

STATE 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?
57-1124	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: Benson Farms, INC
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): Young's Riverfront Ranch, LP
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or ☐ and/or
- 10547 Young's Ln. Melba ID 83641
Mailing address City State ZIP
- 208-841-2974 amyanddean@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: May 28, 2009
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] general partner 2-1-2019
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 AK Date 2/13/2019 Receipt No. W047134 Receipt Amt. 2500
 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 RD Date 4/5/19

WARRANTY DEED

FOR VALUE RECEIVED ALVIN B. BENSON, A SINGLE PERSON, LITA HOAGLAND, A MARRIED PERSON, THOMAS E. BENSON AND JACQUELINE L. BENSON, HUSBAND AND WIFE, JERRY L. BENSON, A MARRIED PERSON, BRUCE A. BENSON, A MARRIED PERSON, SCOTT J. BENSON, A SINGLE PERSON AND JEFFREY R. BENSON, A SINGLE PERSON

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

M. DEAN YOUNG, A SINGLE PERSON AND J. LAVAR YOUNG AND JANET YOUNG, HUSBAND AND WIFE

the Grantees, whose address is

HC 79 Box 58
Melba, Id 83641

the following described premises, to-wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF BY THIS REFERENCE:

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 said premises are free from all encumbrances; except for general taxes and assessments for the year 1998 and subsequent years, covenants, conditions, restrictions and easements of record; and that they will warrant and defend the same from all lawful claims whatsoever.

DATED: March 12, 1998

Alvin B. Benson Lita Hoagland Thomas E. Benson
ALVIN B. BENSON LITA HOAGLAND THOMAS E. BENSON
Jacqueline L. Benson Jerry L. Benson Bruce A. Benson
JACQUELINE L. BENSON JERRY L. BENSON BRUCE A. BENSON
Scott J. Benson Jeffrey R. Benson
SCOTT J. BENSON JEFFREY R. BENSON

STATE OF ~~IDAHO~~ WASHINGTON
COUNTY OF ~~CANYON~~ LEWIS

On this 27 day of March, 1998, before me a notary public, personally appeared

BRUCE A. BENSON

known or identified to me to be the person(s) who(se) name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they have executed the same.

Karen M. Emerson
Notary Public
Residing at Chehalis, WA
My commission expires: 5/9/98

NOTARY PUBLIC
STATE OF WASHINGTON
KAREN M. EMERSON
My Appointment Expires MAY 9, 1998

STATE OF IDAHO
COUNTY OF CANYON

On this 16th day of March, 1998, before me a notary

public, personally appeared ALVIN B. BENSON, LITA HOAGLAND THOMAS E. BENSON, JACQUELINE L. BENSON, JERRY L. BENSON, BRUCE A. BENSON, SCOTT J. BENSON, JEFFREY R. BENSON

known or identified to me to be the person(s) who(se) name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they have executed the same.

Darva E. Greenleaf
Notary Public
Residing at GREENLEAF, ID
My commission expires: 9-1-99



224431

REQUEST OF

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Co

FILED - RECORDED

APR 1
98 MAR 32 PM 4:42

JIM HUNTLEY JR.
OWYHEE COUNTY RECORDER

BY R. J. Huntley
DEPUTY

Exhibit "A"

The N1/4 SE1/4 NW1/4 of Section 1 in Township 1 South, Range 3 West, B. M., Owyhee County, Idaho; and a parcel of land in Lot 3 of Section 1, Township 1 South, Range 3 West, B. M., described as follows:

BEGINNING at a point 330 feet West of the Northeast corner of said Lot 3;
Thence running West a distance of 822.6 feet;
Thence South 1171.5 feet to the South line of said Lot 3;
Thence East along said South line of Lot 3, 822.6 feet;
Thence North 1171.5 feet to the POINT OF BEGINNING.

EXCEPTING THEREFROM the following described parcel

This parcel is a portion of Government Lot 3 of Section 1, Township 1 South, Range 3 West of the Boise Meridian and is more particularly described as follows:

COMMENCING at the Northeast corner of said Government Lot 3;
Thence South $89^{\circ}35'25''$ West along the North boundary of said Government Lot 3 a distance of 330.00 feet to the TRUE POINT OF BEGINNING;
Thence South $0^{\circ}26'56''$ West a distance of 235.95 feet;
Thence North $59^{\circ}09'27''$ West a distance of 466.36 feet to a point on said North boundary;
Thence South $89^{\circ}33'03''$ East along said North boundary a distance of 402.27 feet to the TRUE POINT OF BEGINNING.

All that part of the S1/2 NW1/4 of Section 1, Township 1 South, Range 3 West, B. M., particularly described as follows, to-wit:

COMMENCING at the center of said Section 1, and running thence North on the half section line a distance of 990 feet;
Thence running West a distance of 1760 feet;
Thence running South 990 feet to the East and West half section line;
Thence running East a distance of 1760 feet to the POINT OF BEGINNING

WARRANTY DEED

FOR VALUE RECEIVED, **J. LAVAR YOUNG** and **JANET B. YOUNG**, the Grantor(s), of Melba, Owyhee County, Idaho do hereby grant, bargain, sell and convey unto **Young's Riverfront Ranch, LP.**, the Grantee, whose current address is **10547 Young's Ln. Melba, Owyhee County, Idaho** the following described premises, in **Owyhee County, Idaho**, TO WIT:

SEE ATTACHMENT "A"

This parcel contains 68.84 acres.

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee, heirs and assigns forever. And the said Grantor(s) do(es) 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: 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: 5-28-09

J. Lavar Young
J. Lavar Young

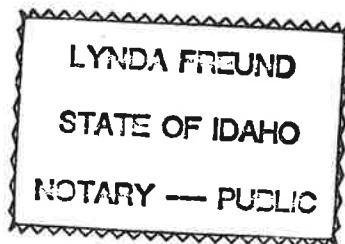
Janet B. Young
Janet B. Young

State of Idaho)

) S.S.

County of Owyhee)

On this 28th day of May, in the year 2009, before me
Lynda Freund, personally appeared J. Lavar Young / Janet B. Young, proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is(are) subscribed to the within instrument, and acknowledged that he(she)(they) executed the same.



Lynda Freund
Notary Public Idaho
My Commission Expires on 12/15/2010

Instrument # 268261

MURPHY, OWYHEE, IDAHO

5-28-2009 11:26:32 No. of Pages: 2

Recorded for: YOUNG'S RIVERFRONT RANCH, LP

CHARLOTTE SHERBURN

Ex-Officio Recorder Deputy W. Peterson Fee: 6.00

Index to: DEED, WARRANTY

ATTATCHMENT "A"

The N 1/4 SE 1/4 NW 1/4 of Section 1 in Township 1 South, Range 3 West, B. M., Owyhee County, Idaho; and a parcel of land in Lot 3 of Section 1, Township 1 South, Range 3 West, B. M., described as follows:

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Thence East along said South line of Lot 3, 822.6 feet;
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Thence South 0°26'56" West a distance of 235.95 feet;
Thence North 59°09'27" West a distance of 466.36 feet to a point on said North boundary;
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COMMENCING at the center of said Section 1, and running thence North on the half section line a distance of 990 feet;
Thence running West a distance of 1760 feet;
Thence running South 990 feet to the East and West half section line;
Thence running East a distance of 1760 feet to the POINT OF BEGINNING.

TOTAL acreage assessed by County 68.84 ac

IDAHO Department of Water Resources



WATER RIGHT REPORT

2/9/2019

IDAHO DEPARTMENT OF WATER RESOURCES

Water Right Report

WATER RIGHT NO. 57-1124

<u>Owner Type</u>	<u>Name and Address</u>
Current Owner	BENSON FARMS INC HC 79 BOX 94 MELBA, ID 83641 2084952228

Priority Date: 07/01/1890

Basis: Decreed

Status: Active

<u>Source</u>	<u>Tributary</u>
GROUND WATER	

<u>Beneficial Use</u>	<u>From</u>	<u>To</u>	<u>Diversion Rate</u>	<u>Volume</u>
STOCKWATER	1/01	12/31	0.11 CFS	7.9 AFA
DOMESTIC	1/01	12/31	0.04 CFS	1.2 AFA
Total Diversion			0.11 CFS	

Location of Point(s) of Diversion:

GROUND WATER|SESENW|Sec. 01|Township 01S|Range 03W|OWYHEE County

Place(s) of use:

Place of Use Legal Description: STOCKWATER OWYHEE County

<u>Township</u>	<u>Range</u>	<u>Section</u>	<u>Lot</u>	<u>Tract</u>	<u>Acres</u>	<u>Lot</u>	<u>Tract</u>	<u>Acres</u>	<u>Lot</u>	<u>Tract</u>	<u>Acres</u>	<u>Lot</u>	<u>Tract</u>	<u>Acres</u>
01S	03W	1		SENW										

Place of Use Legal Description: DOMESTIC OWYHEE County

<u>Township</u>	<u>Range</u>	<u>Section</u>	<u>Lot</u>	<u>Tract</u>	<u>Acres</u>	<u>Lot</u>	<u>Tract</u>	<u>Acres</u>	<u>Lot</u>	<u>Tract</u>	<u>Acres</u>	<u>Lot</u>	<u>Tract</u>	<u>Acres</u>
01S	03W	1		SENW										

Conditions of Approval:

1. N13 THE QUANTITY OF WATER UNDER THIS RIGHT SHALL NOT EXCEED 13,000 GALLONS PER DAY.
2. N11 THE QUANTITY OF WATER DECREED FOR THIS WATER RIGHT IS NOT A DETERMINATION OF HISTORICAL BENEFICIAL USE.
3. STOCKWATER 150 DAIRY

Dates:

Licensed Date:

Decreed Date: 12/03/1996

Enlargement Use Priority Date:

Enlargement Statute Priority Date:

Water Supply Bank Enrollment Date Accepted:

Water Supply Bank Enrollment Date Removed:

Application Received Date:

Protest Deadline Date:

Number of Protests: 0

Other Information:

State or Federal: S

Owner Name Connector:

Water District Number: 57R

Generic Max Rate per Acre:

Generic Max Volume per Acre:

Civil Case Number:

Old Case Number:

Decree Plaintiff:

Decree Defendant:

Swan Falls Trust or Nontrust:

Swan Falls Dismissed:

DLE Act Number:

Cary Act Number:

Mitigation Plan: False

State of Idaho
Department of Water Resources

Water Right
57-1124

STOCKWATER *and Domestic*

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.

03W



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

0 0.045 0.09 0.18 Miles





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 05, 2019

YOUNGS RIVERFRONT RANCH LP
10547 YOUNGS LN
MELBA ID 83641-4184

Re: Change in Ownership for Water Right No(s): 57-1124

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) 287-4803.

Sincerely,

A handwritten signature in black ink that reads "Rosemary DeMond".

Rosemary DeMond
Administrative Assistant 2

Enclosure(s)

CC: Water District 57R



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 02, 2019

YOUNGS RIVERFRONT RANCH LP
10547 YOUNGS LN
MELBA ID 83641-4184

RE: Water Right No(s): 57-1124

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:

 X 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

Evidence of the sale/transfer of property from Benson Farms Inc. to J. Lavar and Janet B. Young is needed in addition to what you have already submitted.

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.

If you have any questions regarding this matter, please contact me at (208) 287-4803.

Sincerely,

A handwritten signature in cursive script that reads "Rosemary DeMond".

Rosemary DeMond
Administrative Assistant 2

COPY