

RECEIVED

MAR 14 2019

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

RECEIVED ✓

JAN 28 2019

Notice of Change in Water Right Ownership

DEPT OF WATER RESOURCES
SOUTHERN REGION

DEPT OF WATER RESOURCES

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?
37-23152 37-20573	Yes ☒	Yes ☐		Yes ☐	Yes ☐
37-23153 37-20576	Yes ☒	Yes ☐		Yes ☐	Yes ☐
37-23154 37-20580	Yes ☒	Yes ☐		Yes ☐	Yes ☐
37-23155 37-20583	Yes ☒	Yes ☐		Yes ☐	Yes ☐
37-23156 37-20586	Yes ☒	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: Dwight Wilson
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): Kramera Industries of Idaho, LLC, an Idaho limited liability company
New owner(s) as listed on the conveyance document Name connector ☒ and ☐ or ☐ and/or
- 921 Airport Way Hailey ID 83333
Mailing address City State ZIP
208-788-3333 todd@idlumber.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: 12/31/2018
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):
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.

SUPPORT DATA

IN FILE # 37-20573

8. Signature: [Signature] MANAGING MEMBER 1/15/2019
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 [Signature] Date 1-28-2019 Receipt No. SO37133 Receipt Amt \$500-
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 [Signature] Date 4-4-19



Instrument # 657456

HAILEY, BLAINE, IDAHO
12-31-2018 2:20:20 PM No. of Pages: 2
Recorded for: TITLEONE - TWIN FALLS
JOLYNN DRAGE Fee: \$15.00
Ex-Officio Recorder Deputy: BH
Electronically Recorded by Simplifile

Order Number: 18325043

Warranty Deed

For value received,

Dwight Wilson, an unmarried man and Catherine Wilson, an unmarried woman, who acquired title as Dwight Wilson and Catherine Wilson, husband and wife

the grantor, does hereby grant, bargain, sell, and convey unto

Kramerica Industries of Idaho, LLC, an Idaho limited liability company

whose current address is 921 Airport Way Hailey, ID 83333

the grantee, the following described premises, in Blaine County, Idaho, to wit:

Lot 1, Block 1 of DOVE FLATS SUBDIVISION NO. 3, BLAINE COUNTY, IDAHO, according to the official plat thereof, recorded as Instrument No. 580121, records of Blaine County, Idaho.

"Each Grantee taking this property, or any portion thereof, covenant and agree for the Grantee and Grantee's heirs, executors and assigns, to not challenge any existing or new agricultural uses or operations that are authorized by the Blaine County Zoning Ordinance and conducted within the County and that are or maybe lawfully occurring, or authorized by any government agency, as of the date of each deed conveying any right, title or interest in this property or any portion thereof."

To have and to hold the said premises, with their appurtenances unto the said Grantee, its heirs and assigns forever. And the said Grantor does hereby covenant to and with the said Grantee, that Grantor is the owner in fee simple of said premises; that they are free from all encumbrances except those to which this conveyance is expressly made subject and those made, suffered or done by the Grantee; and subject to all existing patent reservations, easements, right(s) of way, protective covenants, zoning ordinances, and applicable building codes, laws and regulations, general taxes and assessments, including irrigation and utility assessments (if any) for the current year, which are not due and payable, and that Grantor will warrant and defend the same from all lawful claims whatsoever. Whenever the context so requires, the singular number includes the plural.

Dated: December 19, 2018

Dwight Wilson

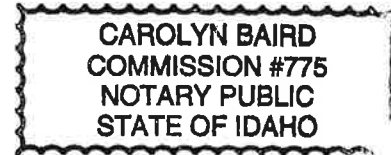
Catherine Wilson

18325043

State of Idaho, County of Blaine, ss.

On this 28th day of December in the year of 2018, before me, the undersigned, a Notary Public in and for said State, personally appeared Dwight Wilson 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.

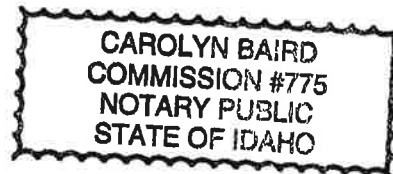
Carolyn Baird, Notary Public
Residing at: Hailey
My Commission Expires: 1/23/21
(seal)



State of Idaho, County of Blaine, ss.

On this 28th day of December in the year of 2018, before me, the undersigned, a Notary Public in and for said State, personally appeared Catherine Wilson 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.

Carolyn Baird, Notary Public
Residing at: Hailey
My Commission Expires: 1/23/21
(seal)



A PLAT SHOWING DOVE FLATS SUBDIVISION NO. 3

WHEREIN THE S1/2, NE1/4, NW1/4, & THE SE1/4, NW1/4 OF SECTION 36 ARE SUBDIVIDED INTO DOVE FLATS SUBD. NO. 3 AND EXISTING EASEMENTS ARE SHOWN ON DOVE FLATS SUBDIVISION.
LOCATED WITHIN SECTION 36, T.1 N., R.18 E., B.M., BLAINE COUNTY, IDAHO

AUGUST 2010

LEGEND

- Section Line
- Boundary Line
- Adjoiner's Lot Line
- 10' Public Utility Easement
- 40' Access Easement - Inst. #551084
- 50' Ditch & Mainline Easement - Inst. #435492
- 30' Ingress & Egress Easement - Inst. #443634
- 30' Driveway Easement
- Centerline Ditch
- Blaine County GIS Control Ties
- FND 1/2" = Found 1/2" Rebar as Shown
- FND 5/8" = Found 5/8" Rebar as Shown
- × Survey Marker
- FND BC = Found Brass Cap
- Set 1/2" Rebar by LS7048
- Set 5/8" Rebar by LS7048

CURVE TABLE

CURVE	LENGTH	RADIUS	DELTA	TANGENT	CHORD	CHORD DIRECTION
C1	719.14	1863.11	22°06'56"	364.10	714.68	S11°54'13"W

NOTES

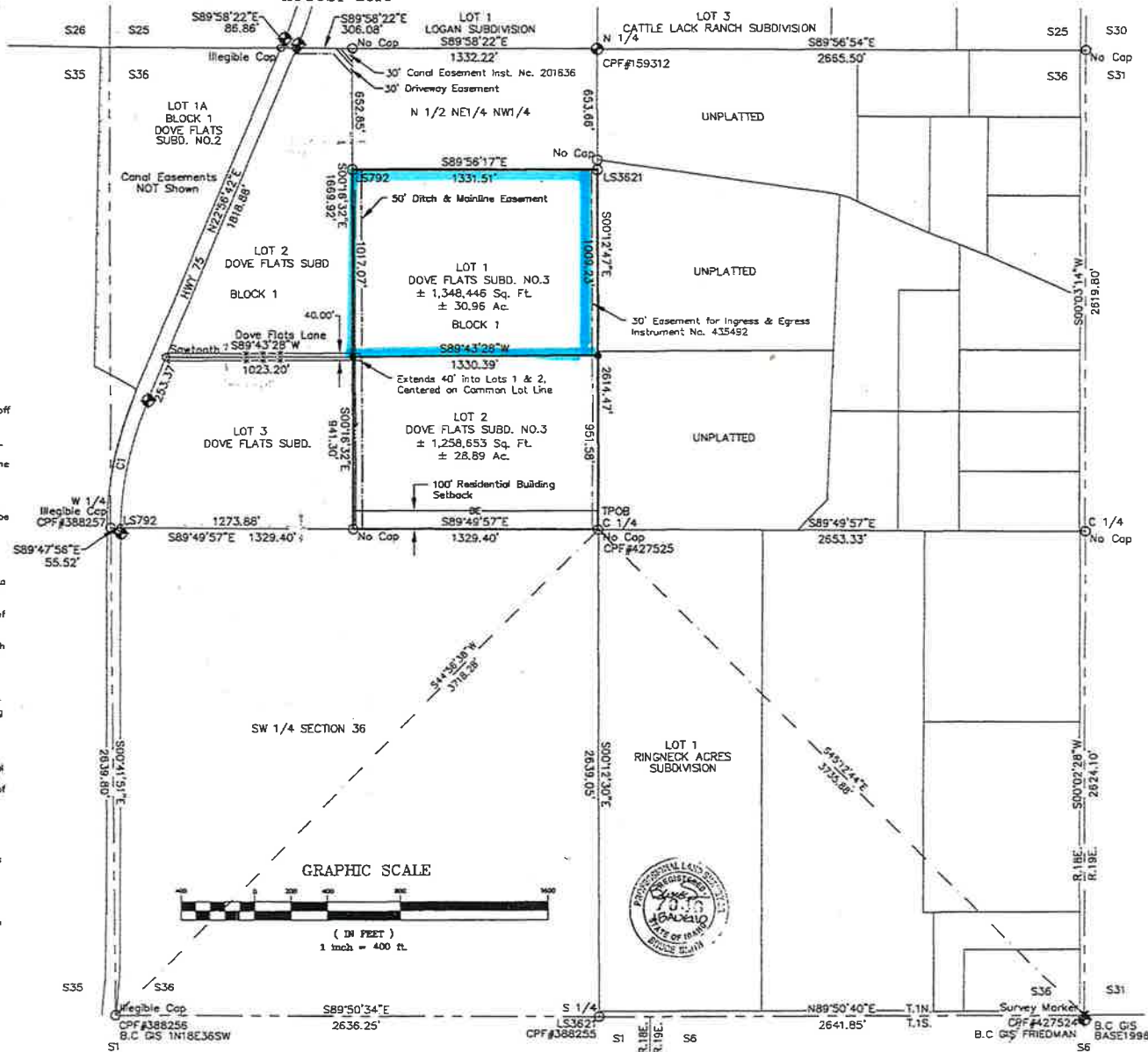
- 1) Basis of Bearings is Idaho State Plane Coordinate System, NAD83(1992), at Grid, in US Survey Feet. Combined Scale Factor is 0.999714. Ground Distances will be slightly longer.
- 2) All new utilities shall be underground.
- 3) All domestic wells shall be metered.
- 4) Lots shall be irrigated with agricultural water rights. The formal landscape area adjacent to the residences shall allow for domestic water use when agricultural water rights are unavailable. Idaho Code requires that domestic well water use is limited to use on one-half acre.
- 5) All exterior lighting shall comply with Dark Sky practices which require downcast lighting, full cutoff shielding, and no light trespass beyond lot boundaries, except as required to meet the Federal Aviation Authority's compliance standards and as necessary for common agricultural practices.
- 6) All future development is subject to a security agreement recorded as instrument #260120 and shall satisfy fire district requirements. Fire Protection requirements for Dove Flats 3 Subdivision include those of the Wood River Fire Protection District, the Blaine County Fire Protection Ordinance and the International Fire Code, including but not limited to fire protection water supply, fire apparatus access roads, Class-A roof construction and defensible space and shall be completed with prior to issuance of building occupancy permit.
- 7) Big game and other wildlife predation on ornamental plants, gardens, and other landscaping plants are anticipated. Planting of non-native species associated with residential development shall be minimal, none is preferred. All responsibility for controlling wildlife predation will be with the property owner. Any actions taken to alleviate predation will be those prescribed by the Idaho Department of Fish and Game. Harassment of wildlife will not be tolerated.
- 8) Domestic pets, including cats, shall be kept indoors, in kennels, leashed or otherwise under the control of their owners.
- 9) Hay and other livestock feed shall be stored and fed in a manner such that it is not available to big game to minimize the chances of attracting wildlife away from native winter range and property owners shall not feed big game or waterfowl.
- 10) Pursuant to State regulations, maintenance and weed control for all lots are the responsibility of the developer until the lot is sold and thereafter the responsibility of the owners of the individual lots. The control program to be implemented by the responsible party will target those species designated on the Idaho Noxious Weeds List. Mowing and manual removal are recommended, although biological control has been shown to be effective in eradicating knapweed.
- 11) Septic systems shall be built with risers, out-flow filters and drainfield inspection ports on each system.
- 12) Property includes and is adjacent to active agricultural uses, which may involve activities occurring during the day or night. These activities may result in the production of noise, odors, and dust and may involve lights, aerial spraying, machinery and other inconveniences. All deeds conveying title to this property will contain a restriction prohibiting property owners from challenging lawfully conducted agricultural operations occurring within the County.
- 13) All deeds conveying title to real property within this subdivision shall include the following deed restriction: "Each Grantee taking this property, or any portion thereof, covenant and agree for the Grantee and Grantee's heirs, executors and assigns, to not challenge and existing or new agricultural uses or operations that are authorized by the Blaine County Zoning Ordinance and conducted within the County and that are or may be lawfully occurring, or authorized by any government agency, as of the date of each deed conveying any right, title or interest in this property or any portion thereof."
- 14) Each Grantee shall, contemporaneously with the execution of any deed conveying title to real property within this subdivision, sign and record with the Blaine County Recorder the following acknowledgment and waiver, which signing shall be duly acknowledged by a Notary Public: "The undersigned acknowledge and agree that the property described in Exhibit _____ (legal description of property being conveyed) is either located in, or near, an agricultural zone, and that lawful activities within an agricultural zone may occur during the day or night and may result in the production of noise, odors and dust, and may involve lights, aerial spraying, machinery and other inconveniences. Each of the undersigned acknowledges that the conveying title will contain a restriction that will prohibit challenging or agricultural uses or operations authorized by the Blaine County Zoning Ordinance and conducted within the County and that are or may be lawfully occurring, or authorized by any government agency, as of the date of each deed conveying any right, title or interest in the property described in Exhibit _____. Each of the undersigned, for the benefit of any owner of real property within the County, hereby waives any right or cause of action the undersigned may have under law to challenge any such lawfully occurring or authorized agricultural use or operations."
- 15) Documents that may affect these properties include instrument Numbers: 116876, 159633, 302113, 447838, 406710, 407372, 423509, 427527, 435942, 437953, 437954, 443634, & 551084, Records of Blaine County, Idaho.

HEALTH CERTIFICATE: Sanitary restrictions as required by Idaho Code Title 50, Ch. 13, have been satisfied. Sanitary restrictions may be reimposed in accordance with Idaho Code Title 50, Ch. 13, Sec. 50-1326, by issuance of Certificate of Disapproval.

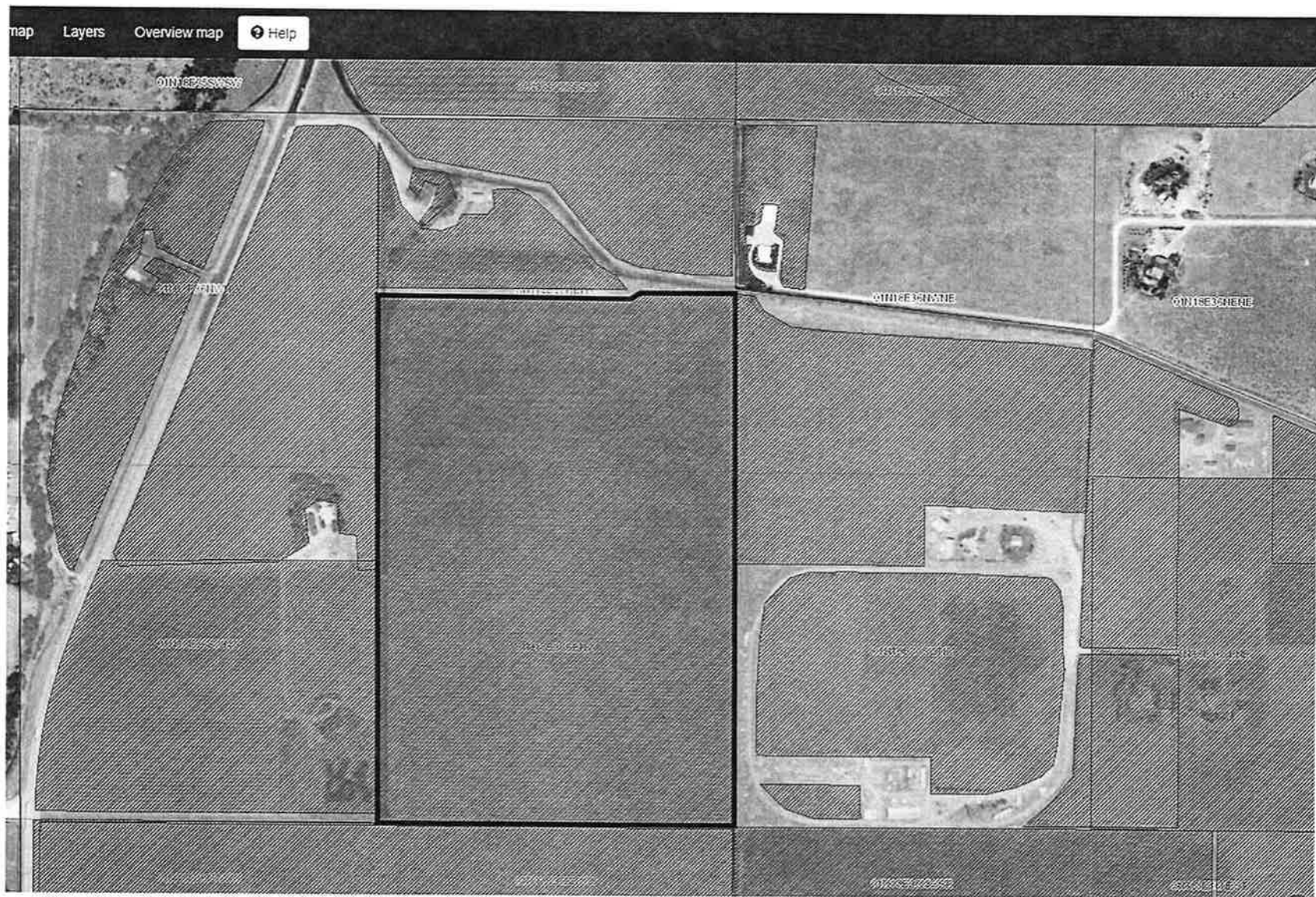
8-19-2010

Date

South Central District Health Dept., DHS



DOVE FLATS SUBDIVISION NO. 3
ALPINE ENTERPRISES INC.
KETCHUM, IDAHO
SHEET 1 OF 2





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 4, 2019

KRAMERICA INDUSTRIES OF IDAHO LLC
921 AIRPORT WAY
HAILEY ID 83333-8467

Re: Change in Water Right Ownership: 37-20573 (Split into 37-20573 and **37-23152**), 37-20586 (Split into 37-20586 and **37-23153**), 37-20580 (Split into 37-20580 and **37-23154**), 37-20583 (Split into 37-20583 and **37-23155**), 37-20576 (Split into 37-20576 and **37-23156**),

Dear Water Right Holder:

The Department of Water Resources (Department) acknowledges the receipt of correspondence changing ownership of a portion of the above referenced water rights 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 me at (208) 287-4920.

Sincerely,

Debbi Judd
Technical Records Specialist

Enclosures

c. Frank & Janet Nachtman
Water District 37
Baseline Canal Co