

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCESRECEIVED
SEP 04 2018DEPARTMENT 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?
63-04485	Yes ☐	Yes ☐		Yes ☐	Yes ☐
63-34611	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name:

Clay H. Beavitt + Joanne T. Beavitt
Name of current water right holder/claimant

3. New Owner(s)/Claimant(s):

Michael Hudson + Marie E. Hudson
New owner(s) as listed on the conveyance documentName connector ☒ and ☐ or ☐ and/or

13472 Sunny Slope Road

Caldwell

10

83605

Mailing address

City

State

ZIP

209-705-2503

Telephone

Email

Crazyaboutkoia@gmail.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: August 23, 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 # 63-4485

- ☐ 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:
- Michael Hudson

Signature of new owner/claimant

Title, if applicable

8/22/18

Date

- Signature:
- Marie E. Hudson

Signature of new owner/claimant

Title, if applicable

8/22/18

Date

For IDWR Office Use Only

Received by AD

Date

9-11-18

Receipt No.

C105636
C105590

Receipt Amt.

\$75.00
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 di

Date 9-12-18

Electronically Recorded - DO NOT
Remove the County Stamped First
Page as it is now Incorporated as
Part of the original Document.

Prepared by and after recording return to:

G. Connie Runia, Attorney
ON TRACK LEGAL SERVICES PLLC
PO Box 165, Nampa ID 83653

Send Tax Statements to:

Michael Hudson and Marie Hudson
13472 Sunny Slope Road, Caldwell, ID 83607

2018-037730 RECORDED 08/24/2018 12:39 PM CHRIS YAMAMOTO CANYON COUNTY RECORDER Pgs=3 HCRETAL \$15.00 TYPE: DEED PIONEER TITLE CANYON - CALDWELL ELECTRONICALLY RECORDED

WARRANTY DEED

Clair H. Leavitt and Joanne T. Leavitt, Trustees of the Clair and Joanne Leavitt Trust under Trust Agreement dated February 10th, 1997, Grantor, hereby convey, grant, and warrant to Michael Hudson and Marie E. Hudson, husband and wife, to be held as community property with rights of survivorship, Grantee, whose address is 13472 Sunny Slope Road, Caldwell, Idaho 83607, for the sum of \$290,000 and other good and valuable consideration, the following described Property sited in Canyon County Idaho, TO WIT:

See Exhibit A attached hereto and fully incorporated herein by this reference.

SUBJECT TO an Easement and Water Use Agreement dated August 22nd, 2018.

SUBJECT TO taxes and assessments for the year 2018 and all subsequent years, together with any and all existing easements, rights-of-way, reservations, restrictions and encumbrances of record, to any existing tenancies, to all zoning laws and ordinances, and to any state of facts an accurate survey or inspection of the premises would show.

This conveyance shall include any and all appurtenances, tenements, hereditaments, reversion, remainders, easements, and rights-of-way in anywise appertaining to the Property, together with any and all water and water rights appurtenant to or used on the Property including, but not limited to, Water Right 63-04485, together with any and all other rights Grantor may have to receive natural flow, stored water, shares and delivery through any pipe, ditch, canal or water company's facilities, or under entitlements held by a third party for use on the Property.

The Grantors covenant to the Grantee that they are the owners in fee simple of said premises; that the premises are free from all encumbrances, excepting those as may be herein set forth, and excepting those of record, and that they will warrant and defend the same from all lawful claims whatsoever.

Dated: August 23, 2018.

Clair H. Leavitt
Clair H. Leavitt, Trustee

Joanne T. Leavitt
Joanne T. Leavitt, Trustee

State of Idaho)

County of Canyon) S.S.

On this 23rd day of August, in the year 2018, before me personally, the undersigned, appeared Clair H. Leavitt and Joanne T. Leavitt, known by me to be the persons whose names are subscribed to the within instrument, and acknowledged that each executed the same.

Chl Heck

Notary Public for Idaho

Residence: RESIDING IN PARMA, IDAHO

My Commission Expires on MY COMMISSION EXPIRES 11/02/2019

(Seal)

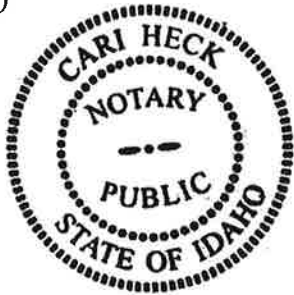


EXHIBIT A

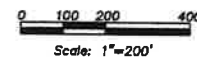
Commencing at the Northwest Corner of the NW1/4 of the SW1/4 of Section 26, Township 3 North, Range 4 West, Boise Meridian, Canyon County, Idaho, being the REAL POINT OF BEGINNING; thence

East along the North boundary line of the said NW1/4 of the SW1/4 a distance of 400 feet; thence South on a line parallel with the West boundary line of the said NW1/4 of the SW1/4 a distance of 170 feet, thence

West on a line parallel with the North boundary line of the said NW1/4 of the SW1/4 a distance of 400 feet, more or less to the west boundary line of the said NW1/4 of the SW1/4; and thence

North along the West boundary line of the said NW1/4 of the SW1/4 a distance of 170 feet, more or less to the POINT OF BEGINNING.

A PART OF THE N 1/2 SW 1/4, SECTION 26, T. 3 N., R. 4 W., B.M.,
CANYON COUNTY, IDAHO
2018



■	Found Right-of-Way monument
△	Calculated point
⊕	Aluminum cap monument
●	Found 5/8 Inch dia. Iron pin
●	Set 1/2 Inch dia. x 24 Inch iron pin w/plastic cap PLS 9368
○	Found 1/2 Inch dia. Iron pin
WC	Witness Corner
---	Deed line
- - - - -	Section line
- · - · -	Easement line

RECORD OF SURVEY INST. NO.	2011048115
RECORD OF SURVEY INST. NO.	2004040635
RECORD OF SURVEY INST. NO.	200531221
RECORD OF SURVEY INST. NO.	2002246598
RECORD OF SURVEY INST. NO.	9727566
RECORD OF SURVEY INST. NO.	9921734
WARRANTY DEED INST. NO.	2000028040
WARRANTY DEED INST. NO.	9705275
QUIT CLAIM DEED INST. NO.	9713780
QUIT CLAIM DEED INST. NO.	9713781

Easement Line Table		
Line #	Length	Direction
L10	21.25	S0°33'04"W
L11	75.52	N74°20'58"E
L12	900.11	N89°18'20"W
L13	465.51	N59°49'03"W
L14	252.30	N90°00'00"W
L15	20.00	S0°00'00"E
L16	257.70	N90°00'00"W
L17	465.64	N59°49'03"W
L18	891.98	N89°18'20"W
L19	78.45	N74°20'58"E
L20	20.83	S0°33'04"W

I, Darin Holzhey do hereby certify that I am a Professional Land Surveyor licensed by the State of Idaho, and that this Record of Survey correctly represents a survey made by me or under my direct supervision in conformance with Idaho Code 31-2709, 1947 and accepted procedures of land surveying. I further certify that I have complied with Title 55, Chapter 16, Idaho Code.



P.L.S. License No. 9366

SURVEY FOR:

Mason &
Associates

Professional Engineers,
Land Surveyors
& Planners
204 2nd St. South, Tampa, FL 33601
(813) 251-0200 Fax (813) 251-0201

JOB NO. JY1118	
DWG NO. JY1118R08	
SCALE 1"=800'	REV. △
FIELD BOOK NO.	
DRAWN BY	DATE
JH	8/14/18

This drawing does not necessarily show all of the physical features of the property. Mason & Associates, Inc. assumes no liability for present or future compliance or non-compliance with governing jurisdictions restrictions pertaining to building permits, vehicle access permits or septic permits.



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

C.L. "Butch" Otter

Governor

September 12, 2018

Gary Spackman

Director

MICHAEL HUDSON
MARIE E HUDSON
13472 SUNNYSLOPE RD
CALDWELL ID 83607-9354

Re: Change in Water Right Ownership: 63-4485 (Split into 63-4485 and **63-34611**)

Dear Water Right Holders:

The Department of Water Resources (Department) acknowledges the receipt of correspondence changing ownership of a portion of the above referenced water right 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: CLAIR H LEAVITT & JOANNE T LEAVITT
Connie Runia – On Track Legal Services PLLC – *via Email*
Wilder Irrigation District

RECEIVED

SEP 11 2018

DEPARTMENT OF
WATER RESOURCES

On Track Legal Services PLLC
G. Connie Runia, Attorney

Licensed in Idaho and Oregon

September 7, 2018

Idaho Water Center
Attn Debbie
322 E Front St Ste 648
Boise, ID 83702-7371

Re: Notice of Change in Water Right Ownership
Water Right 63-04485 Leavitt/Hudson

Dear Debbie:

Thank you for your call. I enclose a check in the amount of \$75, bringing the fees submitted to \$100 (split). You were going to look further into the exact nature of the split on this right – please keep me informed.

Again, I appreciate your call and look forward to working with you to effect this transfer.

I will wait to hear from you.

Sincerely,



G. Connie Runia

GCR/ts

Encl.

On Track Legal Services PLLC
G. Connie Runia, Attorney

Licensed in Idaho and Oregon

September 4, 2018

IDAHO WATER CENTER
322 E FRONT ST STE 648
BOISE ID 83702-7371

HAND DELIVERED

Re: Notice of Change in Water Right Ownership
Water Right 63-04485; Leavitt/Hudson

To Whom it Concerns:

I enclose for submission the following:

1. Signed and completed Notice of Change in Water Right Ownership regarding Water Right 63-04485.
2. A copy of the conveyance document, a Warranty Deed dated August 23, 2018 and recorded August 24, 2018.
3. Survey map clearly showing place of use and point of diversion for Water Right 63-04485
4. Check in the amount of \$25 for filing fee (undivided water right)

If you have any questions or require additional information, please do not hesitate to call or email me. Also, please notify me by return copy of the successful submission of this Notice. Thank you.

Sincerely,



G. Connie Runia

GCR/ts
Encl.