

STATE OF IDAHO  
DEPARTMENT OF WATER RESOURCES

RECEIVED  
NOV 23 2020  
Department of Water Resources  
Eastern 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? |
|-----------------------|------------------------------|------------------------------|-----------------------|------------------------------|------------------------------|
| 31-215 B <i>OK</i>    | Yes <input type="checkbox"/> | Yes <input type="checkbox"/> |                       | Yes <input type="checkbox"/> | Yes <input type="checkbox"/> |
| 31-10181 <i>OK</i>    | Yes <input type="checkbox"/> | Yes <input type="checkbox"/> |                       | Yes <input type="checkbox"/> | Yes <input type="checkbox"/> |
| 31-10182 <i>OK</i>    | Yes <input type="checkbox"/> | Yes <input type="checkbox"/> |                       | Yes <input type="checkbox"/> | Yes <input type="checkbox"/> |
|                       | Yes <input type="checkbox"/> | Yes <input type="checkbox"/> |                       | Yes <input type="checkbox"/> | Yes <input type="checkbox"/> |
|                       | Yes <input type="checkbox"/> | Yes <input type="checkbox"/> |                       | Yes <input type="checkbox"/> | Yes <input type="checkbox"/> |

2. Previous Owner's Name: David Nelson, Heather M Nelson  
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): Seefried Ranch, LLC  
New owner(s) as listed on the conveyance document      Name connector      ☐ and      ☐ or      ☐ and/or
- 4399 Houston Rd      Mackay      ID      83251  
Mailing address      City      State      ZIP
- 208-588-3330      seefriedranch@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: 1/1/2019
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: Holly Seefried      Owner/Manager      11/19/2020  
     Signature of new owner/claimant      Title, if applicable      Date

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

**For IDWR Office Use Only:**

Received by JB      Date 11/23/20      Receipt No. E046466      Receipt Amt. \$75. -  
 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 JB      Processed by JB      Date 12/14/20

### WARRANTY DEED

FOR VALUE RECEIVED, G. DAVID NELSON AND HEATHER M. NELSON, husband and wife, of 5688 Chilly Road, Mackay, Idaho 83251 (hereinafter "Grantors"), do hereby grant, bargain, sell and convey unto NELSON KILGORE RANCH, L.L.C., in care of G. David Nelson and/or Heather M. Nelson, Managers, whose current address is 5688 Chilly Road, Mackay, Idaho 83251 (hereinafter "Grantee"), its successors and assigns forever, the following described premises in Custer County, Idaho, to-wit:

SEE EXHIBIT "A" ATTACHED HERETO AND  
INCORPORATED BY REFERENCE

TO HAVE AND TO HOLD the said premises, with their appurtenances, including all water, gas, oil and mineral rights.

Grantors do hereby covenant that they are the owners in fee simple of said premises, that they are free from all encumbrances excepting discrepancies, conflicts in boundary lines, shortage in area, encroachments or any other facts which a correct survey would disclose, easements or claims of easement not shown by the public records, use restrictions and building and zoning regulations and ordinances of any governmental unit, and that they will warrant and defend the same from all lawful claims.

DATED this 14 day of Feb, 2005.



G. DAVID NELSON

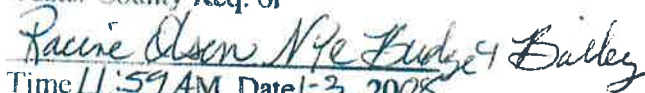


HEATHER M. NELSON

**238115**

#

Custer County Req. of



Time 11:59 AM Date 1-3, 2005

Barbara C. Breedlove, Clerk

  
Deputy

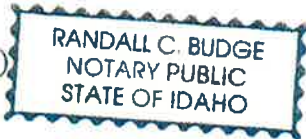
\$ 12.00

STATE OF IDAHO )  
 ) ss  
County of Bannock )

On this 14 day of February, 2005, before me, the undersigned, a Notary Public in and for said State, personally appeared G. David Nelson and Heather M. Nelson, known to me to be the persons whose names are subscribed to the foregoing and acknowledged to me that they executed the same.

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

(SEAL)



Brenda C. Budger  
NOTARY PUBLIC FOR IDAHO  
Residing at Pocatello.  
My Commission expires 10/11/2006.

238115

**EXHIBIT "A"**

**LEGAL DESCRIPTIONS  
NELSON KILGORE RANCH, L.L.C.**

1. Common Name: "Dubois Ranch" - 1242.1 Acres:

(Ranch #3):

Township 10 North, Range 36 East of the Boise Meridian, Clark County, Idaho.

Section 14: N1/2 SW1/4, SE1/4 SW1/4, W1/2 SE1/4.

Section 23: That portion of the W1/2 E1/2 and the W1/2 lying North of the Dubois-Kilgore County Road, EXCEPTING THEREFROM: County road right of way.

RESERVING to Roy Laird Ranches Limited Partnership, an Idaho limited partnership, one-half (1/2) of all gas, oil, geothermal or other mineral rights, as evidenced in that certain Notice of Contract of Sale recorded May 19, 2000, as Instrument No. 48715, records of Clark County, Idaho.

ALSO RESERVING unto seller, Douglas Drexler, fifty percent (50%) of the previously unreserved mineral, coal, carbons, hydrocarbons, oil, gas, chemical elements and compounds, whether in solid, liquid or gaseous form, and all steam and other forms of thermal energy on, in, or under the above described land.

(Ranch #4):

Tract 1:

Township 10 North Range 36 East of the Boise Meridian, Clark County, Idaho.

Section 15: S1/2 S1/2, NE1/4 SW1/4, NW1/4 SE1/4

Section 22: That portion lying North and West of the Dubois-Kilgore County Road. EXCEPTING THEREFROM: County road right of way.

Tract 2:

Township 10 North, Range 36 East of the Boise Meridian, Clark County, Idaho.

Section 21: E1/2 SE1/4

EXCEPTING THEREFROM: County road right of way.

RESERVING to Roy Laird Ranches Limited Partnership, an Idaho limited partnership, one-half (1/2) of all gas, oil, geothermal or other mineral rights, as evidenced in that certain Notice of Contract of Sale recorded May 19, 2000, as

238115

Instrument No. 48715, records of Clark County, Idaho.

ALSO RESERVING unto seller, Douglas Drexler, fifty percent (50%) of the previously unreserved mineral, coal, carbons, hydrocarbons, oil, gas, chemical elements and compounds, whether in solid, liquid or gaseous form, and all steam and other forms of thermal energy on, in, or under the above described land.

2. Common Name: "Kilgore Ranch" - 916 Acres:

Tract 1:

Township 13 North, Range 38 East of the Boise Meridian, Clark County, Idaho.

Section 24: SW1/4 NW1/4.  
W1/2 SW1/4.  
SE1/4 SW1/4.

Township 13 North, Range 39 East of the Boise Meridian, Clark County, Idaho.

Section 19: S1/2

Tract 2:

Township 13 North, Range 39 East of the Boise Meridian, Clark County, Idaho.

Section 18: SE1/4 SW1/4.  
SW1/4 SE1/4.  
Section 19: W1/2 NE1/4.  
NE1/4 NW1/4.  
Lot 1.

Tract 3:

Township 13 North, Range 39 East of the Boise Meridian, Clark County, Idaho.

Section 18: N1/2 SE1/4.  
SE1/4 SE1/4.

Tract 4:

Township 13 North, Range 39 East of the Boise Meridian, Clark County, Idaho.

Section 19: Lot 2  
SE1/4 NW1/4.

TOGETHER WITH all water and ditch rights and beneficial easements, if any, appurtenant thereto.

TOGETHER WITH all the sellers' right, title and interest in and to any mineral rights, oil rights and geothermal rights.

**Instrument # 57491**

DUBOIS, CLARK, IDAHO

4-29-2019 11:20:17 AM No. of Pages: 4

Recorded for : RACINE OLSON, PLLP

JUDITH MALDONADO

Fee: 15.00

Ex-Officio Recorder Deputy

Index to: WARRANTY DEED

*Judith Maldonado*

WHEN RECORDED MAIL TO:

*Randall C. Budge, Attorney  
Racine Olson  
P.O. Box 1391  
Pocatello, Idaho 83204-1391*

**WARRANTY DEED**

| <u>Grantor</u>                                                   | <u>Grantee</u>                                                                                                                                          |
|------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------|
| Nelson Kilgore Ranch, L.L.C., an Idaho limited liability company | Seefried Ranch, LLC, an Idaho limited liability company, in care of Holly C. Seefried, Manager, whose address is 4405 Houston Road, Mackay, Idaho 83251 |

FOR GOOD AND VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, the Grantor hereby sells and forever transfers the following parcels of real property located in Clark County, Idaho (the "Property"), to the Grantee, including the Grantor's right, title and interest therein:

**SEE EXHIBIT "A" ATTACHED HERETO AND  
INCORPORATED BY REFERENCE**

TOGETHER WITH AND INCLUDING any and all fixtures and improvements, any and all appurtenances, tenements, and hereditaments, and any and all rents, issues, and profits that relate or otherwise pertain to the foregoing parcels of real property.

TO HAVE AND TO HOLD the foregoing parcels of real property unto the Grantee and its successors and assigns forever.

Grantor does hereby covenant with and warrant the Grantee that Grantor is lawfully seized in fee simple of the Property, has good right and lawful authority to sell and convey the Property, and that Grantor fully warrants the title to the Property and will defend the same against the lawful claims of all persons claiming by, through or under the Grantor, but against none other.

SUBJECT TO taxes, levies, and assessments for the current year not yet due and payable and the following items: discrepancies, conflicts in boundary lines, shortage in area, encroachments, easements, right of ways, boundary line agreements, development agreements,

IN WITNESS WHEREOF, the Grantors hereunto set their hands this 7<sup>th</sup> day of January, 2019.

By: Holly Christine Seefried  
HOLLY CHRISTINE SEEFRIED, Manager

STATE OF IDAHO )  
 ) ss.  
County of Bannock )

(SEAL)



A circular notary seal for Randall C. Budge, Notary Public, State of Idaho. The seal features the text "RANDALL C. BUDGE" at the top, "NOTARY PUBLIC" in the center, and "Comm. No. 13568" and "STATE OF IDAHO" at the bottom. The seal is surrounded by a decorative border.

## WARRANTY DEED - 2

## EXHIBIT A

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Section 19: S1/2

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SW1/4 SE1/4.

Section 19: W1/2 NE1/4,  
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Tract 4:

Township 13 North, Range 39 East of the Boise Meridian, Clark County, Idaho.

Section 19: Lot 2  
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TOGETHER WITH all water and ditch rights and beneficial easements, if any, appurtenant thereto.

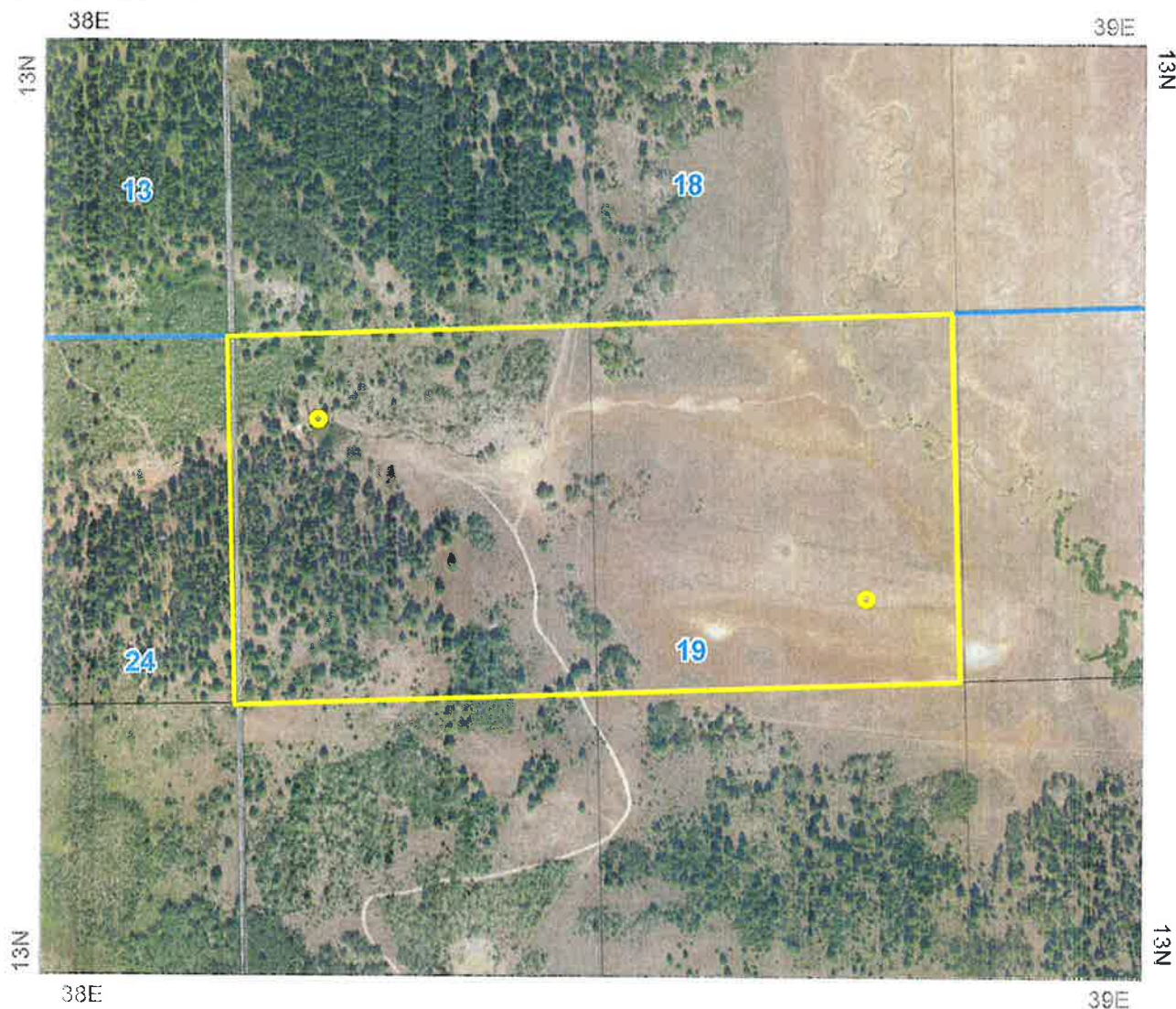
TOGETHER WITH all the sellers' right, title and interest in and to any mineral rights, oil rights and geothermal rights.

State of Idaho  
Department of Water Resources

**Water Right**  
**31-10181**

STOCKWATER

The map depicts the place of use for the water use listed above and point(s) of diversion of this right as currently derived from interpretations of the paper records and is used solely for illustrative purposes. Discrepancies between the computer representation and the permanent document file will be resolved in favor of the actual water right documents in the water right file.



-  Point of Diversion
-  Place Of Use Boundary
-  Townships
-  PLS Sections
-  Quarter Quarters

0 0.075 0.15 0.3 Miles



IN THE DISTRICT COURT OF THE FIFTH JUDICIAL DISTRICT OF THE  
STATE OF IDAHO, IN AND FOR THE COUNTY OF TWIN FALLS

In Re SRBA

Case No. 39576

PARTIAL DECREE PURSUANT TO  
I.R.C.P. 54(b) FOR

Water Right 31-10181

RECEIVED

JUN 23 1998

NAME AND ADDRESS:

DAVID NELSON  
HEATHER NELSON  
PO BOX 388  
MACKAY, ID 83251

Department of Water Resources  
Adjudication Bureau

SOURCE:

SPRING

TRIBUTARY: SAW CREEK

QUANTITY:

0.13 CFS

THE QUANTITY OF WATER UNDER THIS RIGHT SHALL NOT EXCEED 13,000  
GALLONS PER DAY.

PRIORITY DATE:

09/20/1904

POINT OF DIVERSION:

T13N R39E S19

SENEENW  
NWNWNW

Within Clark County

PURPOSE AND

PERIOD OF USE:

PURPOSE OF USE  
Stockwater  
Domestic 1 HOME

PERIOD OF USE  
04-15 TO 12-01  
05-01 TO 11-01

QUANTITY  
0.09 CFS  
0.04 CFS

PLACE OF USE:

Stockwater  
T13N R39E S19

NENW

Within Clark County  
NWNW

Domestic  
T13N R39E S19

NWNW

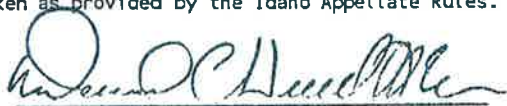
Within Clark County

OTHER PROVISIONS NECESSARY FOR DEFINITION OR ADMINISTRATION OF THIS WATER RIGHT:

THE QUANTITY OF WATER DECREED FOR THIS WATER RIGHT IS NOT A  
DETERMINATION OF HISTORICAL BENEFICIAL USE.

RULE 54(b) CERTIFICATE

With respect to the issues determined by the above judgment or order, it is hereby CERTIFIED, in accordance with Rule 54(b), I.R.C.P., that the court has determined that there is no just reason for delay of the entry of a final judgment and that the court has and does hereby direct that the above judgment or order shall be a final judgment upon which execution may issue and an appeal may be taken as provided by the Idaho Appellate Rules.



Daniel C. Hurlbutt, JR.  
Presiding Judge  
Snake River Basin Adjudication

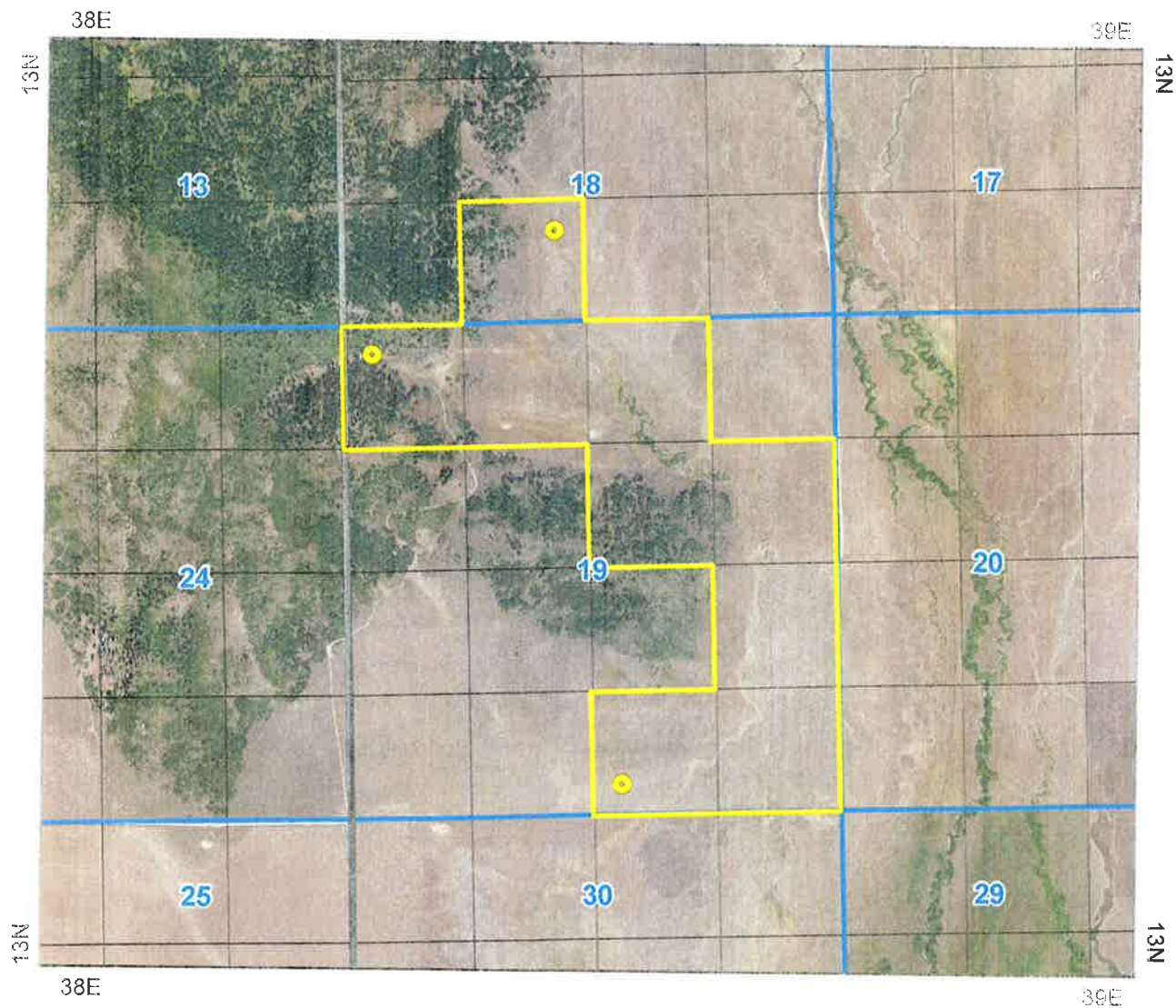
State of Idaho  
Department of Water Resources

# Water Right

31-215B

## STOCKWATER

The map depicts the place of use for the water use listed above and point(s) of diversion of this right as currently derived from interpretations of the paper records and is used solely for illustrative purposes. Discrepancies between the computer representation and the permanent document file will be resolved in favor of the actual water right documents in the water right file.



-  Point of Diversion
-  Place Of Use Boundary
-  Townships
-  PLS Sections
-  Quarter Quarters

0 0.225 0.45 0.9 Miles



IN THE DISTRICT COURT OF THE FIFTH JUDICIAL DISTRICT OF THE  
STATE OF IDAHO, IN AND FOR THE COUNTY OF TWIN FALLS

In Re SRBA

Case No. 39576

PARTIAL DECREE PURSUANT TO  
I.R.C.P. 54(b) FOR

Water Right 31-00215B

NAME AND ADDRESS: DAVID NELSON  
HEATHER NELSON  
5608 CHILLY RD  
MACKAY, ID 83251

SOURCE: UNNAMED STREAM TRIBUTARY: CAMAS CREEK  
QUANTITY: 0.02 CFS  
PRIORITY DATE: 09/20/1904  
POINT OF DIVERSION: T13N R39E S18 NESES (Instream Beginning Point) Within Clark County  
S19 NWNWNW (Instream Beginning Point)  
SWSWE (Instream Ending Point)  
PURPOSE AND  
PERIOD OF USE: PURPOSE OF USE PERIOD OF USE QUANTITY  
Stockwater 05-01 TO 10-31 0.02 CFS  
PLACE OF USE: Stockwater Within Clark County  
T13N R39E S18 SESW  
S19 NWNE SWNE  
SENE NENW  
NWNW NESE  
SWSE SESE

OTHER PROVISIONS NECESSARY FOR DEFINITION OR ADMINISTRATION OF THIS WATER RIGHT:

THE QUANTITY OF WATER DECREED FOR THIS WATER RIGHT IS NOT A  
DETERMINATION OF HISTORICAL BENEFICIAL USE.

THIS PARTIAL DECREE IS SUBJECT TO SUCH GENERAL PROVISIONS  
NECESSARY FOR THE DEFINITION OF THE RIGHTS OR FOR THE EFFICIENT  
ADMINISTRATION OF THE WATER RIGHTS AS MAY BE ULTIMATELY  
DETERMINED BY THE COURT AT A POINT IN TIME NO LATER THAN THE  
ENTRY OF A FINAL UNIFIED DECREE. I.C. SECTION 42-1412(6).

RULE 54(b) CERTIFICATE

With respect to the issues determined by the above judgment or order, it is hereby CERTIFIED, in accordance  
with Rule 54(b), I.R.C.P., that the court has determined that there is no just reason for delay of the entry of a  
final judgment and that the court has and does hereby direct that the above judgment or order shall be a final  
judgment upon which execution may issue and an appeal may be taken as provided by the Idaho Appellate Rules.

*Roger Burdick*

Roger Burdick  
Presiding Judge of the  
Snake River Basin Adjudication

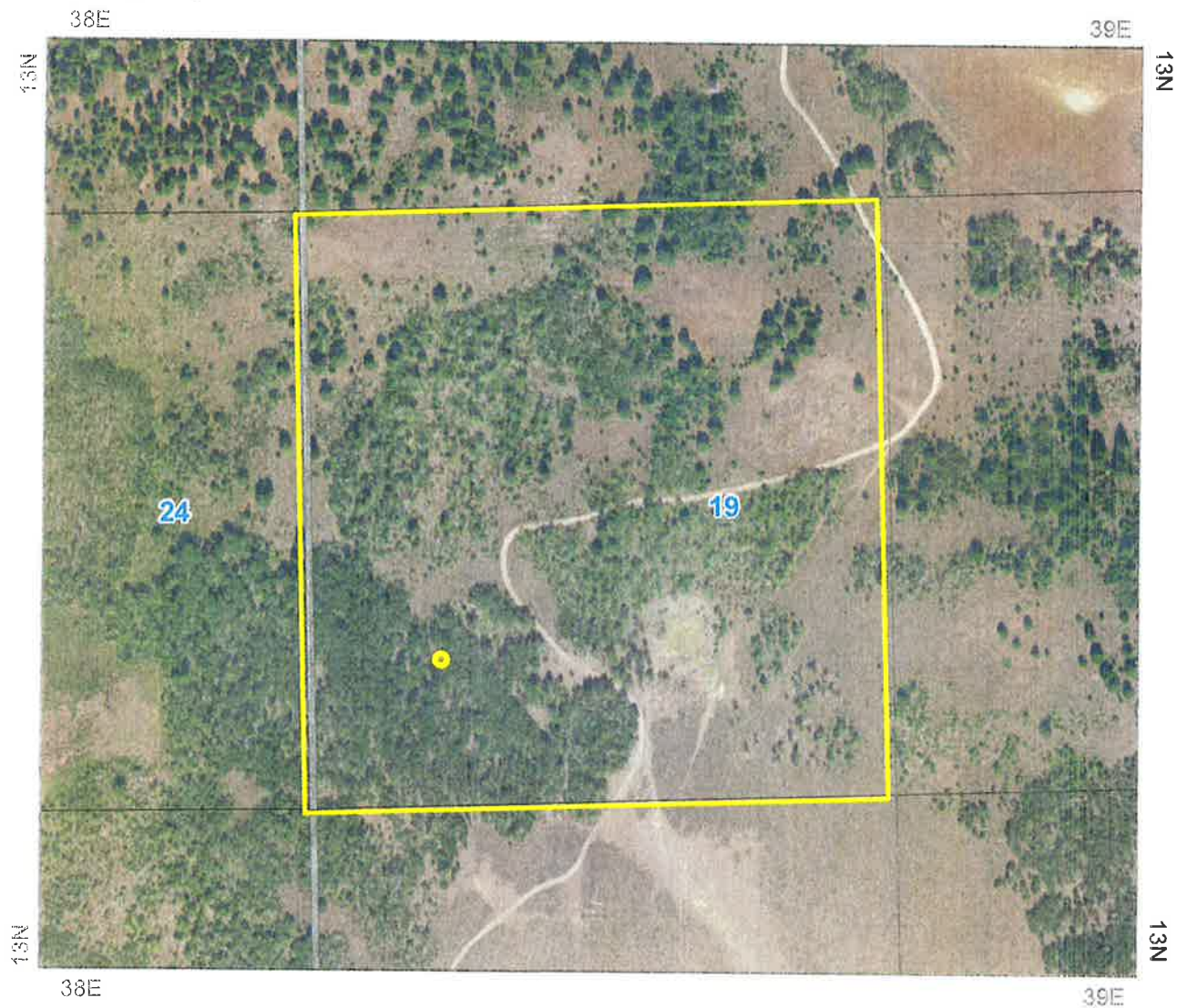
State of Idaho  
Department of Water Resources

# Water Right

31-10182

## STOCKWATER

The map depicts the place of use for the water use listed above and point(s) of diversion of this right as currently derived from interpretations of the paper records and is used solely for illustrative purposes. Discrepancies between the computer representation and the permanent document file will be resolved in favor of the actual water right documents in the water right file.



-  Point of Diversion
-  Place Of Use Boundary
-  Townships
-  PLS Sections
-  Quarter Quarters

0 0.045 0.09 0.18 Miles



1998 JUN 19 PM 02:00  
DISTRICT COURT - SRBA  
TWIN FALLS CO., IDAHO  
FILED

IN THE DISTRICT COURT OF THE FIFTH JUDICIAL DISTRICT OF THE  
STATE OF IDAHO, IN AND FOR THE COUNTY OF TWIN FALLS

In Re SRBA )  
Case No. 39576 )  
\_\_\_\_\_ )

PARTIAL DECREE PURSUANT TO  
I.R.C.P. 54(b) FOR  
Water Right 31-10182

6-19  
**RECEIVED**  
**JUN 23 1998**

Department of Water Resources  
Adjudication Bureau

NAME AND ADDRESS: DAVID NELSON  
HEATHER NELSON  
PO BOX 388  
MACKAY, ID 83251

SOURCE: SPRING TRIBUTARY: SAW CREEK  
QUANTITY: 0.09 CFS

THE QUANTITY OF WATER UNDER THIS RIGHT SHALL NOT EXCEED 13,000  
GALLONS PER DAY.

PRIORITY DATE: 09/20/1904

POINT OF DIVERSION: T13N R39E S19 SWSNW Within Clark County

|                               |                |                |          |
|-------------------------------|----------------|----------------|----------|
| PURPOSE AND<br>PERIOD OF USE: | PURPOSE OF USE | PERIOD OF USE  | QUANTITY |
|                               | Stockwater     | 04-15 TO 12-01 | 0.09 CFS |

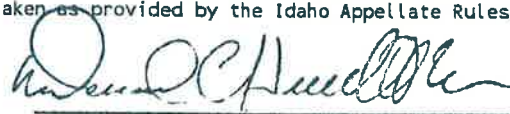
PLACE OF USE: Stockwater Within Clark County  
T13N R39E S19 SNNW

OTHER PROVISIONS NECESSARY FOR DEFINITION OR ADMINISTRATION OF THIS WATER RIGHT:

THE QUANTITY OF WATER DECREED FOR THIS WATER RIGHT IS NOT A  
DETERMINATION OF HISTORICAL BENEFICIAL USE.

RULE 54(b) CERTIFICATE

With respect to the issues determined by the above judgment or order, it is hereby CERTIFIED, in accordance with Rule 54(b), I.R.C.P., that the court has determined that there is no just reason for delay of the entry of a final judgment and that the court has and does hereby direct that the above judgment or order shall be a final judgment upon which execution may issue and an appeal may be taken as provided by the Idaho Appellate Rules.



Daniel C. Hurlbutt, JR.  
Presiding Judge  
Snake River Basin Adjudication



**State of Idaho**

**DEPARTMENT OF WATER RESOURCES**

Eastern Region • 900 N SKYLINE DR STE A • IDAHO FALLS, ID 83402-1718

Phone: (208)525-7161 • Fax: (208)525-7177 • Website: [www.idwr.idaho.gov](http://www.idwr.idaho.gov)

Brad Little  
Governor

Gary Spackman  
Director

December 14, 2020

SEEFRIED RANCH LLC  
4399 W HOUSTON RD  
MACKAY ID 83251-4507

Re: Change in Ownership for Water Right No(s): 31-215B, 31-10181 and 31-10182

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) 497-3787.

Sincerely,

Jonie Barg  
Technical Records Specialist 1

Enclosure(s)

cc: WATER DISTRICT 31