FEE \$ 6.⁰⁰ BY *S. Chipman*

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That FRED H. HOSKINS and MILDRED B. HOSKINS, Husband and Wife, (hereinafter "GRANTORS") do, in consideration of the sum of One Hundred Dollars (\$100.00) and other good value, hereby grant, bargain, warrant and convey unto BRIAN KELLY ROBERTSON and PAMELA M. ROBERTSON, (hereinafter "GRANTEES") Husband and Wife, of 1060 Old Avon Rd., Deary, ID 83823., the following described real property situated in Latah County, State of Idaho, to-wit:

The West One-Half (W1/2) of the Southeast Quarter (SE1/4) of Section Thirty-Six (36),
Township Forty-One (41) North, Range Three (3) W. B. M.
Consisting of eighty (80) acres, more or less,

TOGETHER WITH ALL AND SINGULAR, the tenements, hereditaments, water, water rights, ditches, ditch rights, easements and appurtenances thereunto belonging or in anywise appertaining. SUBJECT, HOWEVER, to easements and rights of way appearing on such premises or of record, reservations in favor of the United States or the State of Idaho, all applicable municipal, state and county building, zoning, public health, sewer and water and like regulations, and, specifically:

1. General Taxes for the year 2002 now in the process of assessment, a lien not yet due or payable.
2. Rights of way for ditches, tunnels and telephone and transmission lines constructed by authority of the U.S. as granted to the U.S. under the provisions of Sections 58-604 and 47-701, Idaho Code.
3. The rights of North Latah County Road District to repair and maintain the County road as evidenced by public use.
4. A Lease as granted by Earl and Alethe Adkins to James Fredenburg as disclosed by Instrument # 330872, records of Latah County, Idaho.

The above named Grantors hereby covenant that the above described real property is free from all encumbrances and/or liens except for those noted above, and they will and their heirs, assigns, and/or personal representatives shall warrant and defend the above described premises against all lawful claims and demands.

WARRANTY DEED--Hoskins/Robertson

In construing this Deed, and where the context so requires, the singular includes the plural and the masculine, the feminine and the neuter.

DATED this 30th day of September, 2002.

Fred H. Hoskins
FRED H. HOSKINS

Mildred B. Hoskins
MILDRED B. HOSKINS

Husband and Wife

STATE OF IDAHO)
) ss.
County of Latah)

On this 30th day of September, 2002, before me, the undersigned, a Notary Public in and for the State of Idaho, personally appeared FRED H. HOSKINS and MILDRED B. HOSKINS, Husband and Wife, known to me personally to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me their execution of the same.

IN WITNESS WHEREOF I have hereunto set my hand and notarial seal on the date last above written.



Murray O. Stanton
Notary Public for Idaho
Residing in Latah County
My commission expires 01/02/07

WARRANTY DEED--Hoskins/Robertson

469526

NO. _____
 AT THE REQUEST OF
Murray O. Stanton
 DATE & HOUR
10-1-02 10:08
 SUSAN PETERSEN
 LATAH COUNTY RECORDER

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

FEE \$ 6.00 BY S. Chapman

That FRED H. HOSKINS and MILDRED B. HOSKINS, Husband and Wife, (hereinafter "GRANTORS") do, in consideration of the sum of One Hundred Dollars (\$100.00) and other good value, hereby grant, bargain, warrant and convey unto BRIAN KELLY ROBERTSON and PAMELA M. ROBERTSON, (hereinafter "GRANTEES") Husband and Wife, of 1060 Old Avon Rd., Deary, ID 83823,, the following described real property situated in Latah County, State of Idaho, to-wit:

The Northeast Quarter (NE1/4) of the Southeast Quarter (SE1/4) and the East One-Half (E1/2) of the Southeast Quarter (SE1/4) of the Southeast Quarter (SE1/4) of Section Thirty Six (36), Township Forty-one (41) North, Range Three (3), W.B.M.
 Consisting of Sixty (60) acres, more or less.

TOGETHER WITH ALL AND SINGULAR, the tenements, hereditaments, water, water rights, ditches, ditch rights, easements and appurtenances thereunto belonging or in anywise appertaining. SUBJECT TO easements and rights of way appearing on such premises or of record, reservations in favor of the United States or the State of Idaho, all applicable municipal, state and county building, zoning, public health, sewer and water and like regulations, and, specifically:

1. General Taxes for the year 2002 now in the process of assessment, a lien not yet due or payable.
2. Rights of way for ditches, tunnels and telephone and transmission lines constructed by authority of the U.S. as granted to the U.S. under the provisions of Sections 58-604 and 47-701, Idaho Code.
3. The rights of North Latah County Road District to repair and maintain the County road as evidenced by public use.
4. A Lease as granted by Earl and Alethe Adkins to James Fredenburg as disclosed by Instrument # 330872, records of Latah County, Idaho.

The above named Grantors hereby covenant that the above described real property is free from all encumbrances and/or liens except for those noted above, and they will and their heirs, assigns, and/or personal representatives shall warrant and defend the above described premises against all lawful claims and demands.

WARRANTY DEED--Hoskins/Robertson

In construing this Deed, and where the context so requires, the singular includes the plural and the masculine, the feminine and the neuter.

DATED this 30th day of September, 2002.

Fred H. Hoskins

FRED H. HOSKINS

Mildred B. Hoskins

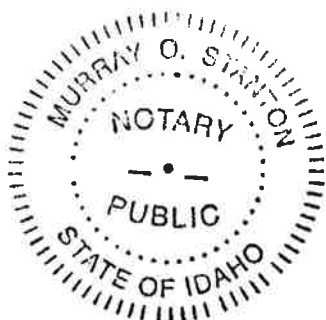
MILDRED B. HOSKINS

Husband and Wife

STATE OF IDAHO)
) ss.
County of Latah)

On this 30th day of September, 2002, before me, the undersigned, a Notary Public in and for the State of Idaho, personally appeared FRED H. HOSKINS and MILDRED B. HOSKINS, Husband and Wife, known or identified to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me their execution of the same.

IN WITNESS WHEREOF I have hereunto set my hand and notarial seal on the date last above written.



Murray O. Stanton
Notary Public for Idaho
Residing in Latah County
My commission expires 01/17/07

NO. _____
AFFIDAVIT REQUEST OF
JAMES L. WESTBERG
DATE & HOUR
3:12:19 3:27
LATAH COUNTY CLERK
FEES 15.00 17

QUITCLAIM DEED

Brian Kelly Robertson, a/k/a Brian K. Robertson, and Pamela M. Robertson, husband and wife, the "Grantors," hereby convey, remise, release and forever quitclaim unto Robertson Avon, LLC, an Idaho Limited Liability Company, of 1060 Old Avon Road, Deary, Idaho 83823, the "Grantee," all present right, title and interest in the following described real property in the County of Latah, State of Idaho, to-wit:

Parcel 1

The West One-Half (W1/2) of the Southeast Quarter (SE1/4) of Section Thirty-Six (36) Township Forty-One (41) North, Range Three (3) W.B.M.

Parcel 2

The Northeast Quarter (NE1/4) of the Southeast Quarter (SE1/4) and the East One-Half (E1/2) of the Southeast Quarter (SE1/4) of the Southeast Quarter (SE1/4) of Section Thirty-Six (36), Township Forty-one (41) North, Range Three (3), W.B.M.

Parcel 3

A parcel of land located in the N1/2NE1/4 of Section 1, Township 40 North, Range 3 West, B.M., more fully described as follows:

The W1/2W1/2 Government Lot 1 (NE1/4NE1/4) and the E1/2E1/2 Government Lot 2 (NW1/4NE1/4) of Section 1, Township 40 North, Range 3 West, B.M.

EXCEPTING THEREFROM that portion deeded to Latah County for right of way purposes, as more fully set out in those certain Consents and Deeds of Right of Way recorded under Instrument No. 11977 in Book 24 of Deeds at Pages 367 and under Instrument No. 11980 in Book 24 of Deeds at Page 370.

Parcel 4

That certain real property situate within the West ½ of the Southeast ¼ of the Southeast ¼ of Section 36, Township 41 North, Range 3 West, Boise Meridian, Latah County, Idaho being described as:

Commencing at the southwest corner of said SE1/4 of the SE1/4; Thence along the west line thereof North 00°03'11" West, 745.64 feet to the POINT OF BEGINNING; Thence continuing along said west line North 00°03'11" West, 586.80 feet to the northwest corner of said SE1/4 of the SE ¼; Thence along the north line of said ¼- ¼ South 89°53'39" East, 662.45 feet to the northeast corner of said West ½ of the SE1/4 of the SE1/4; Thence along the east line of the said West ½ South 00°02'19" West, 584.49 feet; Thence parallel with the south line of said section, South 89°54'22" West, 661.52 feet to the above described point of beginning.

Together with an easement, for Ingress, Egress and Utilities on, over under and across the westerly most 50.00 feet of the south 745.64 feet of said SE1/4 of the SE1/4, extending from the County Road on the south to the south line of the above described lands.

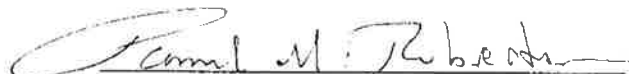
TOGETHER WITH ALL tenements, hereditaments and appurtenances thereunto belonging.

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee, its heirs and assigns forever.

DATED this 21st day of February, 2019.



Brian Kelly Robertson



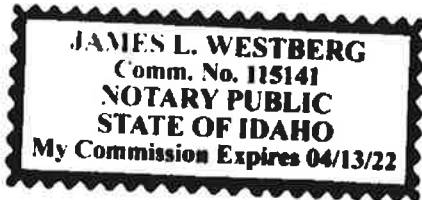
Pamela M. Robertson

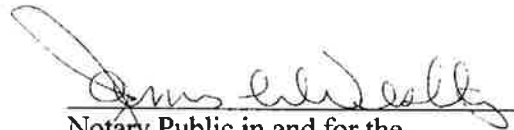
STATE OF IDAHO)
) ss.
County of Latah)

On this 21st day of February, 2019, before me, the undersigned a Notary Public in and for said State, personally appeared Brian Kelly Robertson and Pamela M. Robertson, known to 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 notarial seal on the date last above written.

(seal)




Notary Public in and for the
State of Idaho, residing at
Moscow, ID.

My commission expires: 4/13/22

Vicinity Map, Robertson Avon LLC

Water right No. 86-07334 diversion point

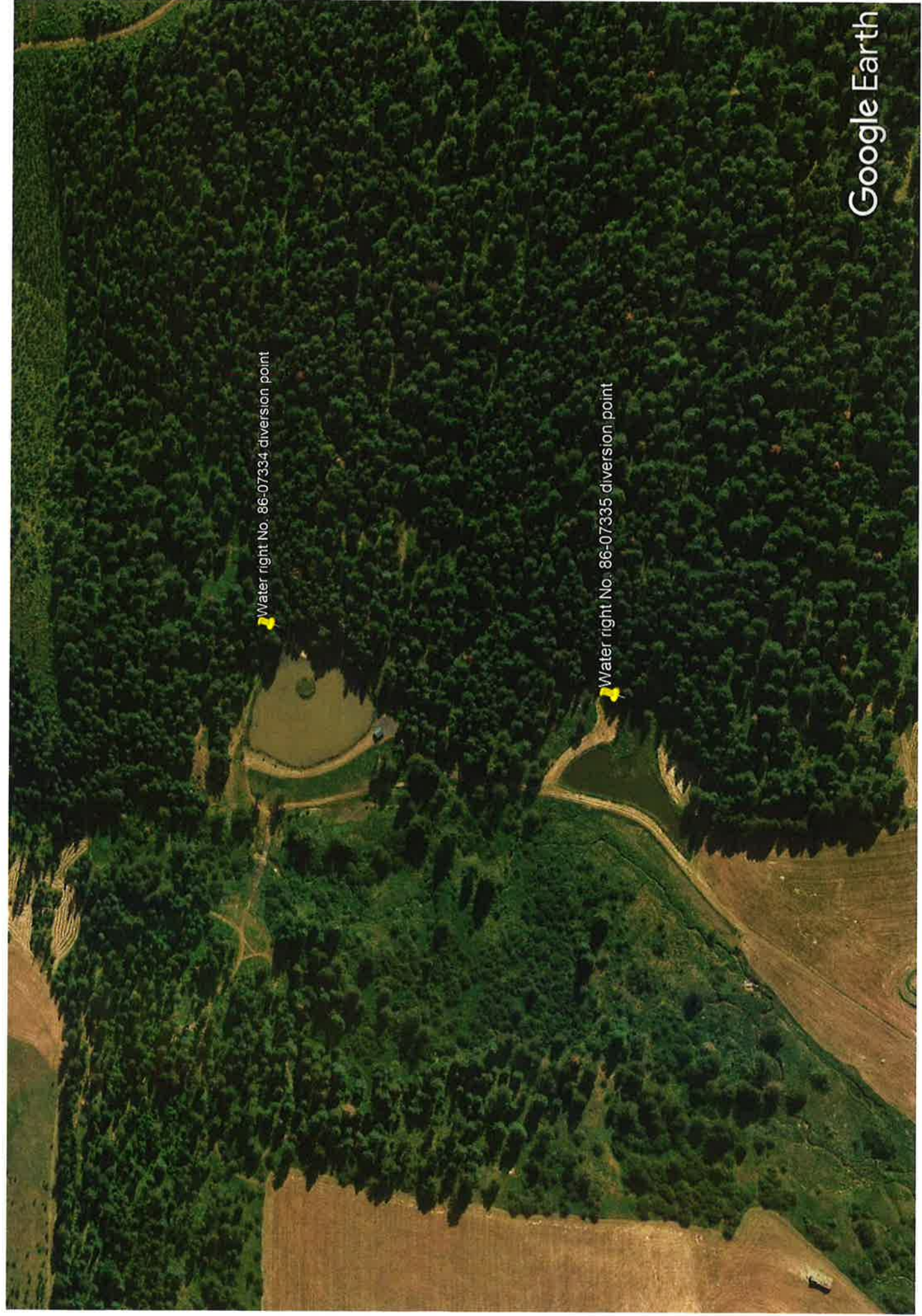
Water right No. 86-07335 diversion point

9

Old Avon Rd

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Google Earth



Water right No. 86-07334 diversion point

Water right No. 86-07335 diversion point



State of Idaho

DEPARTMENT OF WATER RESOURCES

Northern Region • 7600 N MINERAL DR STE 100 • COEUR D ALENE, ID 83815-7763
Phone: (208)762-2800 • Fax: (208)769-2819 • Website: www.idwr.idaho.gov

Brad Little
Governor

Gary Spackman
Director

February 01, 2021

ROBERTSON AVON LLC
1060 OLD AVON RD
DEARY ID 83823-9654

Re: Change in Ownership for Water Right No(s): 86-7334 & 86-7335

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 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) 762-2813.

Sincerely,

Natalie Steading
Natalie Steading
Tech Records Specialist 1

Enclosure(s)