

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

RECEIVED

DEC 06 2018

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?
13-27569	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: Sally A. Maughan
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): Sally A. Maughan Trust
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or ☐ and/or
6097 N. Arney Lane (property add is 6099 N. Arney Ln) Garden City ID 83714
Mailing address City State ZIP
208-853-3105 sallyam@bearrehab.org
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: _____
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):
 X \$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: Sally A. Maughan Trust MS 11/30/18
Signature of new owner/claimant Title, if applicable Date

Signature: Sally A. Maughan Trust MS 11/30/18
Signature of new owner/claimant Title, if applicable Date

For IDWR Office Use Only:

Received by [Signature] Date 12.6.18 Receipt No. C105941 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 _____ Processed by [Signature] Date 1-31-19



190 E Front Street,
Suite 107
Boise, Idaho 83702
(208) 287-7200

Ada County Assessor

January 25, 2013

Robert H. McQuade
www.adacountyassessor.org

AMY E. KIDWELL
6097 N. ARMEY LANE

BOISE, ID 83714-0000

RE: Parcel# R8123254405
Instrument# 113006019

Dear AMY E. KIDWELL:

In a review of the document referenced above, recorded 01/17/2013, the Land Records staff has discovered technical issues with the document. Until the document is corrected, we will be unable to change the ownership records transferring title to the grantee as listed on the document. Our issue with the document is as follows:

THE LEGAL DESCRIPTION DOES NOT ADEQUATELY DESCRIBE THE PROPERTY. PLEASE REFER TO THE LEGAL DESCRIPTION ON PAGES 2 & 3 ON THE ENCLOSED COPY OF THE QUITCLAIM DEED RECORDED APRIL 13, 2000 AS INSTRUMENT NO. 100028001.

While it is our intention to assist you in clearing up the issues with the referenced property, guidance from an attorney or a title company may be required. We request your immediate attention to this matter.

If you have further questions or concerns, contact information is listed below. If you would rather come to our office, we will be happy to meet with you and discuss the issue.

Contact information: Jason V Reynolds, (208) 287-7260, jreynolds@adawechnet.

Sincerely,

Anne Kawalec
Land Records Supervisor
(208) 287-7261
akawalec@adawechnet

AK/jvr

cc. Senior Edge Legal

File No.: wild

QUITCLAIM DEED

FOR VALUE RECEIVED

Osprey Meadows, L.L.C. an Idaho Limited Liability Company

7988 W. ARAPAHO CT.

Boise Idaho 83703

do hereby convey, release, remise and forever quit claim unto

Sally A. Maughan, Trustee of the Sally A. Maughan Trust U/T/A dated the 6th day of March, 1997

whose current address is:
the following described premises, to-wit:

See Exhibit "A" attached describing "Parcel B"

ADA COUNTY RECORDER
J. DAVID NAVARRO
BOISE, IDAHO

2000 AP 13 AM 10:30

RECORDED-REQUEST OF

FEE 9- DEPUTY

100028001

Dated: April 11, 2000

Michael J. Eddy, Member

ACKNOWLEDGEMENT - L.L.C.

STATE OF Idaho County of Ada

On this 12th day of April
in the year of 2000
before me, the undersigned, a Notary
Public in and for said State, personally appeared
Michael J. Eddy

known or identified to me to be the person whose name is
subscribed to the within instrument as the Member of the Osprey
Meadows, L.L.C., an Idaho Limited Liability Company
and acknowledged to me that he

signed the same as his Member
Name: Michael J. Eddy
Residing at: Meridian
My commission expires: 11-21-2007



& Escrow, Inc.

EXHIBIT "A"

FOX Land Surveys, Inc.

1615 1/2 N 13th Δ Boise Idaho Δ 83782 Δ 208-342-7887 Δ 208-342-7437 FAX

PROPERTY DESCRIPTION FOR PARCEL B:
A PORTION OF LOT 25
OF STEIN'S SUBDIVISION WITHIN THE
NW1/4 OF THE NE1/4 OF SECTION 23, T4N, R1E,
BNL GARDEN CITY, ADA COUNTY, IDAHO

A property description of a portion of Lot 25 of the Stein's Subdivision within the NW1/4 of the NE1/4 of Section 23, T4N, R1E, B.M., Garden City, Ada County, Idaho, more particularly described as follows:

Beginning at the found 5/8 inch rebar at the Northeast 1/16 corner of said Section 23 from which the found Brass Cap at the North 1/16 corner of Section 23 and 24 bears South 88°58'48" East a distance of 1308.10 feet;

thence along the north 1/16 line of said Section 23 to the west Right-of-Way of Arney Lane, North 89°02'43" West a distance of 20.00 feet;

thence along said west Right-of-Way of Arney Lane, parallel with and 20.00 feet west of the east sixteenth line of said Section 23, North 00°56'42" East a distance of 258.77 feet to the southeast corner of said Lot 25 of said Stein's Subdivision;

thence continuing along said west Right-of-Way of Arney Lane, parallel with and 20.00 feet west of the east sixteenth line of said Section 23, North 00° 56' 42" East a distance of 128.87 feet to the TRUE POINT OF BEGINNING;

thence continuing along said west Right-of-Way of Arney Lane, parallel with and 20.00 feet west of the east sixteenth line of said Section 23, North 00°56'42" East a distance 130.61 feet;

thence along the north line of said Lot 25 North 61° 58' 52" West a distance of 840.40 feet to the northwest corner of said Lot 25;

thence along the west line of said Lot 25 South 02°10'10" West a distance of 130.20 feet;

thence South 62° 17' 13" East a distance of 681.19 feet;

thence South 27°41'12" West a distance of 3.62 feet;

thence South 62° 17' 13" East a distance of 261.88 feet to the west right-of-way of Arney Lane and the TRUE POINT OF BEGINNING.

Containing 2.243 acres (97,707 square feet) more or less.

The Basis of Bearings for this parcel description is between the found Aluminum Cap at the Section corner common to Sections 13, 14, 23 and 24, and the found Brass Cap at the North 1/16th corner common to Sections 23 and 24, Township 4 North, Range 1 East, B.M. and bears South 01°17'03" West as shown on Record of Survey No. 4940, records of Ada County.

Timothy J. Fox PLS 7612

C:\PLS\PROJECTS\1999\9904\ADA\DESCRIPTIONS\ARC22.208K.LTX



END OF DESCRIPTION



Ada County Assessor Land Records/GIS

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2018 Property Details for Parcel R8123254405

2018 ▼

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Details

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Parcel: R8123254405

Year: 2018

Parcel Status: Active in 2018

Primary Owner:

MAUGHAN SALLY A TRUST

Zone Code: R-2

Total Acres: 2.228

Tax Code Area: 06-3

Instrument Number:

2015019984

Property Description:

PAR #4405 OF LOT 25

STEINS SUB

PARCEL B R/S 4950



[View Interactive Map of this Parcel](#)

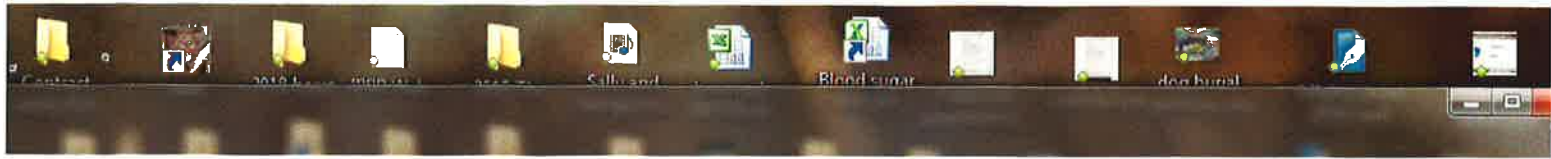
[View 2018 Assessment Notice](#)

Address: 6099 N ARNEY LN GARDEN CITY, ID 83714

Subdivision: STEINS SUB

Land Group Type: SUB

Township/Range/Section: 4N1E24



Boise, ID+83714/@43.675633, -116.302764, 506m/data=!3m2!1e3!4b1!4m5!3m4!1s0x54aeff8d6b187c3d:9x35f20565dd193ccc08m2!3d43... ☆ 46

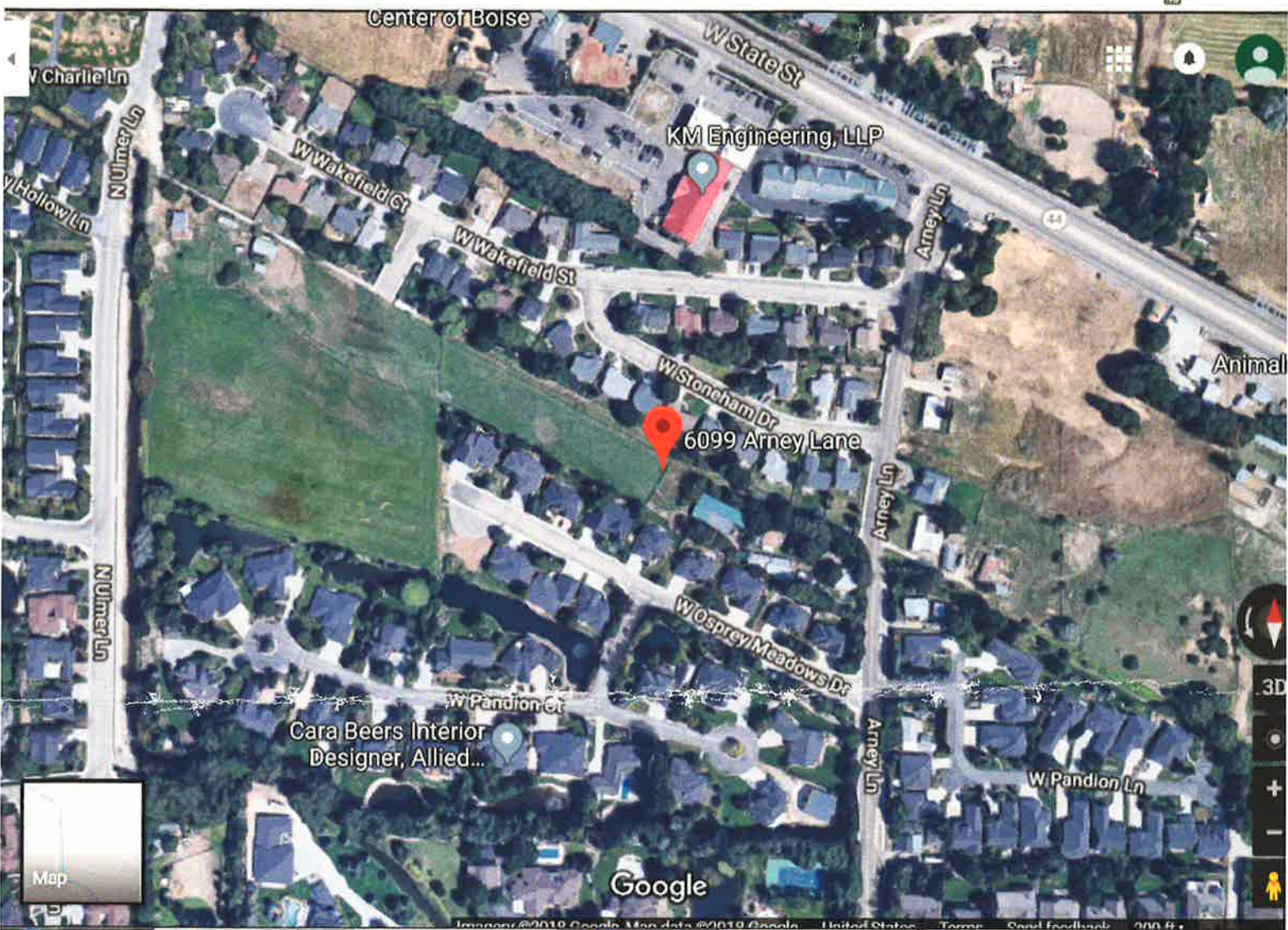


EXHIBIT "A"

Beginning at the Northeast corner of Block Twenty-five (25) of Stiens Subdivision of the Northwest Quarter of the Northwest Quarter, the Northeast Quarter of the N Northwest Quarter, Section Twenty-four (24), and the Northeast Quarter of the Northeast Quarter and Lots One (1) and Two (2), Section Twenty-three (23), Township Four (4) North, Range One (1) East of the Boise Meridian, Ada County, State of Idaho, running thence Northwesterly along the North line of said Block Twenty-five (25), a distance of 840 feet to the Northwest Corner of said Block Twenty-five (25) thence Southerly along the West line of said Block Twenty-five (25) a distance of 130 feet and 8 inches; thence in a Southeasterly direction to a point on the East line of said Block Twenty-five (25) which point is 123 feet and 4 inches South of the Northeast corner of said Block Twenty-five (25), running thence North along the East line of said Block Twenty-five (25) a distance of 123 feet and 4 inches to the place of beginning.

ORIGINAL DESCRIPTION



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

January 31, 2019

SALLY A MAUGHAN TRUST
6097 N ARNEY LN
GARDEN CITY ID 83714-8310

Re: Change in Ownership for Water Right No(s): 63-27569

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 II

Enclosure(s)

RECEIVED

DEC 06 2018

DEPARTMENT OF
WATER RESOURCES

November 30, 2018

Idaho Dept. Of Water Resources
Attn: Jean Hersley
P.O. Box 83720
Boise, Idaho 83720-0098

SUBJECT: CHANGE OWNERSHIP WATER RIGHTS TO SALLY A. MAUGHAN TRUST

Jean,

I couldn't figure out how to get the current description of our property so I'm enclosing the original description from the Sally A Maughan Trust & the paperwork Mike Eddy gave me in 2000. He claimed the trees at the front end of the property were on his side so we had to trade some small amounts at the back end to save the trees.

I filled out the Change of Water Right Ownership from my notes on 11/2 when we spoke. However, our CPA reminded me I had to get the 2017 tax info to him by 11/12, then we had Giving Tuesday fundraiser for the non-profit, and then I got sick. I was trying to read all my note scratches so please let me know if I did something wrong or missed something.

Enclosed:

- 1) Check #6002 for \$25.00
- 2) Notice of change in water right ownership from Sally Maughan to The Sally A Maughan Trust.
- 3) Property details for parcel 2018 R812325405 but no description
- 4) Photo map of our property
- 5) Original description of the property at 6099 Arney Lane-pre trade in 2000
- 6-9) Paperwork from Mike Eddy on property trade to save trees on front end 2000
Not sure why he addressed it to Amy Kidwell, but she is my power of attorney so that's probably why.

Hope this all works for what you need. Can you send me some documentation that the ownership has been changed to the Trust. Thank you for all your help.

Sincerely,



Sally A. Maughan