

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

Notice of Change in Water Right Ownership

RECEIVED

APR 17 2020

WATER RESOURCES
WESTERN 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?
63-4690	Yes <input checked="" 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"/>
	Yes <input type="checkbox"/>	Yes <input type="checkbox"/>		Yes <input type="checkbox"/>	Yes <input type="checkbox"/>

2. Previous Owner's Name: Ron Shreiner
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): Todd Campbell Construction Inc.
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or ☐ and/or
- PO Box 140298 Boise ID 83714
Mailing address City State ZIP
208-631-5052 pm.tccinc@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: 10/31/2018
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: [Signature] President 4/17/2020
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 KT Date 4/17/2020 Receipt No. W048206 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 AB Processed by AB Date 05/19/2020

AFTER RECORDING MAIL TO:

Todd Campbell Construction Inc.
PO Box 140298
Boise, ID 83714

ELECTRONICALLY RECORDED - DO NOT
REMOVE THE COUNTY STAMPED FIRST
PAGE AS IT IS NOW INCORPORATED AS
PART OF THE ORIGINAL DOCUMENT.

RECEIVED

MAY 05 2020

**WATER RESOURCES
WESTERN REGION**

WARRANTY DEED

File No.: **4103-3069202 (DS)**

Date: **July 17, 2018**

For Value Received, **Ronald L. Schreiner and Norma L. Schreiner, husband and wife as community property with right of survivorship**, hereinafter referred to as Grantor, does hereby grant, bargain, sell and convey unto **Todd Campbell Construction Inc., an Idaho corporation**, hereinafter referred to as Grantee, whose current address is **PO Box 140298, Boise, ID 83714**, the following described premises, situated in **Ada County, Idaho**, to wit:

LEGAL DESCRIPTION: Real property in the County of Ada, State of Idaho, described as follows:

Parcel B of Record of Survey No. 11455, recorded July 13, 2018, as Instrument No. 2018-065398, being more particularly described as follows:

A parcel of land being a portion of Lots 7 and 9 of Block 1 of Schreiner Subdivision as on file in Book 59 of Plats at Page 5716 and 5717 in the Office of the Recorder for Ada County, Idaho and a portion of the NW 1/4 of the SW 1/4 of Section 4, T.4N., R.1W., B.M., City of Star, Ada County, Idaho, more particularly described as follows:

COMMENCING at the West 1/4 corner of said Section 4, marked by an aluminum cap; thence along the North line of said NW 1/4 of the SW 1/4 which is also the North line of said Schreiner Subdivision

South 89°15'06" East 1290.03 feet to the Northeast corner of Lot 8 of said Block 1 of Schreiner Subdivision; thence along East line of said Block 1

South 00°53'21" West 717.12 feet to the Northeast corner of said Lot 9; thence along the North line of said Lot 9

North 89°06'39" West 5.00 feet to a point on the West right-of-way line of North Pollard Lane which point is the POINT OF BEGINNING, marked by an iron pin; thence continuing North 89°06'39" West 258.00 feet to an iron pin; thence leaving said North line along a line parallel with the East line of said Lot 9

South 00°53'21" West 166.00 feet to an iron pin; thence along a line parallel with said North line of Lot 9

South 89°06'39" East 263.00 feet to a point on said East line of Lot 9, marked by an iron pin; thence along said East line

South 00°53'21" West 90.00 feet to an iron pin; thence along line parallel with said North

APN: R7747350650

Warranty Deed
- continued

File No.: 4103-3069202 (DS)
Date: 07/17/2018

line of Lot 9

**North 89°06'39" West 266.76 feet to an iron pin; thence
South 03°16'54" West 365.05 feet to a point on the South line of said NW 1/4 of the SW
1/4, marked by an iron pin; thence along said South line
North 89°16'56" West 415.00 feet to the Southeast corner of said Lot 7, marked by an iron
pin, the along the East line of said Lot 7
North 00°53'21" East 271.98 feet (formerly 271.87 feet) to an iron pin; thence along the
South line of said Lot 7
South 89°06'39" East 8.51 feet to an iron pin; thence leaving said South line
North 06°38'00" East 583.49 feet to an iron pin; thence
South 89°06'39" East 617.09 feet to said West right-of-way line of North Pollard Lane,
marked by an iron pin; thence along said West right-of-way line
South 00°53'21" West 100.00 feet to an iron pin; thence continuing
South 02°37'02" East 130.82 feet to the POINT OF BEGINNING.**

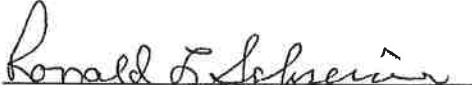
APN: R7747350650

TO HAVE AND TO HOLD the said premises, with their appurtenances, unto 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.

APN: R7747350650

Warranty Deed
- continued

File No.: 4103-3069202 (DS)
Date: 07/17/2018

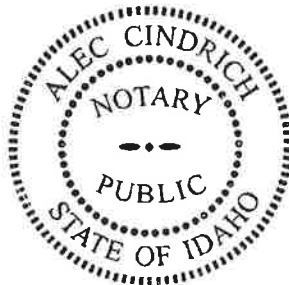

Ronald L. Schreiner



Norma L. Schreiner

STATE OF Idaho)
SS.
COUNTY OF Ada)

On this 18 day of **July, 2018**, before me, a Notary Public in and for said State, personally appeared **Ronald L. Schreiner and Norma L. Schreiner**, 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.

In witness whereof, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.




Notary Public for the State of Idaho
Residing at: Mendon, ID
My Commission Expires: 2-27-21

AFTER RECORDING MAIL TO:

Todd Campbell Construction Inc.
PO Box 140298
Boise, ID 83714

ELECTRONICALLY RECORDED - DO NOT
REMOVE THE COUNTY STAMPED FIRST
PAGE AS IT IS NOW INCORPORATED AS
PART OF THE ORIGINAL DOCUMENT.

WARRANTY DEED

File No.: **4103-3086531 (DS)**

Date: **October 30, 2018**

For Value Received, **Ronald L. Schreiner and Norma L. Schreiner, husband and wife as community property with right of survivorship**, hereinafter referred to as Grantor, does hereby grant, bargain, sell and convey unto **Todd Campbell Construction Inc., an Idaho corporation**, hereinafter referred to as Grantee, whose current address is **PO Box 140298, Boise, ID 83714**, the following described premises, situated in **Ada County, Idaho**, to wit:

LEGAL DESCRIPTION: Real property in the County of Ada, State of Idaho, described as follows:

Lot 2 in Block 2 of SCHREINER SUBDIVISION, according to the plat thereof, filed in Book 59 of Plats at Pages 5716 and 5717, Records of Ada County, Idaho.


APN: **R7747350650**

TO HAVE AND TO HOLD the said premises, with their appurtenances, unto 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.

APN: R7747350650

Warranty Deed
- continued

File No.: 4103-3086531 (DS)
Date: 10/30/2018


Ronald L. Schreiner



Norma L. Schreiner

STATE OF Idaho)
COUNTY OF Ada)
SS.

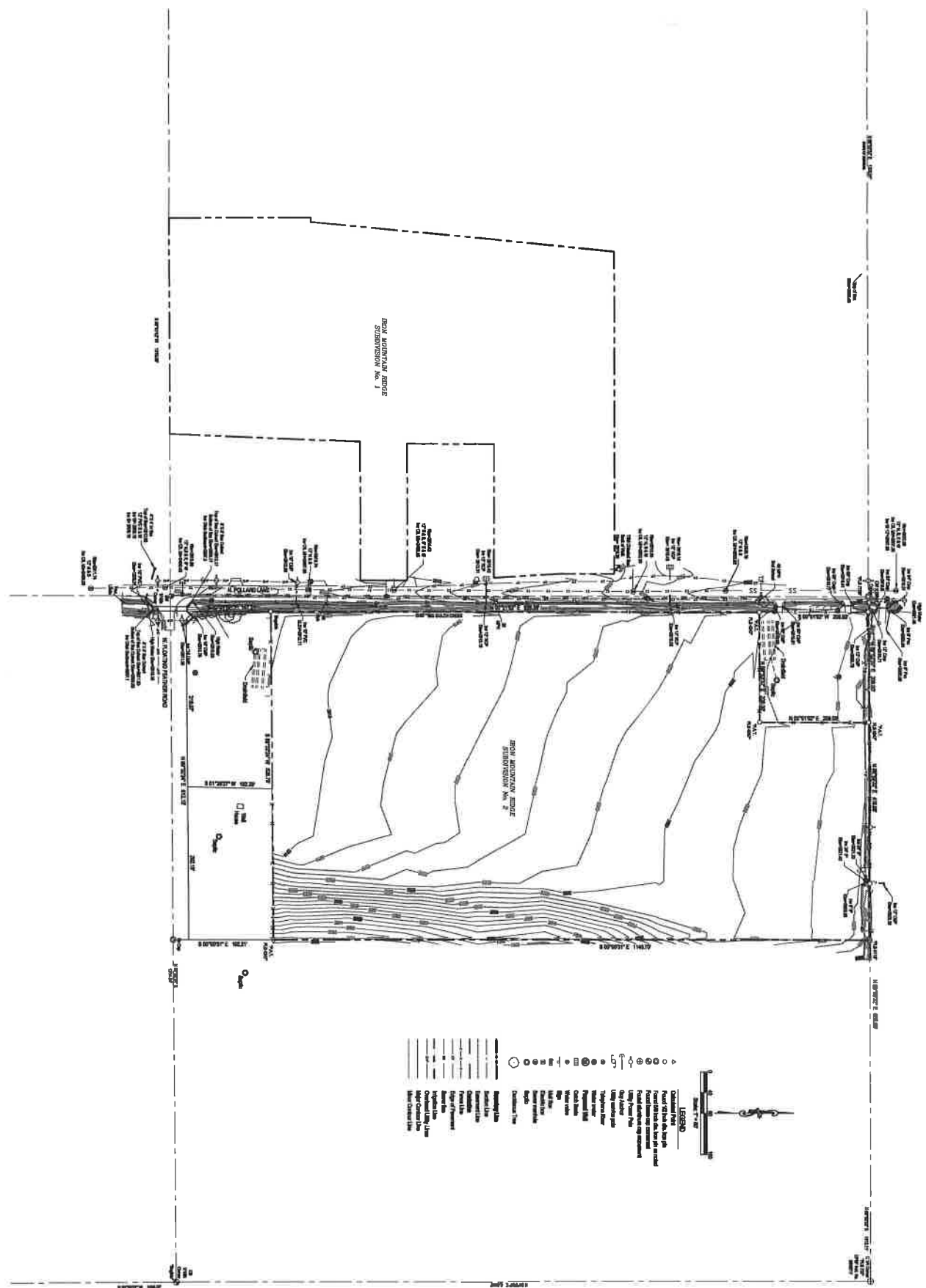
On this 31st day of **October, 2018**, before me, a Notary Public in and for said State, personally appeared **Ronald L. Schreiner and Norma L. Schreiner**, known or identified to me to be the person(s) whose name(s) is/are subscribed to the within instrument, and acknowledged to me that he/she/they executed the same.

In witness whereof, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.





Notary Public for the State of Idaho
Residing at: Eagle, ID
My Commission Expires: 9/29/2023



TITLE: TOPOGRAPHIC SURVEY
IRON MOUNTAIN RIDGE SUBDIVISION No. 2
STAR, IDAHO

DATE: 10/25/18
DRAWN BY: LHK
CHECKED BY: KSS
RAG
SHEET: 1 OF 1
6318TOP02
6318



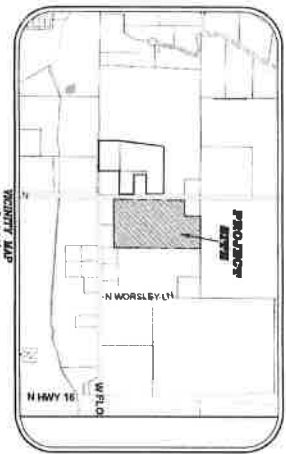
COMPASS LAND SURVEYING
629 11th Avenue South
Nampa, ID 83651
(208) 442-0115
(208) 327-2106 Fax

CLIENT:

ALLTERRA CONSULTING
849 E. STATE STREET, STE 104
EAGLE, IDAHO

No.	BY	DATE	DESCRIPTION
1	LHK	10/25/18	Topographic Survey
2	KSS	11/01/18	Check
3	RAG	11/01/18	Check
4			
5			
6			
7			
8			
9			
10			

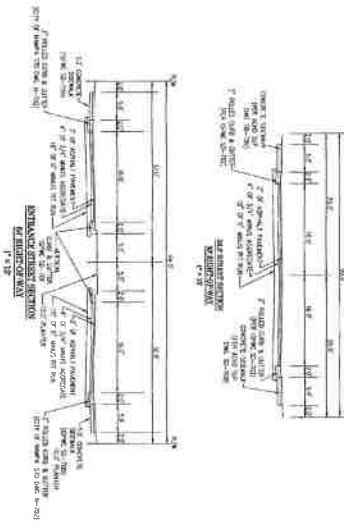
PRELIMINARY PLAT OF IRON MOUNTAIN ESTATES SUBDIVISION A PORTION OF LOT 2, BLOCK 2, OF SCHREINER SUBDIVISION, A SERIAL OF LOT 1/4, SW 1/4, SECTION 4, TOWNSHIP 4 NORTH, RANGE 1 WEST, BOOSE MERIDIAN, CITY OF STAR, ADA COUNTY, IDAHO 2019



NOTES:
1. ALL LOTS AND INTERESTS SHOWN ON THIS SUBDIVISION SHALL BE IN ACCORDANCE WITH THE CITY OF STAR SUBDIVISION ACT.
2. THE SUBDIVISION SHALL BE SUBJECT TO THE CITY OF STAR SUBDIVISION ACT.
3. THE SUBDIVISION SHALL BE SUBJECT TO THE CITY OF STAR SUBDIVISION ACT.
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10. THE SUBDIVISION SHALL BE SUBJECT TO THE CITY OF STAR SUBDIVISION ACT.

ROAD SECTIONS

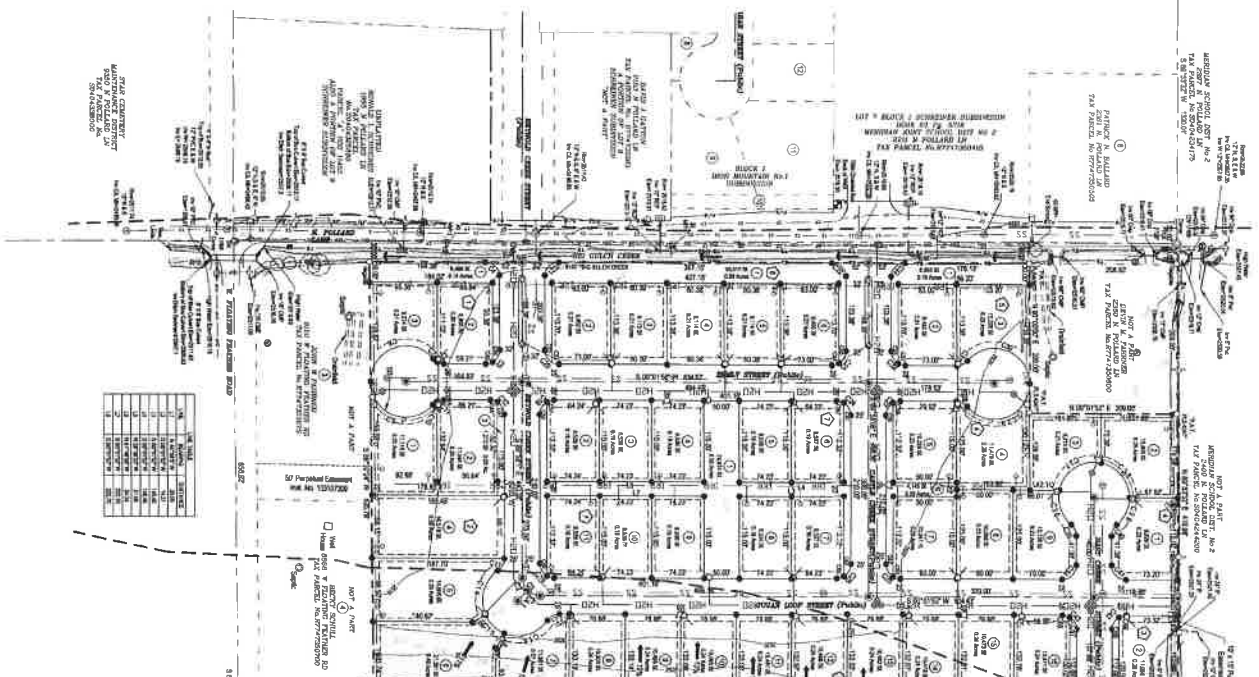


PROJECT INFORMATION

PROJECT: IRON MOUNTAIN ESTATES SUBDIVISION
OWNER: COMPASS LAND SURVEYING
DESIGNER: COMPASS LAND SURVEYING
DATE: 06/06/19

ADDRESS

1. PROJECT: IRON MOUNTAIN ESTATES SUBDIVISION
2. PROJECT: IRON MOUNTAIN ESTATES SUBDIVISION
3. PROJECT: IRON MOUNTAIN ESTATES SUBDIVISION
4. PROJECT: IRON MOUNTAIN ESTATES SUBDIVISION
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9. PROJECT: IRON MOUNTAIN ESTATES SUBDIVISION
10. PROJECT: IRON MOUNTAIN ESTATES SUBDIVISION





TitleOne
a title & escrow co.

PROPERTY INFORMATION

Date:

4/7/2020

Prepared By:

TitleOne Customer Service

Property Address:

N Pollard Ln Star 83669

Parcel Number:

R7747350650

Warmest Regards,

The TitleOne Team
TitleOne Corporation
www.TitleOneCorp.com

Disclaimer

Any property information contained in this email is subject to the following: This report is based on a search of our tract indexes of the county records. This is not a title or ownership report and no examination of the title to the property described has been made. For this reason, no liability beyond the amount paid for this report is assumed hereunder, and the company is not responsible beyond the amount paid for any errors and omissions contained herein.



Parcel ID: R7747350650

Property Addr: N Pollard Ln

Star ID 83669

Property Type: Agriculture

Owner Information

Owner Name: Todd Campbell Construction Inc

Second Owner:

Mail Addr: PO Box 140298

Boise ID 83714

Assessor Information

Legal Desc: LOT 2 BLK 2 SCHREINER SUB

Subdivision: Schreiner Sub

Lot/Block: 2 / 2

Twn/Rng/Sec: 04N / 01W / 04

Acres: 15.64

Irrigation Dist: FARMERS UNION DITCH

Tax Code Area: 272

2019 Levy Rate: 0.0093

Zoning: City of Star-R-3

Homeowner

Exemption:



Treasurer Information

Year: 2017

Tax: \$294.42

Year: 2018

Tax: \$286.78

Year: 2019

Tax: \$200.41

Assessor Categories

Year	Cat.	Description	Acres	Value
2019	10	IRRIGATED AG	15.64	\$21,600.00
		Totals:	15.64	\$21,600.00

Land Information

Residential Acres:

Commercial Acres:

Other Acres:

Street:

Water Source:

Sewer:

Sidewalks:

Curbs and Gutters:

View:

Water Influence:

Corner:

Utilities:

Topography:

Recreation:

Transfer Information

Rec. Date: 10/31/2018

Sale Price:

Doc Num: 103672

Doc Type: Deed

Owner: Todd Campbell Construction Inc

Grantor:

Orig. Loan Amt:

Title Co: FIRST AMERICAN TITLE INSURANCE

Finance Type:

Loan Type:

Lender:

Sentry Dynamics, Inc. and its customers make no representations, warranties or conditions, express or implied, as to the accuracy or completeness of information contained in this report.



State of Idaho

DEPARTMENT OF WATER RESOURCES

Western Region • 2735 W AIRPORT WAY • BOISE, ID 83705-5082

Phone: (208)334-2190 • Fax: (208)334-2348 • Website: www.idwr.idaho.gov

Brad Little
Governor

Gary Spackman
Director

November 06, 2020

TODD CAMPBELL CONSTRUCTION INC
PO BOX 140298
BOISE ID 83714-0298

Re: Change in Water Right Ownership: 63-4690 (**split into 63-34904**)

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 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 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 our office at (208) 334-2190.

Sincerely,

Lynne Evans
Office Specialist II

Enclosure
c: NORMA L SCHREINER
RONALD L SCHREINER



State of Idaho

DEPARTMENT OF WATER RESOURCES

Western Region • 2735 W AIRPORT WAY • BOISE, ID 83705-5082

Phone: (208)334-2190 • Fax: (208)334-2348 • Website: www.idwr.idaho.gov

Brad Little
Governor

Gary Spackman
Director

April 28, 2020

TODD CAMPBELL CONSTRUCTION INC
PO BOX 140298
BOISE ID 83714-0298

RE: Change in Ownership for Water Right No: 63-4690

Dear Interested Parties:

The Department of Water Resources (Western) acknowledges receipt of your Notice of Change in Water Right Ownership.

Our review of your Notice indicates that additional information is required before the Department can process the change. The information required is indicated below:

_____ Evidence of Water Right Ownership: copy of Deed, Title Policy, Contract of Sale, or other legal document indicating your ownership of the property and/or water rights in question

During our review of the documentation you submitted we found discrepancies between that documentation and the legal description of the place of use for the water right indicated in your notice. I have enclosed a copy of the water right and a map for your reference.

If you do own the property referred to in the legal description of the water right, please submit evidence of your ownership of that property to the Department. If you do not own the property, please submit a new form for any water rights that do apply to your property, or a letter withdrawing your Notice.

Because the Department cannot process the Notice without proper documentation, we will hold any action on your notice pending receipt of the necessary information. If we do not receive the necessary information within 30 days we will return your notice and all attachments and your notice will not be processed.

Also, please note that permit holders are required to report any change of ownership and/or mailing address to the Department within 120 days of the change. Failure to report these changes could result in a \$100 late filing fee. Forms to assign ownership or update your address are available from any office of the Department or on the Department's website.

If you have any questions regarding this matter, please contact our office at (208) 334-2190.

Sincerely,


Kersie Thorneycroft
For: Lynne Evans
Office Specialist II

Enclosures