

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

RECEIVED

DEC 16 2019

DEPT OF WATER RESOURCES
SOUTHERN 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?
71-2004A	Yes ☐	Yes ☐		Yes ☐	Yes ☐
(71-2004A)	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: Wesley A. Wills
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): David C. Tedesco, Gemma Tedesco
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or ☐ and/or
- PO Box 2324 Ketchum ID 83340
Mailing address City State ZIP
(602) 791-5252 Dtedesco@tnch.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: 12/13/19
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):
 o \$25 per *undivided* water right.
 o \$100 per *split* water right.
 o 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] 12/12/2019
Signature of new owner/claimant Title, if applicable Date
Signature: [Signature] 12/12/2019
Signature of new owner/claimant Title, if applicable Date

For IDWR Office Use Only:

Received by SG Date 12/16/19 Receipt No. 5037663 Receipt Amt. \$25.00
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 DM Date 12/20/2019



PioneerTitleCo.
GOING BEYOND

491 N. Main Street, Suite 102
Ketchum, ID 83340

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

Instrument # 257455

CHALLIS, CUSTER, IDAHO
12-13-2019 01:56:36 No. of Pages: 2
Recorded for: PIONEER TITLE CANYON - CALDWELL
Lura H. Baker Fee: \$15.00
Ex-Officio Recorder Deputy: TV

File No. 702915 /

WARRANTY DEED

For Value Received Wesley A. Wills, an unmarried man
hereinafter referred to as Grantor, does hereby grant, bargain, sell, warrant and convey unto

David C. Tedesco and Gemma Tedesco, husband and wife, as community property with rights of
survivorship

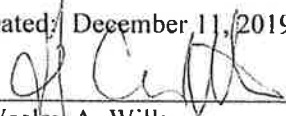
hereinafter referred to as Grantee, whose current address is PO Box 2324 Ketchum, ID 83340

The following described premises, to-wit:

See Exhibit A attached hereto and made a part hereof.

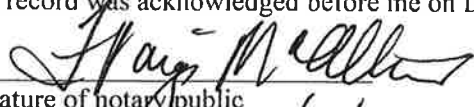
To HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee(s), and Grantees(s) heirs and assigns forever. And the said Grantor(s) does (do) hereby covenant to and with the said Grantee(s), the Grantor(s) is/are the owner(s) in fee simple of said premises; that said premises are free from all encumbrances EXCEPT those to which this conveyance is expressly made subject and those made, suffered or done by the Grantee(s); and subject to U.S. Patent reservations, restrictions, dedications, easements, rights of way and agreements, (if any) of record, and current years taxes, levies, and assessments, includes irrigation and utility assessments, (if any) which are not yet due and payable, and that Grantor(s) will warrant and defend the same from all lawful claims whatsoever.

Dated: December 11, 2019


Wesley A. Wills

State of Idaho, County of Blaine

This record was acknowledged before me on December 12, 2019 by Wesley A. Wills.


Signature of notary public
Commission Expires: 1/5/24

F. PAIGE MCALLISTER
COMMISSION #35535
NOTARY PUBLIC
STATE OF IDAHO

File No. 462981

1 MTC # 702915

Exhibit 'A'

Township 8 North, Range 14 East, Boise Meridian, Custer County, Idaho

Section 4: A parcel of land in the Northwest Quarter Southwest Quarter described as follows:

Beginning at the Quarter Corner common to Section 4 and 5;

Thence South $53^{\circ}51'$ East, 534.23 feet to the Real Point of Beginning on the Easterly Right-of-Way Boundary of U.S. Highway 93 (now State Highway No. 75)

Thence South $88^{\circ}20'30''$ East, 901.10 feet;

Thence South $0^{\circ}02'18''$ West, 747.00 feet,

Thence North $88^{\circ}20'30''$ West, 613.52 feet to the Easterly Boundary of U.S. Highway 93 (now State Highway No. 75);

Thence 151.33 feet along a curve to the left on the Easterly Boundary of U.S. Highway 93 (now State Highway No. 75), with a Central Angle of $2^{\circ}59'32''$, a Radius of 2897.79 feet and a Tangent of 75.68 feet that bears North $18^{\circ}05'28''$ West;

Thence North $21^{\circ}05'00''$ West, 656.72 feet along the Easterly Boundary of U.S. Highway No. 93 (now State Highway No. 75) to the Real Point of Beginning.



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

December 20, 2019

DAVID C TEDESCO
GEMMA TEDESCO
PO BOX 2324
KETCHUM ID 83340-2316

Re: Change in Ownership for Water Right No(s): 71-2004A

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) 293-9908.

Sincerely,

Denise Maline
Administrative Assistant 1

Enclosure(s)

c: Pioneer Title Company of Blaine County (File #702915)
Water District(s) 71 & 170