

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

Notice of Change in Water Right Ownership

RECEIVED
JAN 22 2019

Department of Water Resources
Eastern Region

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?
34-13932 <i>OK</i>	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: Lucas L. Tracy
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): Lyle D. Huffaker + Teri Huffaker, Glen N. Tomisato Revocable Living Trust, Betty J. L. Kekuna - Tomisato Revocable Living Trust
New owner(s) as listed on the conveyance document
- 6124 Castle Dr. Boise ID 83703
Mailing address City State ZIP
- 208-571-7966 terihuffaker@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: 1-4-19
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: Lyle Huffaker Co-owner 1-18-19
Signature of new owner/claimant Title, if applicable Date
- Signature: Teri Huffaker Co-owner 1-18-19
Signature of new owner/claimant Title, if applicable Date

For IDWR Office Use Only:

Received by JB Date 1/22/2019 Receipt No. E0441660 Receipt Amt. \$25.-
 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 2/8/19

RECORDING REQUESTED BY
First American Title Company

AND WHEN RECORDED MAIL TO:
First American Title Company
168 West Pacific Street/PO Box 868
Blackfoot, ID 83221

E-RECORDED simplifile

ID: 255823

County: CUSTER

Date: 1-4-19

Time: 2:22pm

Space Above This Line for Recorder's Use Only

WARRANTY DEED

File No.: **709043-B (Id)**

Date: **December 28, 2018**

For Value Received, **Lucas L. Tracy, an unmarried man**, hereinafter called the Grantor, hereby grants, bargains, sells and conveys unto **Lyle D Huffaker and Teri L Huffaker, husband and wife, as to a 50% undivided interest, and Glenn N. Tomisato Revocable Living Trust, as to a 25% undivided interest and Betty J.K Kekuna-Tomisato Revocable Living Trust, as to a 25% undivided interest**, hereinafter called the Grantee, whose current address is **6124 Castle Dr, Boise, ID 83703**, the following described premises, situated in **Custer County, Idaho**, to-wit:

LOT 9, BLOCK 1, CROWS NEST ESTATES, CUSTER COUNTY, IDAHO, AS SHOWN ON THE PLAT RECORDED OCTOBER 15, 1991, AS INSTRUMENT NO. 200401.

SUBJECT TO all easements, right of ways, covenants, restrictions, reservations, applicable building and zoning ordinances and use regulations and restrictions of record, and payment of accruing present year taxes and assessments as agreed to by parties above.

TO HAVE AND TO HOLD the said premises, with its appurtenances, unto the said Grantee, 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 said premises are free from all encumbrances except current years taxes, levies, and assessments, and except U.S. Patent reservations, restrictions, easements of record and easements visible upon the premises, and that Grantor will warrant and defend the same from all claims whatsoever.

RECORDING REQUESTED BY
First American Title Company

AND WHEN RECORDED MAIL TO:
First American Title Company
168 West Pacific Street/PO Box 868
Blackfoot, ID 83221

Instrument # 255823

CHALLIS, CUSTER, IDAHO
01-04-2019 02:22:43 No. of Pages: 2
Recorded for: FIRST AMERICAN TITLE - BLACKFOOT
Lura H. Baker Fee: \$15.00
Ex-Officio Recorder Deputy: LK

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INITIAL HERE

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DRAWING NUMBER
Crows Nest
Estates
Sheet 1
of 2

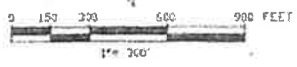
DRAWING NUMBER
T 70 R 25 E
531

ABER

PLAT SHOWING CROWS NEST ESTATES

W 1/2SE1/4, NE1/4SW1/4, and SE1/4SW1/4, Section 31
Township 7 North, Range 25 East, Boise Meridian
Custer County, Idaho
1991

NORTH



CURVE DATA

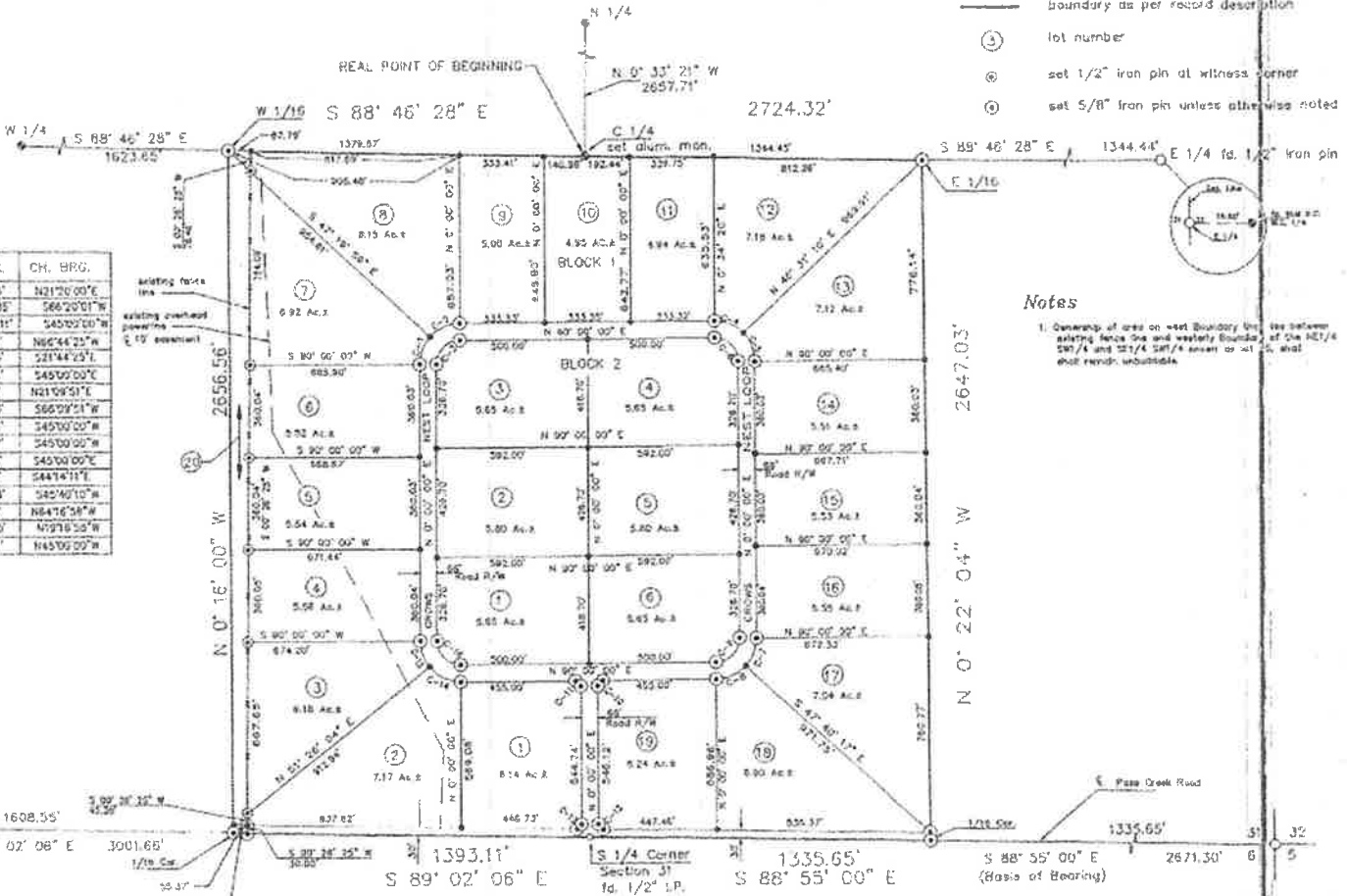
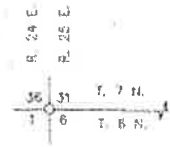
ID.	DELTA	RAD.	TAN.	ARC	CH. L	CH. BRG.
C-1	47°40'01"	158.00'	81.21'	117.88'	114.96'	N21°20'00"E
C-2	47°19'59"	158.00'	89.25'	120.53'	120.85'	S66°20'01"W
C-3	90°00'00"	92.00'	92.00'	144.51'	150.11'	S45°02'00"W
C-4	46°31'10"	158.00'	87.91'	128.28'	124.79'	N62°44'23"E
C-5	43°28'50"	158.00'	63.06'	112.90'	117.05'	S21°44'23"E
C-6	90°00'00"	92.00'	92.00'	144.51'	150.11'	S45°02'00"E
C-7	42°19'43"	158.00'	61.17'	116.73'	114.09'	N21°09'51"E
C-8	47°40'11"	158.00'	89.80'	131.40'	127.70'	S66°29'21"W
C-9	90°00'00"	92.00'	92.00'	144.51'	150.11'	S45°02'00"W
C-10	90°00'00"	12.00'	12.00'	18.85'	18.97'	S45°00'00"E
C-11	90°00'00"	12.00'	12.00'	18.85'	18.97'	S45°00'00"E
C-12	89°20'11"	20.00'	19.77'	35.16'	28.12'	S44°14'11"E
C-13	90°30'31"	20.00'	20.21'	31.62'	28.43'	S45°40'10"W
C-14	51°26'04"	158.00'	76.10'	141.84'	137.12'	N64°16'34"W
C-15	38°33'56"	158.00'	55.20'	108.15'	104.35'	N79°19'55"W
C-16	90°00'00"	92.00'	92.00'	144.51'	150.11'	N45°02'00"W

LEGEND

- brass cap (found G.D. monument)
- found 5/8" iron pin
- found 1/2" iron pin
- set 1/2" iron pin unless otherwise noted
- x— existing fence line
- boundary as per record description
- ③ lot number
- ⊙ set 1/2" iron pin at witness corner
- ⊙ set 5/8" iron pin unless otherwise noted

Notes

1. Ownership of area on west boundary line lies between existing fence line and westerly boundary of the NE1/4 SW1/4 and SE1/4 SW1/4 except to lot 1, which shall remain undivided.



SautsofA Engineering
Boise, Idaho



Curve



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

February 08, 2019

LYLE & TERI HUFFAKER
6124 W CASTLE DR
BOISE ID 83703-2804

GLENN N TOMISATO REVOCABLE LIVING TRUST
6124 W CASTLE DR
BOISE ID 83703-2804

BETTY JK KEKUNA-TOMISATO REVOCABLE LIVING TRUST
6124 W CASTLE DR
BOISE ID 83703-2804

Re: Change in Ownership for Water Right No(s): 34-13932

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) 525-7161.

Sincerely,

Cher Ramos
Technical Records Specialist 1

Enclosure(s)

cc: Big Lost River Ground Water District
Water District 34

February 3, 2019

Lyle & Teri Huffaker
Glenn M Tomisato Revocable Living Trust
Betty JK Kekuna-Tomisato Revocable Living Trust
6124 Castle Dr.
Boise ,ID 83703

RECEIVED
FEB 06 2019
Department of Water Resources
Eastern Region

RE: Change in Water Right Ownership Water Right No. 34-13932

As per your request here is the additional information required to process this change. In the form of a copy of the recorded deed. Please advice me if you need anything else to finish this transaction.

Thank you in your efforts to attend to this matter.



Teri Huffaker

enclosed : copy of deed



State of Idaho

DEPARTMENT OF WATER RESOURCES

Eastern Region • 900 N Skyline Drive, Suite A • Idaho Falls ID 83402-1718

Phone: (208) 525-7161 • Fax: (208) 525-7177

Website: idwr.idaho.gov • Email: easterninfo@idwr.idaho.gov

BRAD LITTLE
Governor

GARY SPACKMAN
Director

January 25, 2019

LYLE & TERI HUFFAKER
6124 CASTLE DR
BOISE ID 83703

GLENN M TOMISATO REVOCABLE LIVING TRUST
6124 CASTLE DR
BOISE ID 83703

BETTY JK KEKUNA-TOMISATO REVOCABLE LIVING TRUST
6124 CASTLE DR
BOISE ID 83703

RE: Change in Water Right Ownership Water Right No. 34-13932

Dear Sir/Madam:

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

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

Evidence of Water Right Ownership: copy of Recorded Deed or other legal document indicating your ownership of the property and/or water rights in question. We received a one-page, non-recorded copy of deed. The requirements for evidence of water right ownership mandate a **full** copy of the **recorded** deed.

Because the Department cannot process the ownership change without proper documentation/fees, we will hold any action on your notice pending receipt of the necessary information/fees. If we do not receive the necessary information/fees within 30 days we will return your notice and all attachments and your notice will not be processed.

SCANNED

JAN 25 2019

Please note that Section 42-248, Idaho Code, requires you or the owner of this water right to maintain current ownership and address records on file with the department. Forms to file a change of ownership of a water right and/or a change in the address of the water right owner are available from any department office, or at the department's website at: www.idwr.idaho.gov.

Please feel free to contact the Department if you have any questions.

Sincerely,

A handwritten signature in black ink that reads "Cher Ramos". The signature is written in a cursive, flowing style.

Cher Ramos
Technical Records Specialist

SCANNED

JAN 25 2019