

RECEIVED

DEC 20 2018

Department of Water Resources
Eastern RegionSTATE 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?
32-7070 OK	Yes ☐	Yes ☐		Yes ☐	Yes ☐
32-7085 OK	Yes ☐	Yes ☐		Yes ☐	Yes ☐
32-13235 OK	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: Dave Sanders

Name of current water right holder/claimant

3. New Owner(s)/Claimant(s): Hamilton Land & Livestock

New owner(s) as listed on the conveyance document

Name connector ☐ and ☐ or ☐ and/orMailing address 1193 Sunset Dunes WayCity DraperState UT.ZIP 84020Telephone 801-201-7735Email Cletus HamiltonEmail Cletus.hamilton@idwr.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: June - 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):

- ☐ \$25 per undivided water right.
- ☐ \$100 per split water right.
- ☐ No fee is required for pending adjudication claims.

SUPPORT DATA

IN FILE # 32-7070

☐ 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: Cletus R. Hamilton Title, if applicable: Owner-Manager Date: 12-10-18

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 22 Date 12/20/18Receipt No. ED44604Receipt Amt. 75⁰⁰Active 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 JBProcessed by CRDate 12/28/2018

RECORDING REQUESTED BY
First American Title Company

AND WHEN RECORDED MAIL TO:
First American Title Company
110 N. Clark Street/PO Box 405
Rigby, ID 83442

Microfile No. 57270
01 Day Jun 18
At 03 O'Clock 44 M
Clark Co. Recorder Pamela Barrett
Fee \$15.00
AC Deputy
Recorded at Request of
First American Title - Rigby

Space Above This Line for Recorder's Use Only

WARRANTY DEED

File No.: **683358-RI (ss)**

Date: **May 30, 2018**

For Value Received, **Dave Sanders and Ekateryna Sanders, husband and wife**, hereinafter called the Grantor, hereby grants, bargains, sells and conveys unto **Hamilton Land & Livestock, LLC**, hereinafter called the Grantee, whose current address is **1183 Sunset Dunes Way, Draper, UT 84020**, the following described premises, situated in **Clark County, Idaho**, to-wit:

CH **PART OF THE W $\frac{1}{2}$ OF SECTION 31, TOWNSHIP 10 NORTH, RANGE 34 EAST, BOISE MERIDIAN, PART OF SECTION 6, TOWNSHIP 9 NORTH, RANGE 34 EAST, BOISE MERIDIAN, AND PART OF THE E $\frac{1}{2}$ E $\frac{1}{2}$ OF SECTION 1, TOWNSHIP 9 NORTH, RANGE 33 EAST, BOISE MERIDIAN, ALL IN CLARK COUNTY, IDAHO, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF SAID SECTION 31, TOWNSHIP 10 NORTH, RANGE 34 E.B.M., RUNNING THENCE N. 00°19'36" E. 3147.24 FEET ALONG THE SECTION LINE; THENCE S. 89°40'31" E. 2627.11 FEET TO THE NORTH-SOUTH CENTERLINE THROUGH THE SECTION; THENCE S. 00°05'06" E. 3113.10 FEET ALONG SAID NORTH-SOUTH CENTERLINE TO THE S $\frac{1}{4}$ CORNER OF SAID SECTION 31; THENCE N. 89°35'05" E. 2635.21 FEET TO THE SOUTHEAST CORNER OF SAID SECTION 31; THENCE S. 00°09'13" W. 340.12 FEET ALONG THE EAST LINE OF SECTION 6, TOWNSHIP 9 NORTH, RANGE 34 E.B.M., TO THE NORTHERLY RIGHT-OF-WAY LINE OF U.S. HIGHWAY NO. 22; THENCE S. 62°40'25" W. 7459.58 FEET ALONG SAID NORTHERLY RIGHT-OF-WAY LINE TO THE WEST LINE OF THE NE $\frac{1}{4}$ SE $\frac{1}{4}$ OF SECTION 1, TOWNSHIP 9 NORTH, RANGE 33 E.B.M.; THENCE N. 00°07'34" E. 1127.24 FEET ALONG SAID WEST LINE; THENCE N. 00°07'34" E. 2589.80 FEET TO THE NORTHWEST CORNER OF GOVERNMENT LOT 1 OF SAID SECTION 1; THENCE N. 89°36'20" E. 1335.11 FEET TO THE POINT OF BEGINNING.**

EXCEPTING THEREFROM THE FOLLOWING 3 PARCELS:

PARCEL 1:

PART OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER (SW $\frac{1}{4}$ SW $\frac{1}{4}$) OF SECTION 31, TOWNSHIP 10 NORTH, RANGE 34 EAST OF THE BOISE MERIDIAN, CLARK COUNTY, IDAHO DESCRIBED AS FOLLOWS: BEGINNING AT A POINT THAT IS N.89°35'05"E. 1164.41 FEET ALONG THE SECTION LINE AND N.03°14'10"W. 13.74 FEET FROM THE SOUTHWEST CORNER OF SAID SECTION 31 AND RUNNING THENCE N.03°14'10"W. 354.69 FEET; THENCE N.82°46'40"E. 386.56 FEET; THENCE S.07°13'20"E. 204.46 FEET; THENCE S.82°46'40"W. 70.04 FEET; THENCE S.07°13'20"E. 149.38 FEET; THENCE S.82°46'40"W. 341.18 FEET TO THE POINT OF BEGINNING.

PARCEL 2:

WATER LINE EASEMENT

COMMENCING AT THE SOUTHWEST CORNER OF SECTION 31, TOWNSHIP 10 NORTH, RANGE 34 EAST OF THE BOISE MERIDIAN, CLARK COUNTY, IDAHO, THENCE N.89°35'05"E. 1164.41 FEET ALONG THE SECTION LINE, THENCE N.03°14'10"W. 368.43 FEET, THENCE N.82°46'40"E. 112.67 FEET TO THE TRUE POINT OF BEGINNING, THENCE N.07°13'20"W. 134.80 FEET; THENCE N.82°46'40"E. 20.00 FEET; THENCE S.07°13'20"E. 134.80 FEET; THENCE S.82°46'40"W. 20.00 FEET TO THE TRUE POINT OF BEGINNING.

PARCEL 3:**50 FOOT ACCESS EASEMENT**

BEGINNING AT A POINT THAT IS N.89°35'05"E. 1663.50 FEET ALONG THE SECTION LINE FROM THE SOUTHWEST CORNER OF SECTION 31, TOWNSHIP 10 NORTH, RANGE 34 EAST OF THE BOISE MERIDIAN, CLARK COUNTY, IDAHO AND RUNNING THENCE N.00°36'32"E. 216.26 FEET TO A POINT OF CURVE; THENCE 128.06 FEET ALONG SAID CURVE TO THE LEFT, CURVE DATA: DELTA 97°49'51", RADIUS 75.00 FEET, CHORD BEARING = N.48°18'24"W. 113.06 FEET; THENCE S.82°46'40"W. 38.56 FEET; THENCE N.07°13'20"W. 50.00 FEET; THENCE N.82°46'40"E. 38.56 FEET TO A POINT OF CURVE; THENCE 213.43 FEET ALONG SAID CURVE TO THE RIGHT, CURVE DATA: DELTA 97°49'51", RADIUS = 125.00 FEET, CHORD BEARING S.48°18'24"E. 188.44 FEET; THENCE S.00°36'32"W. 2386.56 FEET TO THE NORTHERLY RIGHT-OF-WAY LINE OF U.S. HIGHWAY NO. 22; THENCE S.62°40'25"W. 56.59 FEET ALONG SAID NORTHERLY RIGHT-OF-WAY LINE; THENCE N.00°36'32"E. 2196.81 FEET TO THE POINT OF BEGINNING.

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.

Date: 05/30/2018

Warranty Deed
- continued

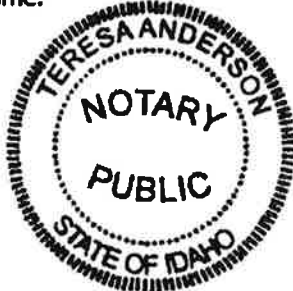
File No.: 683358-RI (ss)

Dave Sanders
Dave Sanders

Ekateryna Sanders
Ekateryna Sanders

STATE OF Idaho)
COUNTY OF Clark) ss.

On this 1 day of June, 2018, before me, a Notary Public in and for said State, personally appeared **Dave Sanders and Ekateryna Sanders**, 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.



Teresa Anderson
Notary Public for the State of Idaho
Residing at: Boise, ID
My Commission 7-1-23 Expires:



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

C.L. "Butch" Otter
Governor

Gary Spackman
Director

December 28, 2018

HAMILTON LAND & LIVESTOCK
1193 E SUNSET DUNES WAY
DRAPER UT 84020-5676

Re: Change in Ownership for Water Right No(s): 32-7070, 32-7085, 32-13235

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: Jefferson-Clark Ground Water District
Water District 110