

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

RECEIVED

SEP 18 2017

DEPT OF WATER RESOURCES
SOUTHERN REGION

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?
36-16733	Yes ☒	Yes ☐		Yes ☐	Yes ☐
<i>Split# 36-17088</i>	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: Nash Family LTD Partnership

Name of current water right holder/claimant

3. New Owner(s)/Claimant(s): Jerry C. Bommer and Lila L. Bommer

New owner(s) as listed on the conveyance document

Name connector

☐ and

☒ or

☐ and/or

2597 Carriage Way

Franklin

ID

83237

Mailing address

City

State

ZIP

208-646-2440

Lila. Bommer1@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: _____

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.
- ☐ 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: Lila L. Bommer

Signature of new owner/claimant

Title, if applicable

Date

- Signature: Jerry C. Bommer

Signature of new owner/claimant

Title, if applicable

Date

For IDWR Office Use Only:

Received by DM Date 9-18-2017

Receipt No. SO36360

Receipt Amt. \$100-

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 _____

Date _____

RECORDING REQUESTED BY
First American Title Company

AND WHEN RECORDED MAIL TO:
First American Title Company
301 Main Street
Gooding, ID 83330

TWIN FALLS COUNTY
RECORDED FOR:
FIRST AMERICAN TITLE - TWIN F/
11:50:26 AM 09-15-2017
2017014857
NO. PAGES 2 FEE: \$15.00
KRISTINA GLASCOCK
COUNTY CLERK
DEPUTY: SW
Electronically Recorded by Simplifile

Space Above This Line for Recorder's Use Only

WARRANTY DEED

File No.: **650776GO (smb)**

Date: **September 07, 2017**

For Value Received, **Robert W. Rheinschild, an unmarried man**, hereinafter called the Grantor, hereby grants, bargains, sells and conveys unto **Jerry C. Bommer and Lila L. Bommer, husband and wife**, hereinafter called the Grantee, whose current address is **2597 S. Carriage Way, Franklin, ID 83237**, the following described premises, situated in **Twin Falls County, Idaho**, to-wit:

Lot 13 in Block 1 of Buhl Oregon Trail Homesites according to the official plat thereof, filed in Book 15 of Plats at Page(s) 6, records of Twin Falls County, Idaho.

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: 09/07/2017

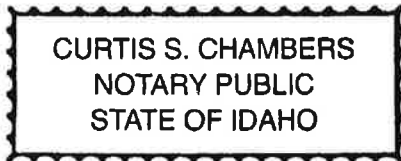
Warranty Deed
- continued

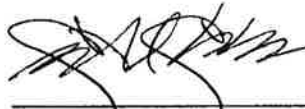
File No.: 650776GO (smb)


Robert W. Rheinschild

STATE OF Idaho)
COUNTY OF BLAINE)
SS.

On this ^{13th} ~~Fifteenth~~ day of September, 2017, before me, a Notary Public in and for said State, personally appeared **Robert W. Rheinschild**, 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.





Notary Public for the State of Idaho
Residing at: HAILEY, ID
My Commission Expires: 5.18.22

OREGON TRAIL HOMESITES

LOCATED IN SEC. 1 & 12, T8S, R13E, B.M. AND
SEC. 6 & 7, T8S, R14E, B.M., TWIN FALLS COUNTY, IDAHO

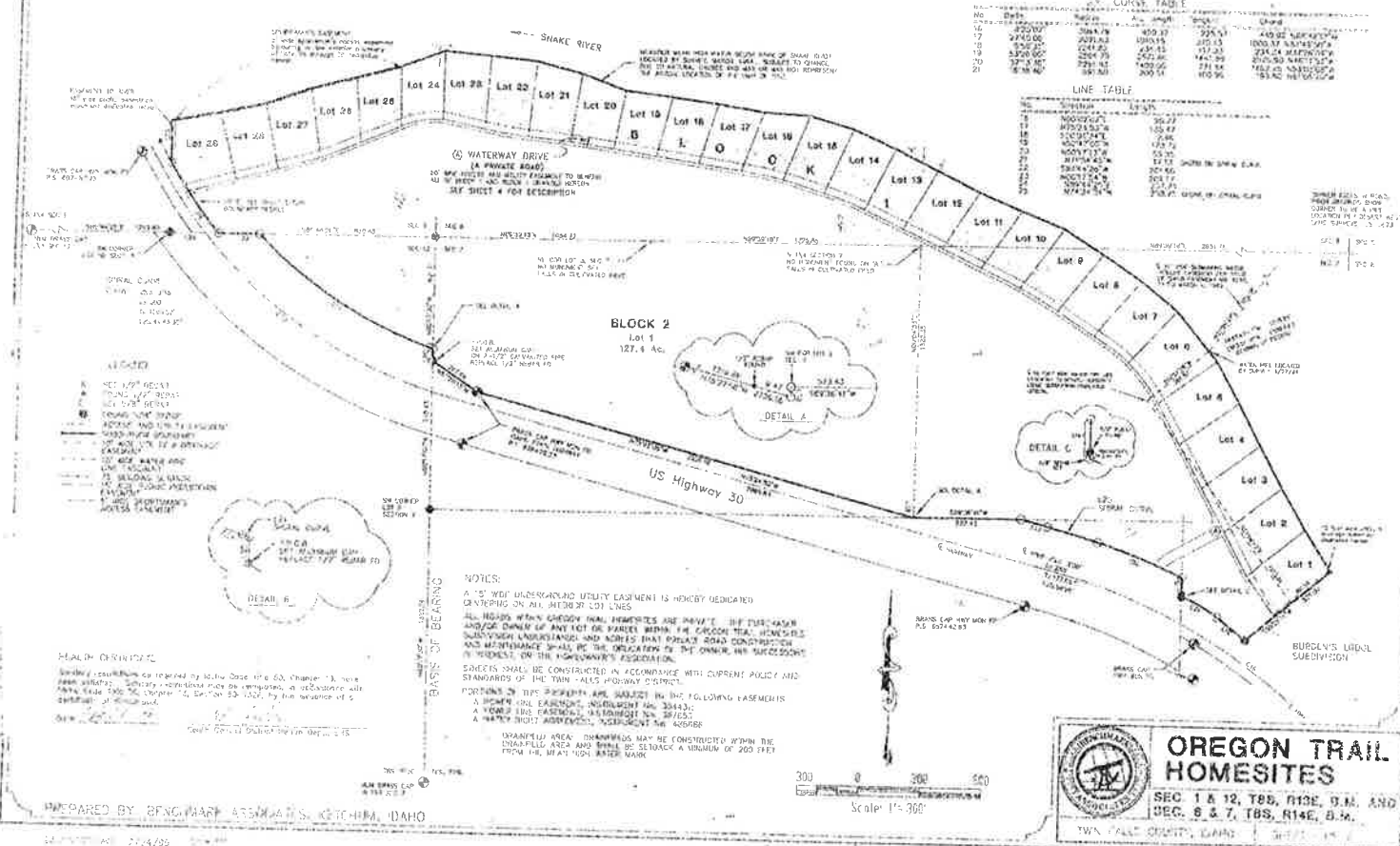
FEBRUARY, 1995

CURVE TABLE

NO.	DATE	NAME	AREA	PERCENT	GRADE
16	2-22-95	304.78	400.37	225.51	400.37
17	2-22-95	221.82	100.15	100.15	100.15
18	2-22-95	221.82	235.15	151.25	235.15
19	2-22-95	221.82	235.15	151.25	235.15
20	2-22-95	221.82	235.15	151.25	235.15
21	2-22-95	221.82	235.15	151.25	235.15

LINE TABLE

NO.	DATE	NAME	AREA	PERCENT	GRADE
16	2-22-95	304.78	400.37	225.51	400.37
17	2-22-95	221.82	100.15	100.15	100.15
18	2-22-95	221.82	235.15	151.25	235.15
19	2-22-95	221.82	235.15	151.25	235.15
20	2-22-95	221.82	235.15	151.25	235.15
21	2-22-95	221.82	235.15	151.25	235.15



NOTES:

A 15' WIDE UNDERGROUND UTILITY EASEMENT IS HEREBY DEDICATED CENTERING ON ALL HIGHWAY LOT LINES.

ALL RIGHTS RESERVED BY THE STATE OF IDAHO. IF THIS CASE AND/OR OWNER OF ANY LOT OR PARCEL WITHIN THE OREGON TRAIL HOMESITES SUBDIVISION UNDERSTANDS AND AGREES THAT FOR THE ROAD CONSTRUCTION AND MAINTENANCE SHALL BE THE OBLIGATION OF THE OWNER, HIS SUCCESSORS OR HEIR, OR THE HOMEOWNERS ASSOCIATION.

SUBJECTS SHALL BE CONSIDERED IN ACCORDANCE WITH CURRENT POLICY AND STANDARDS OF THE TWIN FALLS COUNTY DISTRICT.

PORTIONS OF THIS SUBDIVISION ARE SUBJECT TO THE FOLLOWING EASEMENTS:

- A POWER LINE EASEMENT, INSTRUMENT NO. 201420.
- A HOME USE EASEMENT, INSTRUMENT NO. 201420.
- A WATER RIGHT EASEMENT, INSTRUMENT NO. 201420.

UNPAID AREA: DRIVeways MAY BE CONSTRUCTED WITHIN THE UNPAID AREA AND SHALL BE SETBACK A MINIMUM OF 200 FEET FROM THE FRONT LOT LINE.

OREGON TRAIL HOMESITES

SEC. 1 & 12, T8S, R13E, B.M. AND
SEC. 6 & 7, T8S, R14E, B.M.

TWIN FALLS COUNTY, IDAHO

PREPARED BY: BENJAMIN ATKINSON, KETCHUM, IDAHO

DATE: 2/24/95



State of Idaho

DEPARTMENT OF WATER RESOURCES

Southern Region • 650 ADDISON AVE W STE 500 • TWIN FALLS, ID 83301-5858

Phone: (208)736-3033 • Fax: (208)736-3037 • Website: www.idwr.idaho.gov

C.L. "Butch" Otter
Governor

Gary Spackman
Director

June 04, 2018

JERRY C BOMMER
LILA L BOMMER
2597 CARRIAGE WAY
FRANKLIN ID 83237

Re: Change in Water Right Ownership: 36-16733 (Split into 36-16733 and 36-17088),

Dear Water Right Holder(s):

The Department of Water Resources (Department) acknowledges the receipt of correspondence changing ownership of a portion of the above referenced water right(s) 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(s) 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) 736-3033.

Sincerely,

Trish Fawcett
Technical Records Specialist

Enclosure(s)

c: First American Title Co. (File 650776GO)



First American Title Company
301 Main Street, Gooding, ID 83330
Phone (208)934-4427 Fax (208)934-4741

RECEIVED

SEP 18 2017

DEPT OF WATER RESOURCES
SOUTHERN REGION

IDWR
650 Addison Ave W. Ste 500
Twin Falls, ID 83301

September 15, 2017
File No.: 650776GO (smb)

Attn:

Re:

Property: **940 East 5204 North, Buhl, ID 83316**
Buyer: **Jerry C. Bommer and Lila L. Bommer**
Seller: **Robert W. Rheinschild**

- Our Check No. **8404** in the amount of **\$100.00**, representing **Water Transfer Fee**.
- Notice of Change in Water
- Warranty Deed
- Map

Sincerely,

Susan Bolton,
Escrow Officer

smb/ca