

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

RECEIVED

JUN 22 2020

Notice of Change in Water Right Ownership

DEPT OF WATER RESOURCES
SOUTHERN REGION

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?
~~36-16938~~	Yes ☒	Yes ☐		Yes ☐	Yes ☐
36-17176	Yes ☐	Yes ☐		Yes ☐	Yes ☐
36-16983	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: Ricky W. Pearson and Susan M. Pearson
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): Curtis Osborne and Megan Osborne
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or ☐ and/or
- 10502 Jay Road Boise ID 83714
Mailing address City State ZIP
- 208-724-8098 cosborne@accoes.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: _____
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.

SUPPORT DATA
IN FILE # 36-16983

8. Signature: [Signature] Title, if applicable: _____ Date: 6/19/20
Signature: [Signature] Title, if applicable: _____ Date: 6/19/20

For IDWR Office Use Only:

Received by SG Date 6/22/20 Receipt No. 5037994 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 _____ Processed by SS Date 11-13-2020

RECORDING REQUESTED BY
First American Title Company

AND WHEN RECORDED MAIL TO:
First American Title Company
301 Main Street
Gooding, ID 83330

TWIN FALLS COUNTY
RECORDED FOR:
FIRST AMERICAN TITLE - TWIN FALLS
02:27:06 PM 06-19-2020
2020011412
NO. PAGES 2 FEE: \$15.00
KRISTINA GLASCOCK
COUNTY CLERK
DEPUTY: SB
Electronically Recorded by Simplifile

Space Above This Line for Recorder's Use Only

WARRANTY DEED

File No.: **895457GO (lr)**

Date: **June 16, 2020**

For Value Received, **Ricky W. Pearson and Susan M. Pearson, husband and wife as community property with right of survivorship**, hereinafter called the Grantor, hereby grants, bargains, sells and conveys unto **Curtis Osborne and Megan Osborne, husband and wife**, hereinafter called the Grantee, whose current address is **10502 Jay Road, Boise, ID 83714**, the following described premises, situated in **Twin Falls County, Idaho**, to-wit:

LOT 25, BLOCK 1, OREGON TRAIL HOMESITES, TWIN FALLS COUNTY, IDAHO, ACCORDING TO THE OFFICIAL PLAT THEREOF RECORDED IN BOOK 15 OF PLATS, PAGE 6, RECORDS OF TWIN FALLS COUNTY, IDAHO.

SUBJECT TO all easements, right of ways, covenants, restrictions, reservations, applicable building and zoning ordinances and use regulations and restrictions of record, and payment of accruing present year taxes and assessments as agreed to by parties above.

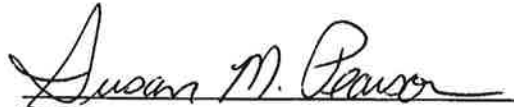
TO HAVE AND TO HOLD the said premises, with its appurtenances, unto the said Grantee, and to the Grantee's heirs and assigns forever. And the said Grantor does hereby covenant to and with the said Grantee, that the Grantor is the owner in fee simple of said premises; that said premises are free from all encumbrances except current years taxes, levies, and assessments, and except U.S. Patent reservations, restrictions, easements of record and easements visible upon the premises, and that Grantor will warrant and defend the same from all claims whatsoever.

Date: 06/16/2020

Warranty Deed
- continued

File No.: 895457GO (Ir)


Ricky W. Pearson


Susan M. Pearson

STATE OF Idaho)
COUNTY OF Gooding)
ss.

On this 19 day of June, 2020, before me, a Notary Public in and for said State, personally appeared **Ricky W. Pearson and Susan M. Pearson**, 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 the same.




Notary Public for the State of Idaho
Residing at: Gooding, ID
My Commission Expires: 10/8/2022



State of Idaho

DEPARTMENT OF WATER RESOURCES

Southern Region • 650 ADDISON AVE W STE 500 • TWIN FALLS, ID 83301-5858

Phone: (208)736-3033 • Fax: (208)736-3037 • Website: www.idwr.idaho.gov

Brad Little
Governor

Gary Spackman
Director

November 13, 2020

CURTIS OSBORNE
MEGAN OSBORNE
10502 JAY RD
BOISE ID 83714-9776

Re: Change in Water Right Ownership: 36-16938 (Split into 36-16938 and **36-17176**)

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) 293-9909.

Sincerely,

Jim Bitzenburg
Senior Water Resource Agent

Enclosure(s)

CC: First American Title, Gooding- File #895457GO; Rick and Susan Pearson; WD-130



First American Title Company
301 Main Street, Gooding, ID 83330
Phone (208)934-4427 Fax (208)934-4741

RECEIVED

JUN 22 2020

DEPT OF WATER RESOURCES
SOUTHERN REGION

Idaho Department of Water Resources
650 Addison Ave W, Ste 500
Twin Falls, ID 83301

June 19, 2020
File No.: 895457GO (lr)

Attn: Water Right Change
Phone: 208-736-3033 Fax: 208-736-3037

Property: **984 East 5204 North, Hagerman, ID 83352**

Parcel No.: **RPOB6910010250A**

Our Check No. **11401** in the amount of **\$100.00**, representing **Payment of the Split and Water Right Change Notice..**

Legal Description of Property in question:

**LOT 25, BLOCK 1, OREGON TRAIL HOMESITES, TWIN FALLS COUNTY, IDAHO,
ACCORDING TO THE OFFICIAL PLAT THEREOF RECORDED IN BOOK 15 OF PLATS, PAGE
6, RECORDS OF TWIN FALLS COUNTY, IDAHO.**

Prior vested owner of property: **Ricky W. Pearson and Susan M. Pearson, husband and wife as community property with right of survivorship**

TO WHOM IT MAY CONCERN:

Please be advised that the above referenced property has been sold and title is now vested as follows:

Curtis Osborne and Megan Osborne, husband and wife

as per copy of 2020011412 recorded Warranty Deed attached hereto. Please change your records accordingly and bill the new owners at:

Mailing Address: **10502 Jay Road, Boise, ID 83714**

Sincerely,

Lisa Ritter, Escrow Officer

jc/lr