

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

RECEIVED

JUL 31 2019

Department of Water Resources
Eastern Region

Notice of Change in Water Right Ownership

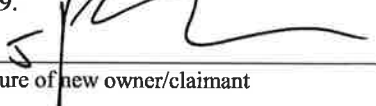
1. List the numbers of all water rights and/or adjudication claim records to be changed. If you only acquired a portion of the water right or adjudication claim, check "Yes" in the "Split?" column. If the water right is leased to the Water Supply Bank, check "Yes". If you are not sure if the water right 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?
22-14162 <i>OK</i>	Yes ☐	Yes ☐		Yes ☐	Yes ☐
22-14163 <i>OK</i>	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: Woods Creek 2 LLC
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): Ferrarone Family Living Trust
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or ☐ and/or
- 8 Ryan Ave Mill Valley CA 94941
Mailing address City State ZIP
- (415) 265-4144 _____
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: September 29, 2017
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.

SUPPORT DATA

IN FILE # 22-14162

8. Signature:  Trustee 7/22/19
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 De Date 7/31/19 Receipt No. ED45203 Receipt Amt. 50.00

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 JB Processed by CR Date 8/7/2019

WARRANTY DEED

Alliance Title & Escrow Corp. Order No.:364846

FOR VALUE RECEIVED

Woods Creek 2, LLC

the grantor(s), do(es) hereby grant, bargain, sell and convey unto

John B Ferrarone and Casey Ferrarone, Trustees of the Ferrarone Family Living Trust, dated February 4, 2015

whose current address is

**8 Ryan Avenue
Mill Valley, CA 94941**

the grantee(s), the following described premises, in Teton County, Idaho, TO WIT:

Parcel 1

The West half of the Northwest Quarter of Section 33, Township 5 North, Range 45 East, Boise Meridian, Teton County, Idaho, being further described as:

Beginning at the Southwest corner of said Section 33, thence North 01°10'34" West 2578.10 feet along West line of Section 33 to a point; thence South 89°51'43" East 1325.29 feet to a point; thence South 01°04'19" East 2575.27 feet to a point; thence North 89°58'50" West 1320.54 feet to the Point of Beginning.

Less:

Commencing at the Northwest corner of Section 33, Township 5 North, Range 45 East, Boise Meridian, which point is also approximately the center line Station 751+85.0 of the County Secondary Road Project S-6820 (3), and running thence South 89°53' East 1338.0 feet; thence South 0°7' West 35.0 feet; thence North 89°53' West 1338.0 feet; thence North 0°7' East 35.0 feet more or less to the Point of Beginning.

Excepting therefrom the existing road right of way

Parcel 2

The South half of the Northeast Quarter of Section 32, Township 5 North, Range 45 East, Boise Meridian, Teton County, Idaho, being further described as:

Beginning at the Southwest corner of Section 33, thence North 89°36'03" West 2633.69 feet to the center Quarter corner Section 32; thence North 01°10'00" West 1314.42 feet to a point; thence South 89°41'02" East 2633.37 feet to a point; thence South 01°10'34" East 1318.25 feet to the Point of Beginning.

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee, heirs and assigns forever. And the said Grantor does hereby covenant to and with the said Grantee(s), that (s)he is/are the owner(s) in fee simple of said premises; that they are free from all encumbrances Except: Current Year Taxes, conditions, covenants, restrictions, reservations, easements, rights and rights of way, apparent or of record.

And that (s)he will warrant and defend the same from all lawful claims whatsoever.

Dated: September 29, 2017

Woods Creek 2, LLC

Jay Ellis
Jay Ellis, Managing Member

State of Texas } ss
County of Dallas }

On this 2nd day of October, 2017, before me, Hugh Hennesy, a Notary Public in and for said state, personally appeared Jay Ellis known or identified to me to be the Managing Member in the Limited Liability Company known as Woods Creek 2, LLC who executed the foregoing instrument, and acknowledged to me that he/she executed the same in said LLC name.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Hugh Hennesy
Notary Public for the State of Texas
Residing at: Dallas, Texas
Commission Expires: January 18, 2018





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

August 07, 2019

FERRARONE FAMILY LIVING TRUST
8 RYAN AVE
MILL VALLEY CA 94941-2124

Re: Change in Ownership for Water Right No(s): 22-14162, 22-14163

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) 497-3779.

Sincerely,

Cher Ramos
Technical Records Specialist 1

Enclosure(s)

cc: Water District 01