

RECEIVED

AUG 27 2018

DEPARTMENT OF
WATER RESOURCESSTATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

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?
2-7381	Yes ☐	Yes ☐		Yes ☐	Yes ☐
36-5588	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: Keith or Joan Neffenger
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): Nick Neffenger
New owner(s) as listed on the conveyance document
- Mailing address: 700 E Pine Ave
530 386 1113
Telephone
- City: Armoniston State: OR ZIP: 97838
- Email: kingval6@yahoo.com

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: 5-1-10

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] Title, if applicable: owner Date: 8-10-18
- Signature: [Signature] Title, if applicable: _____ Date: _____

For IDWR Office Use Only:

Received by: AV Date: 11-2-18 Receipt No.: C105849 Receipt Amt: \$25.00

Active in the Water Supply Bank? Yes ☐ No ☐ If yes, forward to the State Office for processing

Name on W-9: _____ Date: 4-10-19

This document prepared by (and after recording
return to):)

Name: Dan Shaw, Distributions)
Firm/Company: PENSICO Trust Company)
Address: P.O. Box 173859)
City, State, Zip: Denver, CO 80217)
)
)
)
)
)
)

Instrument # 248176

GOODING, GOODING, IDAHO
5-6-2014 10:43:39 No. of Pages: 2
Recorded for : PENSICO
DENISE M. GILL Fee: 13.00
Ex-Officio Recorder Deputy



-----Above This Line Reserved For Official Use Only-----

CORRECTIVE QUITCLAIM DEED (NO LIFE ESTATE TO GRANTOR)

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS (\$10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **PENSICO TRUST COMPANY, Custodian for the Benefit of Nicholas R. Nieffenegger**, hereinafter referred to as "Grantor", does hereby remise, release, quitclaim, grant and convey unto **PENSICO TRUST COMPANY, Custodian for the Benefit of Nicholas R. Nieffenegger**, whose address is **PO Box 173859, Denver, CO 80217-3859**, as to an undivided 80% interest; and **Nicholas R. Nieffenegger**, whose address is **P.O. BOX 1650, HERMISTON, CA 97838**, as to an undivided 20% interest, hereinafter "Grantee", the following lands and property, together with all improvements located thereon, lying in the County of Gooding, State of Idaho, to-wit:

PARCEL 1:

LOT 15, Gridley Island Subdivision

Together with one inch of water of Riley Creek with a priority date of May 1, 1883.

PARCEL 2:

LOT 27, Gridley Island Subdivision according to the plat thereof filed February 12, 1968 in the office of the County Recorder of Gooding County, Idaho. Except that part described as follows:

Beginning at the Auxiliary Meander corner of said Section 1; located on the Easterly tip of Gridley Island;

Thence N 57 degrees 51' W, 174.00 feet;
Thence N 16 degrees 45' E, 15.00 feet;
Thence N 73 degrees 15' W, 511.65 feet;
Thence N 77 degrees 26' W, 398.08 feet;
Thence N 32 degrees 36' E, 252.28 feet to the point of beginning;
Thence N 64 degrees 38' E, 112.40 feet;
Thence N 21 degrees 05' E, 50.00 feet;
Thence N 66 degrees 27' W, 50.48 feet;
Thence S 32 degrees 36' W, 136.00 feet to the point of beginning.

Prior instrument reference: Book xxx, Page xxx, Instrument No. **224029**, of the Recorder of Gooding County, Idaho.

TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's heirs and assigns forever, with all appurtenances thereunto belonging.

Taxes for current tax year shall be paid by Grantor.

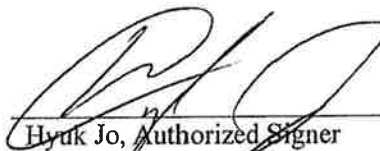
The property herein conveyed is not a part of the homestead of Grantor.

WITNESS Grantor(s) hand(s) on April 28, 2014.

Documentary Transfer Tax is \$0.00

Grantor(s) and Grantee(s) in this conveyance are comprised of the same parties, who continue to hold the same Proportionate interest in the property.

Send Tax Statement to Grantee



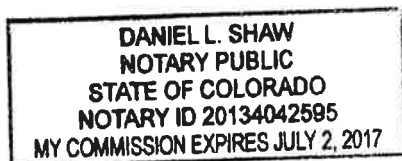
Hyuk Jo, Authorized Signer

PENSCO TRUST COMPANY, Custodian for the Benefit of Nicholas R. Nieffenegger

STATE OF COLORADO
COUNTY OF DENVER

On 04/30/2014 before me, Daniel L. Shaw, a Notary Public, personally appeared Hyuk Jo, Authorized Signer for PENSCO TRUST COMPANY, Custodian for the Benefit of Nicholas R. Nieffenegger, personally known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.


Notary Public

My Commission Expires: 7/2/17

Print Name: Daniel L. Shaw

Grantor(s) Name, Address, phone:
PENSCO TRUST COMPANY, Custodian
for the Benefit of Nicholas R. Nieffenegger,
as to an undivided 80% interest
PO Box 173859
Denver CO 80217
800-962-4238

Grantee(s) Name, Address, phone:
NICHOLAS NIEFFENEGGER, as to an
undivided 20% interest
P.O. BOX 1650
HERMISTON, CA 97838
530-386-1113
SEND TAX STATEMENTS TO GRANTEE

This document prepared by (and after recording
return to):

Name: Dan Shaw, Distributions
Firm/Company: PENSCO Trust Company
Address: P.O. Box 173859
City, State, Zip: Denver, CO 80217

Instrument # 247908

GOODING, GOODING, IDAHO

4-7-2014 07:57:31 No. of Pages: 2

Recorded for : PENSCO TRUST COMPANY

DENISE M. GILL

Fee: 13.00

Ex-Officio Recorder Deputy



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QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS (\$10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **PENSCO TRUST COMPANY, Custodian for the Benefit of Nicholas R. Nieffenegger**, hereinafter referred to as "Grantor", does hereby remise, release, quitclaim, grant and convey unto **PENSCO TRUST COMPANY, Custodian for the Benefit of Nicholas R. Nieffenegger**, whose address is PO Box 173859, Denver, CO 80217-3859, as to an undivided 80% interest; and **Nicholas R. Nieffenegger**, whose address is P.O. BOX 1650, HERMISTON, CA 97838, as to an undivided 20% interest, hereinafter "Grantee", the following lands and property, together with all improvements located thereon, lying in the County of Gooding, State of Idaho, to-wit:

PARCEL 1:

LOT 15, Gridley Island Subdivision

Together with one inch of water of Riley Creek with a priority date of May 1, 1883.

PARCEL 2:

LOT 27, Gridley Island Subdivision according to the plat thereof filed February 12, 1968 in the office of the County Recorder of Gooding County, Idaho. Except that part described as follows:

Beginning at the Auxiliary Meander corner of said Section 1; located on the Easterly tip of Gridley Island;

Thence N 57 degrees 51' W, 174.00 feet;
Thence N 16 degrees 45' E, 15.00 feet;
Thence N 73 degrees 15' W, 511.65 feet;
Thence N 77 degrees 26' W, 398.08 feet;
Thence N 32 degrees 36' E, 252.28 feet to the point of beginning;
Thence N 64 degrees 38' E, 112.40 feet;
Thence N 21 degrees 05' E, 50.00 feet;
Thence N 66 degrees 27' W, 50.48 feet;
Thence S 32 degrees 36' W, 136.00 feet to the point of beginning.

The Grantor does hereby reserve a life estate in said premises during the life of the Grantor.

Prior instrument reference: Book xxx, Page xxx, Instrument No. **224029**, of the Recorder of Gooding County, Idaho.

TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's heirs and assigns forever, with all appurtenances thereunto belonging.

Taxes for current tax year shall be paid by Grantor.

The property herein conveyed is not a part of the homestead of Grantor.

WITNESS Grantor(s) hand(s) on March 31, 2014.

Documentary Transfer Tax is \$0.00

Grantor(s) and Grantee(s) in this conveyance are comprised of the same parties, who continue to hold the same Proportionate interest in the property.

Send Tax Statement to Grantee

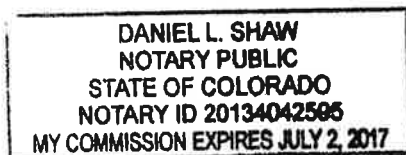


Hyuk Jo, Authorized Signer
PENSCO TRUST COMPANY, Custodian for
the Benefit of Nicholas R. Nieffenegger

STATE OF COLORADO
COUNTY OF DENVER

On 03/31/2014 before me, Daniel L. Shaw, a Notary Public, personally appeared Hyuk Jo, Authorized Signer for PENSCO TRUST COMPANY, Custodian for the Benefit of Nicholas R. Nieffenegger, personally known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.


Notary Public

My Commission Expires:

Print Name: Daniel L. Shaw

Grantor(s) Name, Address, phone:
PENSCO TRUST COMPANY, Custodian
for the Benefit of Nicholas R. Nieffenegger,
as to an undivided 80% interest
PO Box 173859
Denver CO 80217
800-962-4238

Grantee(s) Name, Address, phone:
NICHOLAS NIEFFENEGGER, as to an
undivided 20% interest
P.O. BOX 1650
HERMISTON, CA 97838
530-386-1113
SEND TAX STATEMENTS TO GRANTEE

This document prepared by (and after recording
return to):)

Name: Chris L / Distributions)

Firm/Company: PENSICO Trust Company)

Address: P.O. Box 173859)

City, State, Zip: Denver, CO 80217)

Instrument # 264433

GOODING, GOODING, IDAHO

4-1-2019 10:55:41 AM No. of Pages: 2

Recorded for : PENSICO

DENISE M. GILL

Ex-Officio Recorder Deputy Fee: 15.00

Jana Meschery

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QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS (\$10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **PENSICO TRUST COMPANY, Custodian FBO Nicholas R. Nieffenegger as to an undivided 50% interest, whose address is PO Box 173859, Denver CO 80217-3895**, hereinafter referred to as "Grantor", does hereby remise, release, quitclaim, grant and convey unto **PENSICO TRUST COMPANY, Custodian FBO Nicholas R. Nieffenegger as to an undivided 40% interest, whose address is PO Box 173859, Denver CO 80217-3895; and Nicholas R Nieffenegger as to an undivided 10% interest, whose address is 750 E. Pine Avenue, Hermiston OR 97838**, hereinafter "Grantee", the following lands and property, together with all improvements located thereon, lying in the County of **Gooding**, State of Idaho, to-wit:

PARCEL 1:

LOT 15, Gridley Island Subdivision

Together with one inch of eater of Riley Creek with a priority of May 1, 1883.

PARCEL 2

LOT 27, Gridley Island Subdivision according to the plat thereof filed February 12, 1968 in the office of the County Recorder of Gooding County, Idaho. Except the part described as follows:

Beginning at the Auxiliary Meander corner of said Section 1; located on the Easterly tip of Gridley Island;

Thence N 57 degrees 51' W, 174.00 feet;

Thence N 16 degrees 45' E, 15.00 feet;

Thence N 73 degrees 15' W, 511.65 feet;

Thence N 77 degrees 26' W, 398.08 feet;

Thence N 32 degrees 36' E, 252.28 feet to the point of beginning;

Thence N 64 degrees 38' E, 112.40 feet;

Thence N 21 degrees 05' E, 50.00 feet;

Thence N 66 degrees 27' W, 50.48 feet

Thence S 32 degrees 36' W, 136.00 feet to the point of beginning.

APN: 003090000150

AKA: 1032 Gridley Drive, Hagerman, ID 83332

The Grantor does hereby reserve a life estate in said premises during the life of the Grantor

Prior instrument reference: Book XXX, Page XXX, Document No. 263823, of the Recorder of Gooding County, Idaho.

TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's heirs and assigns forever, with all appurtenances thereunto belonging.

Taxes for current tax year shall be paid by Grantor.

The property herein conveyed is not a part of the homestead of Grantor.

WITNESS Grantor(s) hand(s) on March 25, 2019.

Documentary Transfer Tax is \$0.00
Grantor(s) and Grantee(s) in this conveyance are
comprised of the same parties, who continue to hold the
same Proportionate interest in the property.

Send Tax Statement to Grantor

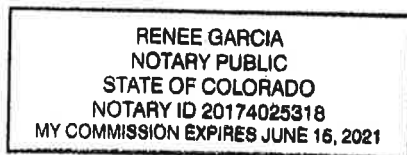


Nicholas Miller, Authorized Signer
PENSCO TRUST COMPANY, Custodian
FBO Nicholas R. Nieffenegger as to an
undivided 50% interest

STATE OF COLORADO
COUNTY OF DENVER

On 3/21/2019 before me, Renee Garcia, a Notary
Public, personally appeared **Nicholas Miller**, Authorized Signer for **PENSCO TRUST COMPANY**,
Custodian FBO Nicholas R. Nieffenegger, whose address is **PO Box 173859, Denver CO 80217-**
3895, as to an undivided 50% interest, personally known to me to be the person whose name is
subscribed to the within instrument and acknowledged to me that he executed the same in his authorized
capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the
person acted, executed the instrument.

WITNESS my hand and official seal.



Renee Garcia
Notary Public

My Commission Expires: 6/16/21

Print Name: Renee Garcia

Grantor(s) Name, Address, phone:
PENSCO TRUST COMPANY, Custodian
FBO Nicholas R. Nieffenegger, as to an
undivided 60% interest
PO Box 173859
Denver, CO 80217
800-962-4238

Grantee(s) Name, Address, phone:
Nicholas R Nieffenegger as to an undivided
10% interest
750 E Pine Ave
Hermiston, OR 97838
530-386-1113

SEND TAX STATEMENTS TO GRANTOR

OCT 09 2018

This document prepared by (and after recording return to):

Name: Stephanie/Distributions
Firm/Company: PENSICO Trust Company
Address: P.O. Box 173859
City, State, Zip: Denver, CO 80217

Instrument # 257028

GOODING, GOODING, IDAHO
12-27-2016 11:07:21 AM No. of Pages: 2
Recorded for : PENSICO TRUST COMPANY
DENISE M. GILL Fees: 13.00
Ex-Officio Recorder Deputy

Ex-Officio Recorder Deputy

Above This Line Reserved For Official Use Only.

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS (\$10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **PENSCO TRUST COMPANY, Custodian FBO Nicholas R. Nieffenegger as to an 80% interest,** hereinafter referred to as "Grantor", does hereby remise, release, quitclaim, grant and convey unto **PENSCO TRUST COMPANY, Custodian FBO Nicholas R. Nieffenegger, whose address is PO Box 173859, Denver CO 80217-3859, as to an undivided 70% interest; and Nicholas R. Nieffenegger, who address is 750 E. Pine Ave, Hermiston OR, 97838, as to an undivided 10% interest,** hereinafter "Grantee", the following lands and property, together with all improvements located thereon, lying in the County of **Gooding**, State of Idaho, to-wit:

PARCEL !:

LOT 15, Gridley Island Subdivision

Together with one inch of water of Riley Creek with a priority of May 1, 1883.

PARCEL 2:

LOT 27, Gridley Island Subdivision according to the plat thereof filed February 12, 1968 in the office of the County Recorder of Gooding County, Idaho. Except that part described as follows:

Beginning at the Auxiliary Meander corner of said Section 1; located on the Easterly tip of Gridley Island;

Thence N 57 degrees 51' W, 174.00 feet;
Thence N 16 degrees 45' E, 15.00 feet;
Thence N 73 degrees 15' W, 511.65 feet;
Thence N 77 degrees 26' W, 398.08 feet;
Thence N 32 degrees 36' E, 252.28 feet to the point of beginning;
Thence N 64 degrees 38' E, 112.40 feet;
Thence N 21 degrees 05' E, 50.00 feet;
Thence N 66 degrees 27' W, 50.48 feet;
Thence S 32 degrees 36' W, 136.00 feet to the point of beginning.

The Grantor does hereby reserve a life estate in said premises during the life of the Grantor.

Prior instrument reference: Book XXX, Page XXX, Instrument No. 247908, of the Recorder of Gooding County, Idaho.

TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's heirs and assigns forever, with all appurtenances thereunto belonging.

Taxes for current tax year shall be paid by Grantor.

The property herein conveyed is not a part of the homestead of Grantor.

WITNESS Grantor(s) hand(s) on December 21, 2016.

Documentary Transfer Tax is \$0.00
Grantor(s) and Grantee(s) in this conveyance are
comprised of the same parties, who continue to hold the
same Proportionate interest in the property.

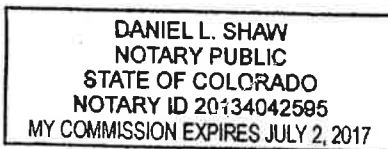
Send Tax Statement to Grantee

Eric Brauchler
Eric Brauchler, Authorized Signer
PENSCO TRUST COMPANY, Custodian
FBO Nicholas R. Nieffenegger as to an 80%
interest

STATE OF COLORADO
COUNTY OF DENVER

On 12/21/2016 before me, Daniel L. Shaw, a Notary
Public, personally appeared **Eric Brauchler**, Authorized Signer for **PENSCO TRUST COMPANY**,
Custodian, personally known to me to be the person whose name is subscribed to the within instrument
and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on
the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.



Daniel L. Shaw
Notary Public

My Commission Expires: 7/2/2017

Print Name: Daniel L. Shaw

Grantor(s) Name, Address, phone:
PENSCO TRUST COMPANY, Custodian
FBO Nicholas R. Nieffenegger, as to an
undivided 70% interest
PO Box 173859
Denver, CO 80217
800-962-4238

Grantee(s) Name, Address, phone:
Nicholas R. Nieffenegger, as to an undivided
10% interest
750 E. Pine Ave
Hermiston, OR 97838
5303861113

SEND TAX STATEMENTS TO GRANTEE

G070317

Instrument # 224029

GOODING, GOODING, IDAHO

2007-10-31

02:03:58 No. of Pages: 3

Recorded for : GOODING TITLE AND ESCROW, INC

DENISE M. GILL

Fee: 9.00

Ex-Officio Recorder Deputy



WARRANTY DEED

For value received, KEITH NIEFFENEGGER, a single man, the Grantor, does hereby grant, bargain, sell and convey unto PENSICO TRUST COMPANY, Custodian for the Benefit of Nicholas R. Nieffenegger, whose address is P.O. Box 26903, San Francisco, California, 94126-6903, herein called the Grantee, all his right, title and interest in and to the real property situated in Gooding County, Idaho, and described as follows:

PARCEL 1:

LOT 15, Gridley Island Subdivision

Together with one inch of water of Riley Creek with a priority date of May 1, 1883.

PARCEL 2:

LOT 27, Gridley Island Subdivision according to the plat thereof filed February 12, 1968 in the office of the County Recorder of Gooding County, Idaho. Except that part described as follows:

Beginning at the Auxiliary Meander corner of said Section 1; located on the Easterly tip of Gridley Island;

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thence N 16°45' E, 15.00 feet;

thence N 73°15' W, 511.65 feet;

thence N 77°26' W, 398.08 feet;

thence N 32°36' E, 252.28 feet to the point of beginning;

thence N 64°38' E, 112.40 feet;

thence N 21°05' E, 50.00 feet;

thence N 66°27' W, 50.48 feet;

thence S 32°36' W, 136.00 feet to the point of beginning.

The Grantor does hereby reserve a life estate in said premises during the life of the Grantor.

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the Grantee, his heirs and assigns forever. And the Grantor does hereby covenant to and with the Grantee that she is the owner in fee-simple interest of said premises; that the premises are free from all encumbrances except current ad valorem taxes, levies, assessments, restrictions, reservations, easements or record and apparent, and Grantor will warrant and defend the same from all lawful claims whatsoever.

In construing this deed, and where the context so requires, the singular includes the plural; the masculine, the feminine and the neuter.

IN WITNESS WHEREOF, Grantor has hereunto subscribed her name to this Instrument this 23rd day of October, 2007.


KEITH NIEFFENEGER

STATE OF IDAHO)
) ss.
County of Twin Falls)

On this 23rd day of October, 2007, before me, the undersigned, a Notary Public in and for said County and State, personally appeared KEITH NIEFFENEGGER, a single man, known or identified to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

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



Lori Williamson
NOTARY PUBLIC FOR IDAHO
Residing at Filer, Id.
My commission expires 11/24/2010

QUITCLAIM DEED

FOR VALUE RECEIVED, JOAN NIEFFENEGGER, hereby remises, releases, and forever quitclaims unto KEITH L. NIEFFENEGGER, herein called the Grantee, all of her right, title and interest in and to the real property situated in Gooding County, Idaho, and described as follows:

LOT 15, Gridley Island Subdivision

**Together with one inch of water of Riley Creek
with a priority date of May 1, 1883.**

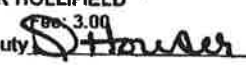
TO HAVE AND TO HOLD the said premises, with their appurtenances unto said Grantee and her heirs and assigns forever.

DATED this 16 day of March, 2007.


DOLORES ARLINE HARTMAN, General Power
Of Attorney for JOAN NIEFFENEGGER

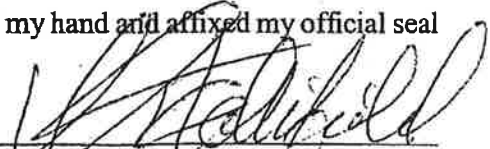
STATE OF IDAHO)
) ss.
County of Twin Falls)

Instrument # 220787

GOODING, GOODING, IDAHO
2007-03-21 10:18:08 No. of Pages: 1
Recorded for : WILLIAM R HOLLIFIELD
DENISE M. GILL Fee: 3.00
Ex-Officio Recorder Deputy 

On the 16 day of March, 2007, before me, the undersigned, a Notary Public for said County and State, personally appeared DOLORES ARLINE HARTMENT, known or identified to me to be the individual holding General Power of Attorney for JOAN NIEFFENEGGER, that executed the same instrument.

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 IDAHO
Residing at Twin Falls
My commission expires: 9/16/2011

QUITCLAIM DEED

FOR VALUE RECEIVED, JOAN NIEFFENEGGER, hereby remises, releases, and forever quitclaims unto KEITH L. NIEFFENEGGER, herein called the Grantee, all of her right, title and interest in and to the real property situated in Gooding County, Idaho, and described as follows:

LOT 27, Gridley Island Subdivision according to the plat thereof filed February 12, 1968 in the office of the County Recorder of Gooding County, Idaho. Except that part described as follows:

Beginning at the Auxiliary Meander corner of said Section 1; located on the Easterly tip of Gridley Island;

**thence N 57°51' W, 174.00 feet;
thence N 16°45' E, 15.00 feet;
thence N 73°15' W, 511.65 feet;
thence N 77°26' W, 398.08 feet;
thence N 32°36' E, 252.28 feet to the point of beginning;
thence N 64°38' E, 112.40 feet;
thence N 21°05' E, 50.00 feet;
thence N 66°27' W, 50.48 feet;
thence S 32°36' W, 136.00 feet to the point of beginning.**

An express consideration hereof is that purchasers covenant and agree that any residential building which may be built on said tract will be a single family residence, constructed substantially as follows:

- (a) Shall contain not less than 600 square feet of floor space;**
- (b) Will contain inside plumbing;**
- (c) Will construct septic tanks and field drains, but no drains will be closer than 50 feet to the lake or river or any domestic water connection;**
- (d) Will construct no unsightly outbuildings or sheds or barbed wire fences;**
- (e) No building will be erected closer than 10 feet to any lot lines, except the shore line;**
- (F) Will not construct a building more than 16 feet high unless by special from grantor. It is expressly understood and agreed that vendor except and reserve all mineral rights and an easement over, along and upon said premises for the installation and repair of water lines, power lines or other similar utilities.**

TO HAVE AND TO HOLD the said premises, with their appurtenances unto said Grantee and her heirs and assigns forever.

DATED this 16 day of March, 2007.

Dolores Arline Hartman
DOLORES ARLINE HARTMAN, General Power
Of Attorney for JOAN NIEFFENEGGER

STATE OF IDAHO)
) ss.
County of Twin Falls)

On the 16 day of March, 2007, before me, the undersigned, a Notary Public for said County and State, personally appeared DOLORES ARLINE HARTMENT, known or identified to me to be the individual holding General Power of Attorney for JOAN NIEFFENEGGER, that executed the same instrument.

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



[Signature]
NOTARY PUBLIC FOR IDAHO
Residing at Twin Falls
My commission expires: 9/16/2011

QUITCLAIM DEED

FOR VALUE RECEIVED, KEITH L. NIEFFENEGGER, Incapacity Trustee, under the KEITH L. NIEFFENEGGER AND JOAN NIEFFENEGGER LIVING TRUST, dated March 2, 1995, and any amendments thereto, hereby remises, releases, and forever quitclaims unto KEITH L. NIEFFENEGGER, Individual, herein called the Grantee, all of his right, title and interest in and to the real property situated in Gooding County, Idaho, and described as follows:

LOT 15, Gridley Island Subdivision

**Together with one inch of water of Riley Creek
with a priority date of May 1, 1883.**

TO HAVE AND TO HOLD the said premises, with their appurtenances unto said Grantee and her heirs and assigns forever.

DATED this 16 day of March, 2007.

Instrument # 220789

GOODING, GOODING, IDAHO

2007-03-21 10:29:01 No. of Pages: 1

Recorded for : WILLIAM R HOLLIFIELD

DENISE M. GILL

Ex-Officio Recorder Deputy

~~Fee: 3.00~~

Deputy

Egg: 3.00
D. Houser

Keith L. Nieffenegger
 KEITH L. NIEFFENEGGER, Incapacity Trustee,
 under the KEITH L. NIEFFENEGGER AND JOAN
 NIEFFENEGGER LIVING TRUST, dated March 2,
 1995, and any amendments thereto.

STATE OF IDAHO)
) ss.
County of Twin Falls)

On the 16 day of March, 2007, before me, the undersigned, a Notary Public for said County and State, personally appeared KEITH L. NIEFFENEGGER, Incapacity Trustee, under the KEITH L. NIEFFENEGGER AND JOAN NIEFFENEGGER LIVING TRUST, dated March 2, 1995, and any amendments thereto, known or identified to me to be the individual that executed the same instrument.

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 IDAHO

Residing at

My commission expires 9/16/2011

QUITCLAIM DEED

FOR VALUE RECEIVED, KEITH L. NIEFFENEGGER, Incapacity Trustee, under the KEITH L. NIEFFENEGGER AND JOAN NIEFFENEGGER LIVING TRUST, dated March 2, 1995 and any amendments thereto, hereby remises, releases, and forever quitclaims unto KEITH L. NIEFFENEGGER, Individual, herein called the Grantee, all of her right, title and interest in and to the real property situated in Gooding County, Idaho, and described as follows:

LOT 27, Gridley Island Subdivision according to the plat thereof filed February 12, 1968 in the office of the County Recorder of Gooding County, Idaho. Except that part described as follows:

Beginning at the Auxiliary Meander corner of said Section 1; located on the Easterly tip of Gridley Island;

**thence N 57°51' W, 174.00 feet;
thence N 16°45' E, 15.00 feet;
thence N 73°15' W, 511.65 feet;
thence N 77°26' W, 398.08 feet;
thence N 32°36' E, 252.28 feet to the point of beginning;
thence N 64°38' E, 112.40 feet;
thence N 21°05' E, 50.00 feet;
thence N 66°27' W, 50.48 feet;
thence S 32°36' W, 136.00 feet to the point of beginning.**

An express consideration hereof is that purchasers covenant and agree that any residential building which may be built on said tract will be a single family residence, constructed substantially as follows:

- (a) Shall contain not less than 600 square feet of floor space;**
- (b) Will contain inside plumbing;**
- (c) Will construct septic tanks and field drains, but no drains will be closer than 50 feet to the lake or river or any domestic water connection;**
- (d) Will construct no unsightly outbuildings or sheds or barbed wire fences;**
- (e) No building will be erected closer than 10 feet to any lot lines, except the shore line;**
- (F) Will not construct a building more than 16 feet high unless by special from grantor. It is expressly understood and agreed that vendor except and reserve all mineral rights and an easement over, along and upon said premises for the installation and repair of water lines, power lines or other similar utilities.**

TO HAVE AND TO HOLD the said premises, with their appurtenances unto said Grantee and her heirs and assigns forever.

DATED this 16 day of March, 2007.

Keith L. Nieffenegger
KEITH L. NIEFFENEGGER, Incapacity Trustee,
under the KEITH L. NIEFFENEGGER AND JOAN
NIEFFENEGGER LIVING TRUST, dated March 2,
1995 and any amendments thereto.

STATE OF IDAHO)
) ss.
County of Twin Falls)

On the 16 day of March, 2007, before me, the undersigned, a Notary Public for said County and State, personally appeared KEITH L. NIEFFENEGGER, Incapacity Trustee, under the KEITH L. NIEFFENEGGER AND JOAN NIEFFENEGGER LIVING TRUST, dated March 2, 1995 and any amendments thereto, known or identified to me to be the individual that executed the same instrument.

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

[Signature]
NOTARY PUBLIC FOR IDAHO
Residing at Twin Falls
My commission expires: 9/16/2011

WARRANTY DEED

For value received, DOLORES ARLINE HARTMAN, single woman, the Grantor, does hereby grant, bargain, sell and convey unto KEITH L. NIEFFENEGGER, a single man whose address is 1032 Gridley Drive, Hagerman, Idaho 83332, herein called the Grantee, all her right, title and interest in and to the real property situated in Gooding County, Idaho, and described as follows:

LOT 15, Gridley Island Subdivision

**Together with one inch of water of Riley Creek
with a priority date of May 1, 1883.**

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the Grantee, his heirs and assigns forever. And the Grantor does hereby covenant to and with the Grantee that he is the owner in fee-simple interest of said premises; that the premises are free from all encumbrances except current ad valorem taxes, levies, assessments, restrictions, reservations, easements or record and apparent, and Grantor will warrant and defend the same from all lawful claims whatsoever.

In construing this deed, and where the context so requires, the singular includes the plural; the masculine, the feminine and the neuter.

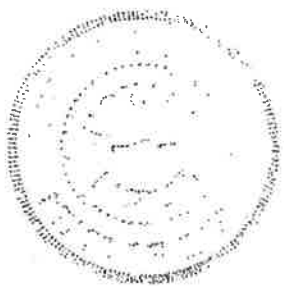
IN WITNESS WHEREOF, Grantor has hereunto subscribed his name to this Instrument this 16 day of March, 2007.


DOLORES ARLINE HARTMAN

STATE OF IDAHO)
) ss.
County of Twin Falls)

On this 16th day of March, 2007 , before me, the undersigned, a Notary Public in and for said County and State, personally appeared DOLORES ARLINE HARTMAN, single woman, known or identified to be the person whose name is subscribed to the within instrument, and acknowledged to me that she executed the same.

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





NOTARY PUBLIC FOR IDAHO
Residing at Twin Falls
My commission expires 9/16/2011

160761/173048

CORRECTED WARRANTY DEED

For Value Received, **KEITH NIEFFENEGGER AND JOAN NIEFFENEGGER** LIVING TRUST

Hereinafter called grantor, hereby grants, bargains, sells and conveys unto: **DOLORES ARLINE HARTMAN**, with life estate to **KEITH L. NIEFFENEGGER AND JOAN NIEFFENEGGER**, Trustees or their successors in trust, under the **KEITH AND JOAN NIEFFENEGGER LIVING TRUST**, dated March 2, 1995 and any amendments thereto.

Hereinafter called the grantee, whose current address is: 1032 Gridley Drive

Hagerman, ID 83332

the following described premises, in GOODING County, Idaho, to-wit:

LOT 15, Gridley Island Subdivision

Together with one inch of water of Riley Creek with a priority date of May 1, 1883.

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantees 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 they are free from all encumbrances except as described above and that Grantor will warrant and defend the same from all lawful claims whatsoever.

Keith L. Nieffenegger
KEITH L. NIEFFENEGGER

JOAN NIEFFENEGGER

Joan Nieffenegger

STATE OF IDAHO, COUNTY OF TWIN FALLS

On this **DEC 08 1997** before me,
public in and for said State, personally
appeared

KEITH L. NIEFFENEGGER

JOAN NIEFFENEGGER

STATE OF IDAHO, COUNTY OF **Gooding**

I hereby certify that this instrument was filed for me, a notary
at the request of **m. Gary Atkinson**

at **17** minutes past **9** o'clock **A** m.

this **19th** day of **Dec.**

1997 in my office, and duly recorded in Book of

Deeds at page

173423

HELEN P. EDWARDS

Ex-Officio Recorder

By *Penny Whitson*

Fees \$**3.00**

known to me to be the person(s) whose name(s)
is/are subscribed to the within instrument, and
acknowledged to me that they executed the
same.

Notary Public

Residing at **Twin Falls**, Idaho

Commission Expires: **07-17-03**

Mail to:



PO Box 173859
Denver, CO 80217-3859
Phone : 800-962-4238
www.pensco.com

For the Account of :
NICHOLAS NIEFFENEGGER

Account Number: 0000000NI1CX

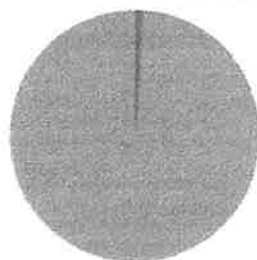
Date: JULY 1, 2018 THROUGH SEPTEMBER 30, 2018

Account Type: IRA

A valued client since 2007

NICHOLAS NIEFFENEGGER
750 E PINE AVE
HERMISTON, OR 97838

Account Allocation



*CASH	0.8%
REAL ESTATE/DEEDS OF TRUST	99.2%
Total:	100.0%

Account Summary

Asset Class	Market Value
*CASH	\$1,774.75
REAL ESTATE/DEEDS OF TRUST	\$210,000.00
Total Assets	\$211,774.75

Uninvested cash deposits held in your account (which are not considered investments in your account) are on deposit with one or more FDIC-insured commercial financial institutions that are categorized by the FDIC as "well capitalized." Such cash deposits are insured by the FDIC through such commercial institution(s) to the legal limit per depositor.

Activity Summary

	Current Period	Year-to-Date
Contributions and Rollovers	\$0.00	\$3,000.00
Deposits and Receipts	\$0.09	\$0.27
Investment Transactions	\$0.00	(\$1,629.80)
Distributions	\$0.00	\$0.00
Transfers	\$0.00	\$0.00
Fees	(\$185.48)	(\$556.85)
Miscellaneous	\$0.00	\$0.00
Interest Earned	\$0.09	
Annual Percentage Yield Earned	0.02 %	



PO Box 173859
Denver, CO 80217-3859
Phone : 800-962-4238
www.pensco.com

IRA Account 0000000NI1CX
NICHOLAS NIEFFENEGGER

Date Period: JULY 1, 2018 - SEPTEMBER 30, 2018

Review Of Assets

Shares/Units	Description	Ticker / Asset ID	Price	Total Market Value
*Cash				
	PRINCIPAL			\$1,774.75
Real Estate/Deeds of Trust				
0.700	GOODING ID 1032 GRIDLEY DR 70%	000TL1032	300,000.00	\$210,000.00
Grand Total				\$211,774.75

Activity Review

Date		Quantity	Principal Cash
07/05/2018	Cash Disbursement Fee Payment from Account Cash		(\$185.48)
07/31/2018	Account Cash Interest Idle Cash Interest		\$0.03
08/31/2018	Account Cash Interest Idle Cash Interest		\$0.03
09/30/2018	Account Cash Interest Idle Cash Interest		\$0.03
Total			(\$185.39)

[Close](#)IDAHO DEPARTMENT OF WATER RESOURCES
Water Right Report

7/31/2018

WATER RIGHT NO. 2-7381

<u>Owner Type</u>	<u>Name and Address</u>
Current Owner	JOAN M NIEFFENEGGER 1032 GRIDLEY DR HAGERMAN, ID 83333
Current Owner	KEITH L NIEFFENEGGER 1032 GRIDLEY LN HAGERMAN, ID 83333

Priority Date: 02/07/1977

Basis: Decreed

Status: Active

<u>Source</u>	<u>Tributary</u>
SNAKE RIVER	COLUMBIA RIVER

<u>Beneficial Use</u>	<u>From</u>	<u>To</u>	<u>Diversion Rate</u>	<u>Volume</u>
IRRIGATION	03/15	11/15	0.02 CFS	2 AFA
Total Diversion			0.02 CFS	

Location of Point(s) of Diversion:

SNAKE RIVER|NENWSE Lt 11|Sec. 01|Township 08S|Range 13E|GOODING County

Place(s) of use:

Place of Use Legal Description: IRRIGATION GOODING County



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

Brad Little
Governor

Gary Spackman
Director

April 10, 2019

NICK NIEFFENEGGER
750 E PINE AVE
HERMISTON OR 97838-2525

PENSCO TRUST CO
PO BOX 173859
DENVER CO 80217-3859

Re: Change in Ownership for Water Right No(s): 2-7381 & 36-55BB

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) 287-4942.

Sincerely,

Jean Hersley
Technical Records Specialist 2

Enclosure(s)

c: Water District No. 36A
Water District No. 02

Hersley, Jean

From: Juana Madrigal <jmadrigal@co.gooding.id.us>
Sent: Wednesday, April 10, 2019 1:42 PM
To: Hersley, Jean
Subject: RE: Nieffenegger

You are so welcome. Let me know if you need anything else

From: Hersley, Jean [mailto:Jean.Hersley@idwr.idaho.gov]
Sent: Wednesday, April 10, 2019 1:42 PM
To: Juana Madrigal <jmadrigal@co.gooding.id.us>
Subject: RE: Nieffenegger

Thank you so much! This is really helpful! I appreciate it.

*Jean Hersley
Idaho Dept Water Resources
Technical Records Specialist II
208-287-4942*

From: Juana Madrigal [mailto:jmadrigal@co.gooding.id.us]
Sent: Wednesday, April 10, 2019 1:30 PM
To: Hersley, Jean <Jean.Hersley@idwr.idaho.gov>
Subject: Nieffenegger

Please let me know if you need me to go further back on the deed research.

Hersley, Jean

From: Hersley, Jean
Sent: Wednesday, April 10, 2019 8:40 AM
To: 'dgill@co.gooding.id.us'
Subject: warranty deeds

The Department of Water Resources is in the process of updating ownership of water rights appurtenant to Lot 15 and Lot 27 , Gridley Island Subdivision. I am looking for warranty deeds that conveyed the property from Keith L Nieffenegger & Joan M Nieffenegger to Pensco Trust Company. I appreciate any help you can give me. Please email the documents to this email or fax to (208) 287-6700, attn.: Jean. Thank you.

*Jean Hersley
Idaho Dept Water Resources
Technical Records Specialist II
208-287-4942*



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

C.L. "Butch" Otter
Governor

RECEIVED

Gary Spackman
Director

August 28, 2018

NOV 02 2018

DEPARTMENT OF
WATER RESOURCES

NICK NIEFFENEGGER
750 E PINE AVE
HERMISTON OR 97838-2525

RE: Change in Ownership Water Right No(s): 2-7381

And 36-558B

Dear Interested Parties:

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

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

☒ Filing Fee of \$25 per water right

☒ 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

Effective July 1, 2000, the legislature enacted House Bill No. 545 requiring a filing fee for a change in water right ownership. The fee is \$25 per water right, except for ownership changes resulting in the division of a water right, which is \$100 per water right. All ownership change notices received after June 30, 2000 must include the appropriate filing fees in order to be processed. We have determined that the filing fee for your notice will be \$25.

Because the Department cannot process the Notice without proper documentation and fees, we will hold any action on your notice pending receipt of the necessary information and fees. If we do not receive the necessary information and fees 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 me at (208) 287-4942.

Sincerely,

Jean Hersley

Jean Hersley
Technical Records Specialist II

*PL 10/2/18
sent copy of deed*

Enclosure(s)

10/2/18

Dear Jean

This is a response
to your Aug. 28 letter

Please find a copy of
deed to 1032 Bradley Dr
Hagerman and 20

Poling Ave - Thanks

Nick Wolfing

2-7381

RECEIVED

OCT 09 2018

DEPARTMENT OF
WATER RESOURCES

Hersley, Jean

From: Hersley, Jean
Sent: Thursday, October 11, 2018 8:56 AM
To: 'Nick Nieffenegger'
Subject: RE: ownership change for water right 2-7381
Attachments: 20181011085207.pdf

I will hold the ownership change request for you and check in with you if I don't hear anything in 30 days.
Water Right 36-55BB is an irrigation right for 1.1 acres and 0.04 cfs.

I have attached a water conversion factors chart for the answer to your question, "How much water is an inch?" Please let me know if you have any other questions. Thank you.

Jean Hersley
Idaho Dept Water Resources
Technical Records Specialist II
208-287-4942

-----Original Message-----

From: Nick Nieffenegger [mailto:kingvale6@yahoo.com]
Sent: Wednesday, October 10, 2018 11:20 AM
To: Hersley, Jean <Jean.Hersley@idwr.idaho.gov>
Subject: Re: ownership change for water right 2-7381

dear Jrean

I do want both water rights transferred.

It is a bit complicated. I think a quit claim ws made by Joan (my aunt) to Deloris Hartman (cousin) then quit claimed to (Keith Nieffenegger Uncle). I purchased property in my IRA handled by Pensco Trust company. Currently, 70% is held by Pensco trust and 30% by me. Don't know why county shows 10%.

As I take it out of IRA I have to pay taxes so....

I need to go back to the county and get these items for you to make transfer. I'm in Oregon now but will try to go soon (next few weeks) Please bear with me Nick Nieffenegger

By the way. How much water is an inch? How much on the other right?

On Wed, 10/10/18, Hersley, Jean <Jean.Hersley@idwr.idaho.gov> wrote:

Subject: ownership change for water right 2-7381
To: "kingvale6@yahoo.com" <kingvale6@yahoo.com>
Date: Wednesday, October 10, 2018, 9:26 AM

Thank you for responding

to my request for additional information and filing fees. This water right is currently in the names of Joan M. Nieffenegger and Keith L Nieffenegger. The quit claim deed you provided conveys interest from Pensco Trust Company to Pensco Trust Company (70% interest) and Nicholas R. Nieffenegger (10% interest). The Department will need to see documentation on how the land was conveyed to Pensco Trust Company.

Also, water right 36-55BB is also appurtenant to the land conveyed in the quitclaim deed. Please let me know if you would like to add this water right to your request for ownership change. If you add water right 36-55BB to this request, an additional \$25 will be required.

Please provide the requested information within 30 days or your request will be returned to you unprocessed.

Please contact me if you have any questions. Thank you.

Jean Hersley
Idaho Dept Water
Resources
Technical Records Specialist
II
208-287-4942