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OCT 23 2020

DEPARTMENT OF WATER RESOURCES

## STATE OF IDAHO

## DEPARTMENT OF WATER RESOURCES

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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?
75-4101L	Yes <input type="checkbox"/>	Yes <input type="checkbox"/>		Yes <input type="checkbox"/>	Yes <input type="checkbox"/>
75-4101K	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"/>
	Yes <input type="checkbox"/>	Yes <input type="checkbox"/>		Yes <input type="checkbox"/>	Yes <input type="checkbox"/>

2. Previous Owner's Name: Donna L and John A Epper  
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): JMJ Cattle Ltd. Co and/or Valeria Jackson  
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or ☐ and/or
- 927 Hwy 93 S Salmon Id. 83467  
Mailing address City State ZIP
- 505-259-6551 jmcattle@gmail.com  
Telephone Email
4. If the water rights and/or adjudication claims were split, how did the division occur? N/A  
☐ 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: 9/15/20
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: James M Jackson JMJ Cattle mgr/owner 10/15/20  
Signature of new owner/claimant Title, if applicable Date

Signature: Valeria Jackson JMJ Cattle sup/lessor 10/15/20  
Signature of new owner/claimant Title, if applicable Date

## For IDWR Office Use Only:

Received by JB Date 10/22/20 Receipt No. 5046381 Receipt Amt. \$50. -

Active in the Water Supply Bank? Yes ☐ No ☐ If yes, forward to the State Office for processing di W-9 received? Yes ☐ No ☐

Name on W-9 \_\_\_\_\_ Approved by \_\_\_\_\_ Processed by di Date 11/30/2020

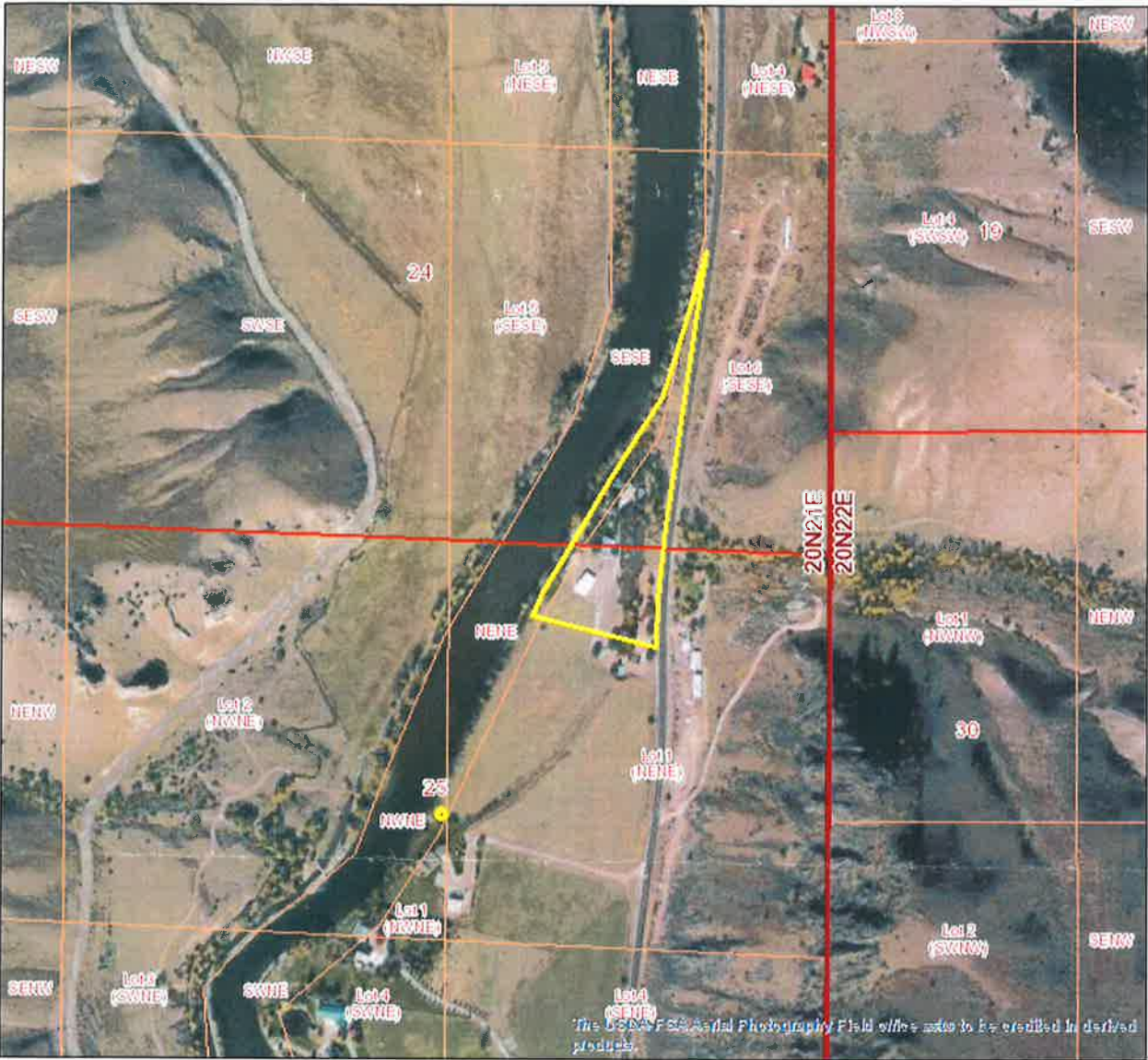
State of Idaho  
Department of Water Resources

Water Right

75-4101L

IRRIGATION

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.



The USDA FCS Aerial Photography Field office wishes to be credited in derived products.



Date created: 9/3/2020



Legend

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





State of Idaho  
Department of Water Resources**Water Right**

75-4101K

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Date created: 9/3/2020

**Legend**

- Point of Diversion
- Place of Use Boundary
- Townships
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- Quarter Quarters



# Warranty Deed

*For Value Received*

**Donna Lee Epper**

the grantor, do hereby grant, bargain, sell and convey unto

**JMJ Cattle Ltd. Co., a New Mexico Limited Liability Company**

Whose current address is:

**4080 Dietz Farm Circle NW  
Albuquerque, NM 87107**

the grantee, the following described premises, to-wit:

**See Attached Legal Description as Exhibit 'A'**

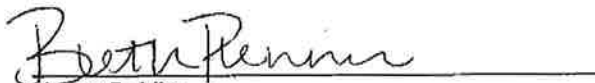
TO HAVE AND TO HOLD, the said premises, with their appurtenances unto the said Grantees, their heirs and assigns forever. And the said Grantors do hereby covenant to and with the said Grantees that they are the owners in fee simple of said premises; that they are free from all encumbrances EXCEPT: Subject to all existing patent reservations, easements, right(s) of way, protective covenants, zoning ordinances, and applicable building codes, laws and regulations, general taxes, assessments, including irrigation and utility easements (if any) for the current year, which are not due and payable, and that Grantor(s) will warrant and defend the same from all lawful claims whatsoever.

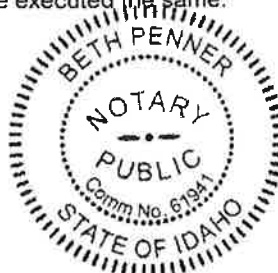
Dated: September 14, 2020

  
**Donna Lee Epper**

STATE OF Idaho )  
COUNTY OF Lemhi ) ss

On this 14th day of September, 2020, before me, a notary public in and for said State, personally appeared **Donna Lee Epper** known to me or proved to me to be the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same.

  
Notary Public  
Residing at: Salmon, ID  
Comm. Expires: July 24, 2025



4955-20

**Exhibit 'A'**  
**Legal Description**

**Lots One (1), Two (2) and Three (3) of River Edge Ranchettes Subdivision, according to the official plat thereof filed for record in Book 6 of Plats, at Page 13, records of Lemhi County, Idaho.**

Together with all water and water rights, ditch and ditch rights, mineral and mineral rights, and any grazing rights appurtenant thereto and/ or used in connection there with.



STATE OF IDAHO  
IDAHO DEPARTMENT OF HEALTH AND WELFARE  
BUREAU OF VITAL RECORDS AND HEALTH STATISTICS  
**CERTIFICATE OF DEATH**

Date Filed JULY 25, 2012

State File No. 2012-06557

DECEDENT - LEGAL NAME <b>JOHN ANTHONY EPPER</b>			
SEX <b>MALE</b>	SOCIAL SECURITY NUMBER [REDACTED]	AGE <b>73 YEARS</b>	DATE OF BIRTH <b>OCTOBER 01, 1938</b>
BIRTHPLACE <b>GLENDALE, CALIFORNIA</b>		PLACE OF RESIDENCE <b>SALMON, IDAHO</b>	
MARITAL STATUS AT TIME OF DEATH <b>MARRIED</b>		NAME OF SURVIVING SPOUSE (If wife, maiden name) <b>DONNA LEE TAYLOR</b>	WAS DECEDENT EVER IN U.S. ARMED FORCES? <b>YES</b>
FATHER - NAME <b>HANS ANTHONY EPPER</b>			BIRTHPLACE <b>SWITZERLAND</b>
MOTHER - MAIDEN NAME <b>FRANCES JEAN ROBERTSON</b>			BIRTHPLACE <b>PENNSYLVANIA</b>
METHOD OF DISPOSITION <b>REMOVAL FROM STATE</b>		FUNERAL SERVICE LICENSEE <b>TAMMY J. BOWERMAN</b>	
NAME AND ADDRESS OF FUNERAL FACILITY <b>JONES &amp; CASEY FUNERAL HOME, SALMON, IDAHO</b>			
DATE OF DEATH <b>JULY 20, 2012</b>	TIME OF DEATH <b>6:30 P.M.</b>	CITY, TOWN OR LOCATION OF DEATH <b>SALMON, IDAHO</b>	COUNTY OF DEATH <b>LEMHI</b>
CAUSE OF DEATH (underlying cause last) <b>SQUAMOUS CELL NECK CANCER</b>			Approximate Interval Between Onset and Death <b>1.5 YEAR</b>
DUE TO (or as a consequence of): b.			
DUE TO (or as a consequence of): c.			
DUE TO (or as a consequence of): d.			
OTHER SIGNIFICANT CONDITIONS CONTRIBUTING TO DEATH but not resulting in the underlying cause given above <b>NONE STATED</b>			WAS AN AUTOPSY PERFORMED? <b>NO</b>
MANNER OF DEATH <b>NATURAL</b>	NAME OF CERTIFIER <b>SAMUEL D. GARDNER, D.O.</b>		TITLE <b>PHYSICIAN</b>
CORONER SUBSEQUENT CERTIFICATION IF NECESSARY			
EXTERNAL CAUSES ONLY			
DATE OF INJURY	TIME OF INJURY	PLACE OF INJURY	INJURY AT WORK?
LOCATION WHERE INJURY OCCURRED			
DESCRIPTION OF HOW INJURY OCCURRED			

This is a true and correct reproduction of the document officially registered and placed on file with the IDAHO BUREAU OF VITAL RECORDS AND HEALTH STATISTICS.

SEPTEMBER 07, 2012

DATE ISSUED:

This copy not valid unless prepared on engraved border displaying state seal and signature of the Registrar.

*James B. Aydelotte*  
JAMES B. AYDELOTTE  
STATE REGISTRAR

ANY ALTERATION OR ERASURE VOIDS THIS CERTIFICATE



State of Idaho

## DEPARTMENT OF WATER RESOURCES

322 E FRONT ST STE 648 PO BOX 83720 • BOISE, ID 83720-0098

Phone: (208)287-4800 • Fax: (208)287-6700 • Website: [www.idwr.idaho.gov](http://www.idwr.idaho.gov)

Brad Little  
Governor

Gary Spackman  
Director

December 1, 2020

JMJ CATTLE LTD CO  
927 HIGHWAY 93 S  
SALMON ID 83467-5349

Re: Change in Ownership for Water Right Nos: 75-4101K and 75-4101L

Dear Water Right Holder:

The Department of Water Resources (Department) acknowledges the receipt of correspondence changing ownership of the above referenced water rights 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) 287-4920.

Sincerely,

A handwritten signature in blue ink, appearing to read 'Debbi Judd'.

Debbi Judd  
Technical Records Specialist

Enclosures