

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

RECEIVED

SEP 26 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?
37-22829	Yes ☒	Yes ☐		Yes ☐	Yes ☐
<i>split #</i> 37-23078	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: Ann Marie Warberg
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): Christopher Larson and Lucia Larson
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or ☐ and/or
- | | | | |
|-------------------------|----------------------------|-----------|--------------|
| <u>10763 Highway 75</u> | <u>Bellevue</u> | <u>ID</u> | <u>83313</u> |
| Mailing address | City | State | ZIP |
| <u>208-312-0954</u> | <u>tikaluh@hotmail.com</u> | | |
| 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: September 23, 2016
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.

SUPPORT DATA

IN FILE # 37-22829

8. Signature: Chris Larson Title, if applicable: _____ Date: 09/25/2017
 Signature of new owner/claimant
- Signature: Lucia Larson Title, if applicable: _____ Date: September 26, 2017
 Signature of new owner/claimant

For IDWR Office Use Only:

Received by TF Date _____ Receipt No. _____ Receipt Amt. _____

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 _____



WARRANTY DEED

Corporate

Bradley Construction North, Inc., an Idaho Corporation, a Corporation duly organized and existing under and by virtue of the laws of the State of Idaho, with its principal office at PO Box 41, Hailey, ID 83333

grantor, hereby CONVEYS or GRANTS and WARRANTS to

Christopher Larson and Lucia Larson, husband and wife

grantee, whose current address is: 1111 Baldy View Drive, Hailey, ID 83333

the following described premises, to-wit:

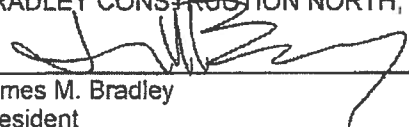
Lot 4A, Block 1 of LOTS 4A, 5A, AND 6A, DEAN RANCH SUBDIVISION, according to the official plat thereof, recorded as Instrument No. 580302, records of Blaine County, Idaho.

SUBJECT TO THE FOLLOWING DEED RESTRICTION: "Each Grantee taking this property, or any portion thereof, covenant and agree for the Grantee and Grantee's heirs, executors and assigns, to not challenge any existing or new agricultural uses or operations that are authorized by the Blaine County Zoning Ordinance and conducted within the County and that are or maybe lawfully occurring, or authorized by any government agency, as of the date of each deed conveying any right, title of interest in this property or any portion thereof."

The officers who sign this deed hereby certify that this deed and the transfer represented thereby was duly authorized under a resolution duly adopted by the board of directors of the Grantor at a lawful meeting duly held and attended by a quorum.

IN WITNESS WHEREOF, the grantor has caused its corporate name to be hereunto subscribed by its authorized officers, this 23rd day of September, 2016.

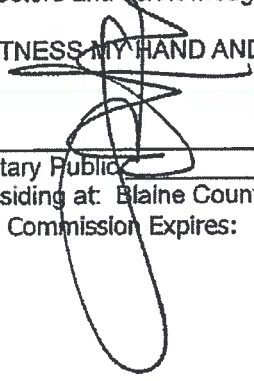
BRADLEY CONSTRUCTION NORTH, INC.


James M. Bradley
President

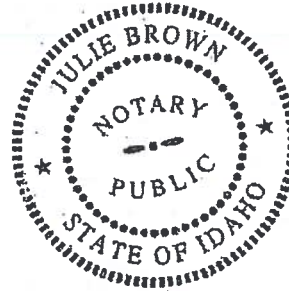
State of Idaho
County of Blaine

On this 23rd day of September, 2016, before me, the undersigned, a Notary Public, in and for said State, personally appeared James M. Bradley, known to me, and/or identified to me on the basis of satisfactory evidence, to be the President of the corporation that executed the instrument and that the foregoing instrument was signed on behalf of said corporation by authority of a resolution of it's board of directors and acknowledged to me that such corporation executed the same.

WITNESS MY HAND AND OFFICIAL SEAL.



Notary Public
Residing at: Blaine County, Idaho
My Commission Expires: July 09, 2017



Instrument # 638315

HAILEY, BLAINE, IDAHO
09-26-2016 9:48:23 AM No. of Pages: 2
Recorded for: BLAINE COUNTY TITLE
JOLYNN DRAGE Fee: \$13.00
Ex-Officio Recorder Deputy: JB
Electronically Recorded by Simplifile

**WARRANTY DEED**

Corporate

Bradley Construction North, Inc., an Idaho Corporation, a Corporation duly organized and existing under and by virtue of the laws of the State of Idaho, with its principal office at PO Box 41, Hailey, ID 83333

grantor, hereby CONVEYS or GRANTS and WARRANTS to

Christopher Larson and Lucia Larson, husband and wife

grantee, whose current address is: 1111 Baldy View Drive, Hailey, ID 83333

the following described premises, to-wit:

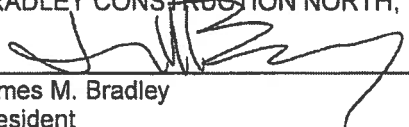
Lot 4A, Block 1 of LOTS 4A, 5A, AND 6A, DEAN RANCH SUBDIVISION, according to the official plat thereof, recorded as Instrument No. 580302, records of Blaine County, Idaho.

SUBJECT TO THE FOLLOWING DEED RESTRICTION: "Each Grantee taking this property, or any portion thereof, covenant and agree for the Grantee and Grantee's heirs, executors and assigns, to not challenge any existing or new agricultural uses or operations that are authorized by the Blaine County Zoning Ordinance and conducted within the County and that are or maybe lawfully occurring, or authorized by any government agency, as of the date of each deed conveying any right, title of interest in this property or any portion thereof."

The officers who sign this deed hereby certify that this deed and the transfer represented thereby was duly authorized under a resolution duly adopted by the board of directors of the Grantor at a lawful meeting duly held and attended by a quorum.

IN WITNESS WHEREOF, the grantor has caused its corporate name to be hereunto subscribed by its authorized officers, this 23rd day of September, 2016.

BRADLEY CONSTRUCTION NORTH, INC.


James M. Bradley
President

Instrument # 633761

HAILEY, BLAINE, IDAHO
03-18-2016 10:43:53 AM No. of Pages: 3
Recorded for: FIRST AMERICAN TITLE - KETCHUM
JOLYNN DRAGE Fee: \$16.00
Ex-Officio Recorder Deputy: GWB
Electronically Recorded by Simplifile

RECORDING REQUESTED BY
First American Title Company

AND WHEN RECORDED MAIL TO:
First American Title Company
120 Second Ave. North/PO Box 7999
Ketchum, ID 83340

Space Above This Line for Recorder's Use Only

WARRANTY DEED

File No.: **567674K (rm)** (2)

Date: **November 10, 2015**

For Value Received, **Vince Richard an unmarried man**, hereinafter called the Grantor, hereby grants, bargains, sells and conveys unto **Bradley Construction North, Inc., an Idaho corporation**, hereinafter called the Grantee, whose current address is **PO Box 41, Hailey, ID 83333**, the following described premises, situated in **Blaine County, Idaho**, to-wit:

Lot 4A of LOTS 4A, 5A AND 6A DEAN RANCH SUBDIVISION, according to the official plat thereof, recorded as Instrument No. 580302, records of Blaine County, Idaho.

Each Grantee taking this property, or any portion thereof, covenant and agree for the Grantee and Grantee's heirs, executor and assigns, to not challenge any existing or new agricultural uses or operations that are authorized by the Blaine County Zoning Ordinance and conducted within the County and that are or maybe lawfully occurring, or authorized by any government agency, as of the date of each deed conveying any right, title of interest in this property or any portion thereof.

See Exhibit A

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.

Vince Richard
Vince Richard

STATE OF Idaho)
COUNTY OF Blaine)
ss.

On this 18 day of March, 2016, before me, a Notary Public in and for said State, personally appeared **Vince Richard**, 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.

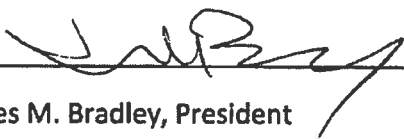


Rustin Miller
Notary Public for the State of Idaho
Residing at: Halley, ID
My Commission Expires: 10/24/2018

Acknowledgement and Waiver

The undersigned acknowledge and agree that the property described in Exhibit A (legal description of property being conveyed) is either located in, or near, an agricultural zone, and that lawful activities within an agricultural zone may occur during the day or night, and may result in the production of noise, odors and dust, and may involve lights, aerial spraying, machinery and other inconveniences. Each of the undersigned acknowledges that the conveying title will contain a restriction that will prohibit challenging all agricultural uses or operations authorized by the Blaine County Zoning Ordinance and conducted within the County and that are or maybe lawfully occurring, or authorized by any government agency, as of the date of each deed conveying any right, title of interest in this property described in Exhibit A. Each of the undersigned, for the benefit of any owner of real property within the County, hereby waives any right or cause of action the undersigned may have under law to challenge any such lawfully occurring or authorized agricultural uses or operations.

Bradley Construction North, Inc
An Idaho corporation

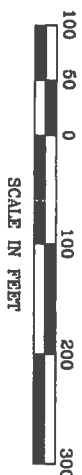
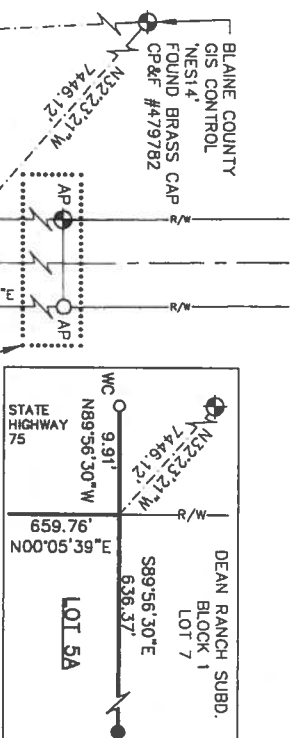

James M. Bradley, President

LOTS 4A, 5A, AND 6A, DEAN RANCH SUBDIVISION
WHEREIN THE LOT LINES BETWEEN LOTS 4, 5, AND 6, DEAN RANCH SUBDIVISION ARE SHIFTED
LOCATED WITHIN SECTION 24, T.1N., R.18E., B.M., BLAINE COUNTY, IDAHO

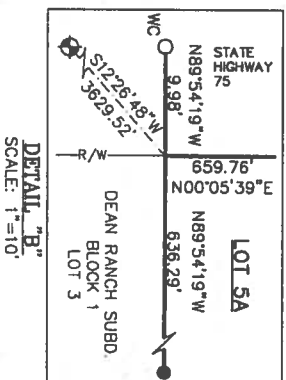
AUGUST 2010

NOTES

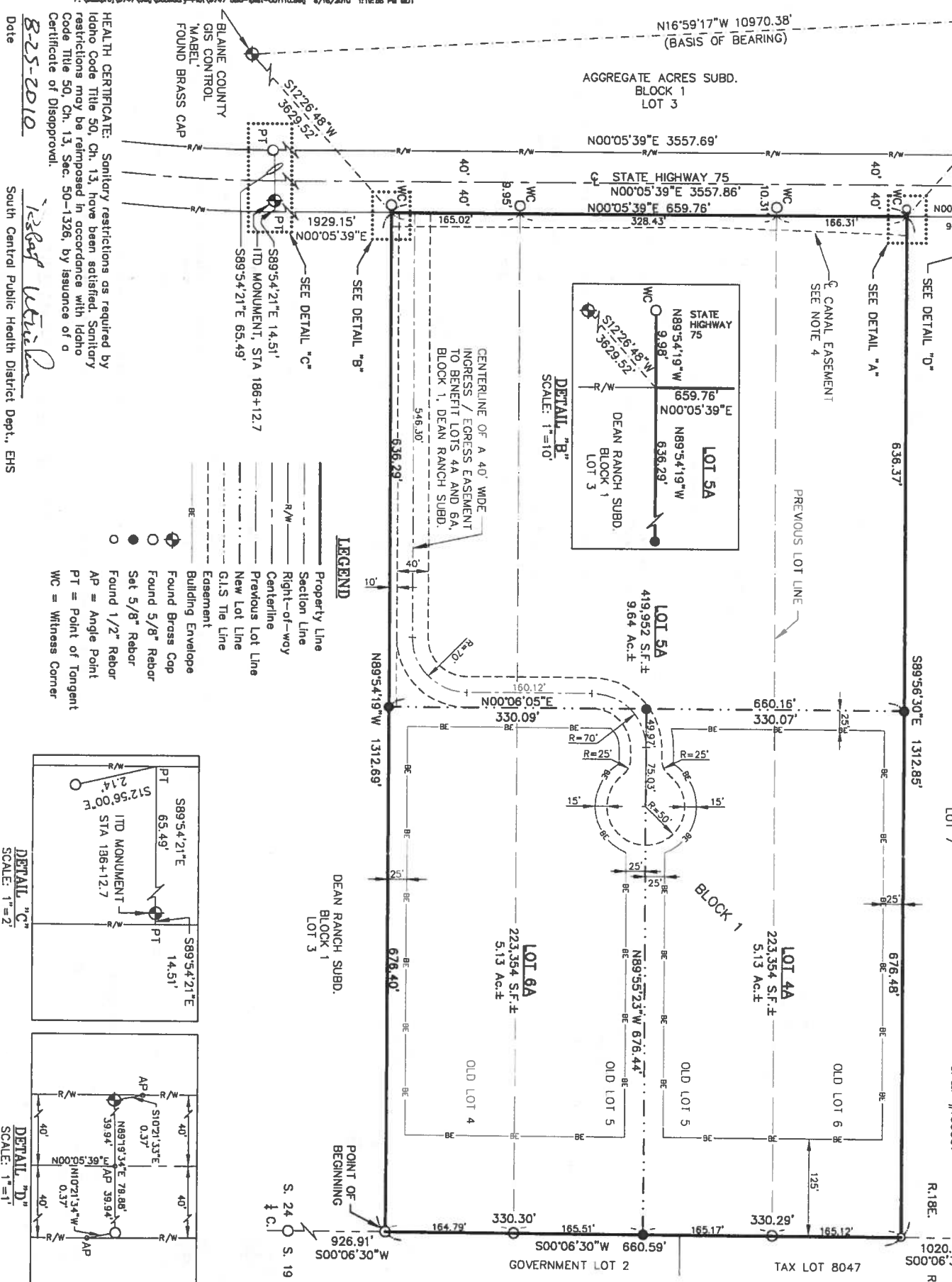
1. Fire protection requirements are those of the Wood River Fire Protection District, the adopted Blaine County Fire Protection Ordinance including, but not limited to water supply, access roads, (including turnarounds) and clear zones and shall be complied with prior to final approval of building permits applications.
2. Existing home on Lot 5A is legal non-conforming dwelling with regards to the Scenic Highway Overlay District.
3. A forty foot access easement to benefit lots 4A and 6A as shown.
4. A canal maintenance easement of thirty feet centered on the canal shown hereon exists.
5. All residential buildings are to be within established Building Envelopes.
6. Water rights shall be apportioned to individual lots on a prorated basis.
7. MARKET DISCLOSURE: this property includes and is adjacent to active agricultural uses, which may involve activities occurring during the day or night. These activities may result in the production of noise, odors, and dust and may involve lights, aerial spraying, machinery and other inconveniences. All deeds conveying title to this property will contain a restriction prohibiting property owners from challenging lawfully conducted agricultural operations occurring within the County.
8. DEED RESTRICTION: All deeds conveying title to real property within this subdivision shall include the following deed restriction: "Each Grantee taking this property, or any portion thereof, covenant and agree for the Grantee and Grantee's heirs, executors and assigns, to not challenge any existing or new agricultural uses or operations that are authorized by the Blaine County Zoning Ordinance and conducted within the County and that are or may be lawfully occurring, or authorized by any government agency, as of the date of each deed conveying any right, title or interest in the property or any portion thereof."
9. GRANTEE'S ACKNOWLEDGEMENT AND WAIVER: each Grantee shall, contemporaneously with the execution of any deed conveying title to real property within this subdivision, sign and record with the Blaine County Recorder the following acknowledgment and waiver, which signing shall be duly acknowledged by a notary public: "the undersigned acknowledge and agree that the property described in Exhibit A (legal description of property being conveyed) is either located in, or near, an agricultural zone, and that lawful activities within an agricultural zone may occur during the night or night, and may result in the production of noise, odors and dust, and may involve lights, aerial spraying, machinery and other inconveniences. Each of the undersigned acknowledges that the conveying title will contain a restriction that will prohibit challenging all agricultural uses or operations authorized by the Blaine County Zoning Ordinance and conducted within the County and that are or may be lawfully occurring, or authorized by any government agency, as of the date of each deed conveying any right, title or interest in the property or any owner of real property within the County, hereby waives any right or cause of action the undersigned may have under law to challenge any such lawfully occurring or authorized agricultural uses or operations."
10. Septic systems shall be with risers, out-flow filters and drainfield inspection ports on each system.
11. All new utilities shall be placed underground.



SCALE: 1" = 100'

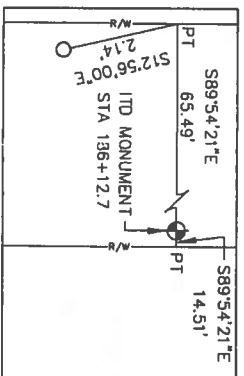


SCALE: 1" = 10'

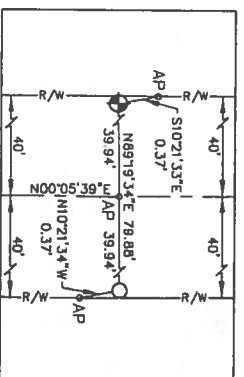


LEGEND

- Property Line
- Section Line
- Right-of-way
- Centerline
- Previous Lot Line
- New Lot Line
- GIS Tie Line
- Easement
- Building Envelope
- Found Brass Cap
- Found 5/8" Rebar
- Set 5/8" Rebar
- Found 1/2" Rebar
- Found 1/2" Rebar
- PT = Point of Tangent
- WC = Witness Corner



SCALE: 1" = 2'



SCALE: 1" = 1'

HEALTH CERTIFICATE: Sanitary restrictions as required by Idaho Code Title 50, Ch. 13, have been satisfied. Sanitary restrictions may be reimposed in accordance with Idaho Code Title 50, Ch. 13, Sec. 50-1326, by issuance of a Certificate of Disapproval.

8-25-2010

South Central Public Health District, Dept., EHS



LOTS 4A, 5A, AND 6A
DEAN RANCH SUBDIVISION
GALENA ENGINEERING, INC.
HAILEY, IDAHO

SHEET 1 OF 2

RANDALL K. FRENCH, P.L.S. 9561 Job No. 0747

CERTIFICATE OF OWNERSHIP

This is to certify that the undersigned are the owners in fee simple of the following described parcel of land:

A parcel of land located within Section 24, Township 1 North, Range 18 East, Boise Meridian, Blaine County, Idaho; more particularly described as follows:

Lots 4, 5, & 6--Dean Ranch Subdivision, Blaine County, Idaho

The easements indicated hereon are not dedicated to the public, but the right to use said easements is hereby reserved for the public utilities and for any other uses indicated hereon and no permanent structures are to be erected within the lines of said easements. We do hereby certify that the individual lots described in this plat will be served by individual wells and not by any water system common to one (1) or more of the lots.

Protective Covenants, Conditions, and Restrictions governing this plat are recorded under Instrument Number _____ Records of Blaine County, Idaho.

It is the intent of the owners to hereby include said land in this plat.


DAN L. ARRINGTON-MANAGER
ARRINGTON-BRIGGS LLC

ACKNOWLEDGMENT

STATE OF Idaho }
COUNTY OF Blaine }

On this 25th day of August, 2010, before me, a notary public in and for said State, personally appeared Dan L. Arrington, known or identified to me to be a member of the limited liability company that executed the foregoing instrument, and acknowledged to me that such limited liability company executed the same.

IN WITNESS THEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first written above.


Colleen D. Weber
Notary Public in and for said State
Residing at Bellvue
My Commission Expires 3/16/12


NOEL BRIGGS-MANAGER
ARRINGTON-BRIGGS LLC

ACKNOWLEDGMENT

STATE OF Idaho }
COUNTY OF Blaine }

On this 25th day of August, 2010, before me, a notary public in and for said State, personally appeared Noel Briggs, known or identified to me to be a member of the limited liability company that executed the foregoing instrument, and acknowledged to me that such limited liability company executed the same.

IN WITNESS THEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first written above.


Colleen D. Weber
Notary Public in and for said State
Residing at Bellvue
My Commission Expires 3/16/12

SURVEYOR'S CERTIFICATE

I, Randall K. French, a duly Licensed Professional Land Surveyor in the State of Idaho, do hereby certify that this plat is a true and accurate map of the land and points surveyed under my direct supervision and that it is in accordance with the Idaho State Code relating to Plats, Surveys, and the Corner Perpetuation and Filing Act, 55-1601 through 55-1612.

RANDALL K. FRENCH, P.L.S. 9561



BLAINE COUNTY SURVEYOR'S APPROVAL

I, Jim W. Koonce, County Surveyor for Blaine County, Idaho, do hereby certify that I have checked the foregoing Plat and computations for making the same and have determined that they comply with the laws of the State of Idaho relating to Plats and Surveys.


Jim W. Koonce, P.L.S. 792
Blaine County Surveyor

BLAINE COUNTY PLANNING AND ZONING APPROVAL

The foregoing plat was approved by Blaine County Planning and Zoning on this 17th day of AUGUST, 2010.


Tom BERGIN
Administrator

BLAINE COUNTY COMMISSION APPROVAL

The foregoing plat was approved by the Blaine County Board of Commissioners on this 17th day of August, 2010.


Chairman

BLAINE COUNTY TREASURER'S APPROVAL

I, the undersigned County Treasurer in and for Blaine County, State of Idaho per the requirements of Idaho Code 50-1308, do hereby certify that any and all current and/or delinquent county property taxes for the property included in this subdivision have been paid in full. This certification is valid for the next thirty (30) days only.


Blaine County Treasurer

8/30/10
Date

BLAINE COUNTY RECORDER'S CERTIFICATE

Instrument # 680302
HAILEY, BLAINE, IDAHO
9-1-2010 11:03:29 No. of Pages: 2
Recorded for: GALENA ENGINEERING
JOHN BRADY
County Recorder Deputy
-2010 PLAT

LOTS 4A, 5A, AND 6A
DEAN RANCH SUBDIVISION
GALENA ENGINEERING, INC.
HAILEY, IDAHO

SHEET 2 OF 2

Job No. 0747



State of Idaho

DEPARTMENT OF WATER RESOURCES

Southern Region • 1341 Fillmore Street, Suite 200 • Twin Falls, Idaho 83301-3380

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

C.L. "BUTCH" OTTER
Governor

GARY SPACKMAN
Director

October 5, 2017

CHRISTOPHER LARSON
LUCIA LARSON
10763 HWY 75
BELLEVUE ID 83313

Re: Change of Ownership/Split of Water Right 37-22829
Split into 37-22829 (Warberg) and 37-23078 (Larson)

Dear Water Right Holder(s):

The Department acknowledges receipt of correspondence splitting ownership of the above referenced water rights. The Department has modified its records to reflect the change in ownership and has enclosed a computer-generated report for your records.

Updating the ownership record for a water right does not reconfirm the validity of the right. When processing an ownership change notice, the department does not review the history of water use to determine if the right has been forfeited 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 Sections 42-222 and 42-223, Idaho Code.

Also, 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 this office if you have any questions regarding this matter.

Sincerely,

A handwritten signature in cursive script, reading 'Trish Fawcett'.

Trish Fawcett
Technical Records Specialist

Enclosure

Cc: Ann Marie Warberg