

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

RECEIVED
NOV 16 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?
31-7511 OK	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: William T Simmons
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): JTB Properties, LLC David & Jana Simmons
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or ☐ and/or
- 1616 E 1600 N Terreton ID 83450
Mailing address City State ZIP
- 208-313-7113 jsimmons@texturewood.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 place(s) of use acquired by the new owner.
5. Date you acquired the water rights and/or claims listed above: 28 February 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: David Simmons Pres/Partner 11-10-20
Signature of new owner/claimant Title, if applicable Date
- Signature: Jana Simmons VP/Partner 11-10-20
Signature of new owner/claimant Title, if applicable Date

For IDWR Office Use Only:

Received by JB Date 11/16/20 Receipt No. E046444 Receipt Amt. \$25.-

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 12/11/20

WATER DISTRICT 110

State of Idaho
Water District 110
900 N. Skyline Dr., Suite A
Idaho Falls, ID 83402-1700
(208) 525-7161

J & D PROPERTIES LLC
1616 E 1600 N
TERRETON ID 83450-5112

Dear Sir/Madam:

It has come to our attention that you are the current property owner of 1446 E 1500 N in Terreton. A change of water right ownership is required for the water right to transfer into your name. As a convenience to you, I have enclosed the appropriate form. This completed form should be returned to the Idaho Department of Water Resources along with a copy of the recorded warranty deed and the filing fee as outlined in section seven.

I have enclosed a copy of the bill as it was addressed to the current owner of the water right on record. You may pay from this invoice, however, I strongly recommend submitting your ownership change to keep your account in good standing and to avoid potential interruptions in water access.

Please feel free to contact me with any questions.

Kind regards,



Cher Ramos
Water District 110

WHEN RECORDED RETURN TO:
Billy G. DuPree, Jr.
P.O. Box 723
Rexburg, Idaho 83440

Instrument # 430674

RIGBY, JEFFERSON, IDAHO

6-16-2017 02:47:00 PM No. of Pages: 2

Recorded for : JANA SIMMONS

COLLEEN C. POOLE

Fee: 13.00

Ex-Officio Recorder Deputy

Index to: WARRANTY DEED

WARRANTY DEED

William T. Simmons, Trustee of THE THEOLA SIMMONS FAMILY TRUST u/w/d December 16, 1981, as GRANTOR, for a good and valuable consideration, the receipt of which is hereby acknowledged, does hereby grant, bargain, sell and convey unto J & D Properties LLC, an Idaho limited liability company, 1616 East 1600 North, Terreton, Idaho 83450, as GRANTEE, and to GRANTEE's successors and assigns forever, all of the property situated in Jefferson County, Idaho described as follows:

"Commencing at a point that is South 0°07' West 25.0 feet from the North quarter corner of Section 24, Twp. 6 North, Range 34 EBM, Jefferson County, Idaho, and running thence South 0°07' West 759.55 feet; thence West 312.0 feet; thence North 0°07' East 759.55 feet; thence East 312.0 feet to the point of beginning."

TOGETHER with all improvements, easements, hereditaments and appurtenances thereto.

GRANTOR, for itself, it's successors and assigns does hereby covenant, warrant and shall defend the quiet and peaceable possession of said premises by the GRANTEE, its successors and assigns forever against the lawful claims of all persons.

IN WITNESS WHEREOF, GRANTOR has hereunto subscribed its name to this instrument effective as of the 28 day of February, 2002.

GRANTOR:

THE THEOLA SIMMONS FAMILY
TRUST u/w/d December 16, 1981

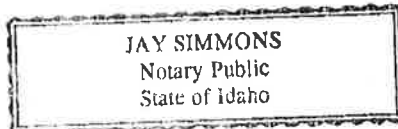
By William T. Simmons
William T. Simmons, Trustee

STATE OF IDAHO)

:SS

County of Jefferson)

On this 28 day of February, in the year 2002, before me, a Notary Public, personally appeared William T. Simmons, known or identified to me (or proved to me on the oath of _____), to be the trustee of the trust that executed this instrument or the person who executed the instrument on behalf of said trust, and acknowledged to me that such trust executed the same.



Jay Simmons
Notary Public for Idaho
Residing at: Jefferson County, Id.
My Commission Expires:

MY COMMISSION EXPIRES
June 9, 2007
BONDED THRU NOTARY PUBLIC UNDERWRITERS



J & D PROPERTIES LLC

PROPERTY DETAILS

PIN: RP06N34E242400

Property Address: 1446 E 1500 N

Mailing Address:

1616 E 1600 N

TERRETON, ID. 83450-5112

Tax Code: 084000

Acreage: 5.440

Improvements: \$677,000.00

Land Value: \$59,400.00

Total Value: \$736,400.00

Current Tax Charge: \$8,602.72

Categories: 13|35|

Appraisal Year: 2,016

LEGAL INFORMATION

TAX 6; SEC 24 TWP 6 N RGE 34 E (WHSE)

Zoom to



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

Brad Little
Governor

Gary Spackman
Director

December 11, 2020

J & D PROPERTIES LLC
1616 E 1600 N
TERRETON ID 83450-5112

Re: Change in Ownership for Water Right No(s): 31-7511

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 110
JEFFERSON CLARK GROUND WATER DISTRICT

J&D Properties, LLC
1616 E. 1600 N.
Terreton, ID 83450

November 10, 2010

Idaho Department of Water Resources,

I am sending a notice of change in water right ownership in response to the enclosed letter we received a while ago.

Let me know if you have any questions or need any further information.

Sincerely,

Jana & David Simmons
J&D Properties, LLC
jsimmons@texturewood.com