



State of Idaho

DEPARTMENT OF WATER RESOURCES

Western Region • 2735 Airport Way • Boise, Idaho 83705-5082

Phone: (208) 334-2190 • Fax: (208) 334-2348 • Website: www.idwr.idaho.gov

C.L. "BUTCH" OTTER
Governor

GARY SPACKMAN
Director

April 12, 2018

BBADS LLC
60027 41SR AVE SW
SEATTLE WA 98136

RE: Water Right No. 63-31820

Dear Applicant:

Thank you for submitting the Notice of Change in Water Right Ownership. Our review of your notice indicates that additional documentation is required before we can process the change.

The Quitclaim Deeds you provided describe an attached Exhibit A, which was not enclosed with the notice you submitted. This documentation must be submitted in order for the Department to identify which property was deeded to you.

Because the Department cannot process this request at this time, your notice is being returned to you and a refund of \$100 will be sent to the payer under separate cover.

If you have questions concerning this matter, please contact me at 208-334-2190.

Sincerely,

Rachel Sommer
Water Resource Agent, Senior
IDWR, Western Regional Office

Sommer, Rachel

From: Sommer, Rachel
Sent: Thursday, April 12, 2018 7:57 AM
To: Marston, Sascha
Subject: Refund: BBADS LLC

TO: Sascha Marston
FROM: Rachel Sommer
DATE: April 12, 2018
RECORD: Water Right No. 63-31820
RE: Refund
RECEIPT: C102873

On January 9, 2017 BBADS LLC filed a Notice of Change in Water Right Ownership. The conveyance documents submitted were incomplete therefore the notice cannot be processed. The notice is being returned and a refund is being requested.

Please issue a refund of \$100 to:

BBADS LLC / HOCKBERGER, SUSAN
6027 41ST AVE SW
SEATTLE WA 98136

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

RECEIVED
JAN 13 2017
WATER RESOURCES
EASTERN REGION
JAN 09 2017
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?
~~63-2798~~	Yes ☒	Yes ☐		Yes ☐	Yes ☐
~~63-8475~~	Yes ☒	Yes ☐		Yes ☐	Yes ☐
63-31820	Yes ☒	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: John J. Hockberger, Sr.
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): BBADS LLC
New owner(s) as listed on the conveyance document
- 6027 41st Ave SW Seattle WA 98136
Mailing address City State ZIP
- 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: 2015
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: Susan G. Hockberger Susan G. Hockberger, Member 12/1/2016
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 VC Date 1/9/17 Receipt No. C102813 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 MA Processed by MA Date MA

ELECTRONICALLY RECORDED - DO NOT
REMOVE THE COUNTY STAMPED FIRST
PAGE AS IT IS NOW INCORPORATED AS
PART OF THE ORIGINAL DOCUMENT.

584743

WHEN RECORDED

RETURN TO:

RGC Tax & Estate Solutions, PLLC
702 W. Idaho Street, Suite 1100
Boise, Idaho 83702

2015-047720	
RECORDED	
12/08/2015 11:21 AM	
CHRIS YAMAMOTO	
CANYON COUNTY RECORDER	
Pgs=3 BJBROWN	\$16.00
TYPE: DEED	
PIONEER TITLE CANYON - CALDWELL	
ELECTRONICALLY RECORDED	

QUITCLAIM DEED

THIS DEED is made and executed by Susan Hockberger, hereinafter referred to as the "Grantor," to BBADS, LLC, an Idaho limited liability company, as "Grantee".

Grantor hereby grants, sells, transfers and conveys to the above Grantee all of Grantor's interest in the following described real property located in Canyon County, Idaho:

See Attached Exhibit A

Canyon County Parcel Number: R3307500000

Property Address: 0 Riverside Road, Caldwell, Idaho

This conveyance shall include any and all appurtenances, tenements, hereditaments, reversions, remainders, easements, rights-of-way and water rights in anywise appertaining to the property herein described.

[SIGNATURES APPEAR ON THE FOLLOWING PAGE]

[REMAINDER OF THIS PAGE INTENTIONALLY LEFT BLANK]

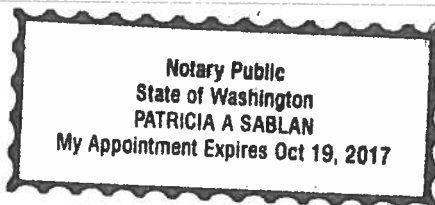
IN WITNESS WHEREOF, the Grantor has executed this instrument on this 4 day of December, 2015.

SUSAN HOCKBERGER:

Susan L Hockberger
Susan Hockberger

STATE OF WASHINGTON)
County of KING) ss.

On this 4th day of December, in the year 2015, before me, PATRICIA A. SABLAN a Notary Public, personally appeared Susan Hockberger, known or identified to me to be the person who executed the instrument and acknowledged to me that she executed the same.



Patricia A. Sablan
Notary Public for ~~Idaho~~ WASHINGTON

Residing at: SEATTLE

My commission expires: 10/19/2017

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WHEN RECORDED

RETURN TO:

RGC Tax & Estate Solutions, PLLC
702 W. Idaho Street, Suite 1100
Boise, Idaho 83702

2015-047721	
RECORDED	
12/08/2015 11:21 AM	
CHRIS YAMAMOTO	
CANYON COUNTY RECORDER	
Pgs=3 BJBROWN	\$16.00
TYPE: DEED	
PIONEER TITLE CANYON - CALDWELL	
ELECTRONICALLY RECORDED	

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Grantor hereby grants, sells, transfers and conveys to the above Grantee all of Grantor's interest in the following described real property located in Canyon County, Idaho:

See Attached Exhibit A

Canyon County Parcel Number: R3307600000
Property Address: 0 Riverside Road, Caldwell, Idaho

This conveyance shall include any and all appurtenances, tenements, hereditaments, reversions, remainders, easements, rights-of-way and water rights in anywise appertaining to the property herein described.

[SIGNATURES APPEAR ON THE FOLLOWING PAGE]

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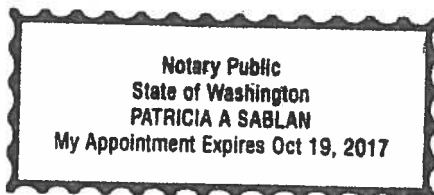
IN WITNESS WHEREOF, the Grantor has executed this instrument on this 4 day of December 2015.

SUSAN HOCKBERGER:

Susan Hockberger
Susan Hockberger

STATE OF WASHINGTON,
County of KING) ss.

On this 4th day of December, in the year 2015, before me, PATRICIA A. SABLAN
a Notary Public, personally appeared Susan Hockberger, known or identified to me to be the person
who executed the instrument and acknowledged to me that she executed the same.



Patricia A. Sablan
Notary Public for ~~Idaho~~ WASHINGTON

Residing at: SEATTLE

My commission expires: 10/19/2017

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WHEN RECORDED

RETURN TO:

RGC Tax & Estate Solutions, PLLC
702 W. Idaho Street, Suite 1100
Boise, Idaho 83702

2015-047715

RECORDED

12/08/2015 11:21 AM

CHRIS YAMAMOTO

CANYON COUNTY RECORDER

Pgs=3 BJBROWN

\$16.00

TYPE: DEED

PIONEER TITLE CANYON - CALDWELL

ELECTRONICALLY RECORDED

QUITCLAIM DEED

THIS DEED is made and executed by Susan Hockberger, hereinafter referred to as the "Grantor," to BBADS, LLC, an Idaho limited liability company, as "Grantee".

Grantor hereby grants, sells, transfers and conveys to the above Grantee all of Grantor's interest in the following described real property located in Canyon County, Idaho:

See Attached Exhibit A

Canyon County Parcel Number: R3306800000

Property Address: 0 Riverside Road, Caldwell, Idaho

This conveyance shall include any and all appurtenances, tenements, hereditaments, reversions, remainders, easements, rights-of-way and water rights in anywise appertaining to the property herein described.

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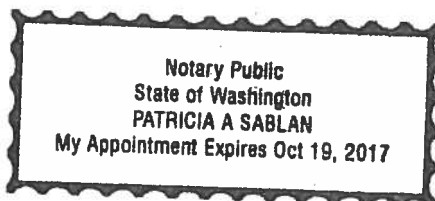
IN WITNESS WHEREOF, the Grantor has executed this instrument on this 4 day of December 2015.

SUSAN HOCKBERGER:

Susan Hockberger
Susan Hockberger

STATE OF WASHINGTON)
County of KING) ss.

On this 4th day of December, in the year 2015, before me, PATRICIA A. SABLAN a Notary Public, personally appeared Susan Hockberger, known or identified to me to be the person who executed the instrument and acknowledged to me that she executed the same.



Patricia A. Sablan
Notary Public for ~~Idaho~~ WASHINGTON

Residing at: SEATTLE

My commission expires: 10/19/2017

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WHEN RECORDED

RETURN TO:

RGC Tax & Estate Solutions, PLLC
702 W. Idaho Street, Suite 1100
Boise, Idaho 83702

2015-047716	
RECORDED	
12/08/2015 11:21 AM	
CHRIS YAMAMOTO	
CANYON COUNTY RECORDER	
Pgs=3 BJBROWN	\$16.00
TYPE: DEED	
PIONEER TITLE CANYON - CALDWELL	
ELECTRONICALLY RECORDED	

QUITCLAIM DEED

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Grantor hereby grants, sells, transfers and conveys to the above Grantee all of Grantor's interest in the following described real property located in Canyon County, Idaho:

See Attached Exhibit A

Canyon County Parcel Number: R3306900000
Property Address: 0 Riverside Road, Caldwell, Idaho

This conveyance shall include any and all appurtenances, tenements, hereditaments, reversions, remainders, easements, rights-of-way and water rights in anywise appertaining to the property herein described.

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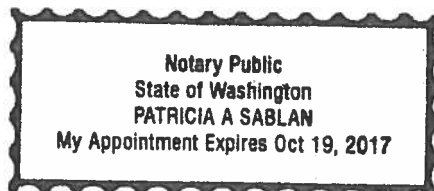
IN WITNESS WHEREOF, the Grantor has executed this instrument on this 4 day of December 2015.

SUSAN HOCKBERGER:

Susan A Hockberger
Susan Hockberger

STATE OF WASHINGTON)
County of KING) ss.

On this 4TH day of December, in the year 2015, before me, PATRICIA A. SABLAN, a Notary Public, personally appeared Susan Hockberger, known or identified to me to be the person who executed the instrument and acknowledged to me that she executed the same.



Patricia A. Sablan
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Residing at: SEATTLE

My commission expires: 10/19/2017

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WHEN RECORDED

RETURN TO:

RGC Tax & Estate Solutions, PLLC
702 W. Idaho Street, Suite 1100
Boise, Idaho 83702

2015-047718	
RECORDED	
12/08/2015 11:21 AM	
CHRIS YAMAMOTO	
CANYON COUNTY RECORDER	
Pgs=3 BJBROWN	\$16.00
TYPE: DEED	
PIONEER TITLE CANYON - CALDWELL	
ELECTRONICALLY RECORDED	

QUITCLAIM DEED

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Grantor hereby grants, sells, transfers and conveys to the above Grantee all of Grantor's interest in the following described real property located in Canyon County, Idaho:

See Attached Exhibit A

Canyon County Parcel Number: R3307100000
Property Address: 0 Riverside Road, Caldwell, Idaho

This conveyance shall include any and all appurtenances, tenements, hereditaments, reversions, remainders, easements, rights-of-way and water rights in anywise appertaining to the property herein described.

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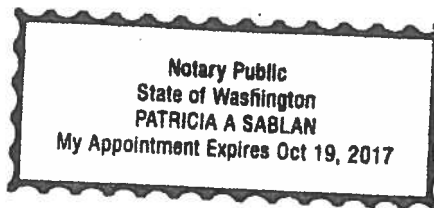
IN WITNESS WHEREOF, the Grantor has executed this instrument on this 4th day of December, 2015.

SUSAN HOCKBERGER:

Susan Hockberger
Susan Hockberger

STATE OF WASHINGTON)
County of KING) ss.

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Notary Public for ~~Idaho~~ WASHINGTON

Residing at: SEATTLE

My commission expires: 10/19/2017

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WHEN RECORDED

RETURN TO:

RGC Tax & Estate Solutions, PLLC
702 W. Idaho Street, Suite 1100
Boise, Idaho 83702

2015-047717

RECORDED

12/08/2015 11:21 AM

CHRIS YAMAMOTO

CANYON COUNTY RECORDER

Pgs=3 BJBROWN

\$16.00

TYPE: DEED

PIONEER TITLE CANYON - CALDWELL

ELECTRONICALLY RECORDED

QUITCLAIM DEED

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Grantor hereby grants, sells, transfers and conveys to the above Grantee all of Grantor's interest in the following described real property located in Canyon County, Idaho:

See Attached Exhibit A

Canyon County Parcel Number: R3307000000
Property Address: 0 Riverside Road, Caldwell, Idaho

This conveyance shall include any and all appurtenances, tenements, hereditaments, reversions, remainders, easements, rights-of-way and water rights in anywise appertaining to the property herein described.

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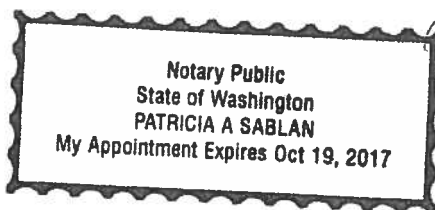
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SUSAN HOCKBERGER:

Susan Hockberger
Susan Hockberger

STATE OF WASHINGTON)
County of KING) ss.

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Patricia A. Sablan
Notary Public for ~~Idaho~~ WASHINGTON

Residing at: SEATTLE

My commission expires: 10/19/2017

2016-032045
RECORDED
08/10/2016 02:04 PM

CHRIS YAMAMOTO
CANYON COUNTY RECORDER
CANYON COUNTY, IDAHO
8.4 ENGINEERS
SURVEY

SURVEY NOTES

- THIS PROPERTY IS SUBJECT TO A 24' WIDE EASEMENT FOR THE MORA CANAL, MEASURED FROM THE CENTERLINE OF THE CANAL.
- THIS SURVEY IS BEING RECORDED TO REFERENCE SURVEY INSTRUMENT NO. 2016-020927. THIS SURVEY DEPICTS A CORRECTION TO THE PUBLIC RIGHT-OF-WAY ALONG THE WEST SIDE OF THE LAND SURVEYED.

REFERENCE DOCUMENTS

RECORDS OF SURVEY
R/S NO. 9610282
R/S NO. 200141893
R/S NO. 200361754
R/S NO. 200528688
R/S NO. 201008970
R/S NO. 201008970
R/S NO. 201008970
R/S NO. 2016-015547
R/S NO. 2016-020927

EASEMENTS
INST. NO. 2016-013394
INST. NO. 8532182

DEEDS
INST. NO. 2015-026138
INST. NO. 2015-048472
INST. NO. 2016-013392
INST. NO. 2016-013393
INST. NO. 2016-013394

RIGHT OF WAY DEEDS
INST. NO. 2016-002224

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR, LICENSED BY THE STATE OF IDAHO, AND THAT THIS RECORD OF SURVEY HAS BEEN PREPARED FROM A SURVEY MADE ON THE GROUND UNDER MY SUPERVISION, AND THAT THIS RECORD OF SURVEY IS AN ACCURATE REPRESENTATION OF SAID SURVEY, AND IS IN CONFORMANCE WITH THE CORNER PERPETUATION AND FILING ACT OF IDAHO CODE SS-1081 THROUGH SS-1012.

JOSEPH D. CANNING, L.S. 4116



AMENDED RECORD OF SURVEY FOR: HOCKBURGER ADMINISTRATIVE LAND DIVISIONS

A PARCEL OF LAND SITUATE IN U.S. GOVERNMENT LOTS 1 AND 2 OF SECTION 30, TOWNSHIP 3 NORTH, RANGE 3 WEST, BOISE MERIDIAN, CANYON COUNTY, IDAHO.

DATE: AUGUST 9, 2016
SURVEY: J.D. CANNING
DRAWN BY: JMK
JOB NUMBER: 4008

INDEX NO. 334-30-1-0-0-0-0

CURVE	DELTA	RADIUS	ARC	CHORD BEARING	CHORD DIST.
C1	2613.17°	515.00'	233.67'	S51°22'55"W	251.11'
C2	18°48'30"	220.00'	64.61'	N57°24'41"E	64.38'
C3	44°48'21"	220.00'	172.04'	N08°15'41"E	187.69'
C4	270°53'	220.00'	274'	N07°10'07"E	7.74'
C5	9°43'27"	1,425.00'	242.88'	N10°02'00"W	242.39'
C6	7°59'28"	1,425.00'	198.75'	N11°54'37"W	198.50'
C7	11°11'49"	300.00'	58.83'	N12°30'18"W	58.33'
C8	9°48'56"	300.00'	51.39'	N12°00'38"W	51.33'
C9	81°30'02"	220.00'	236.95'	N34°40'33"E	225.41'

LINE	BEARING	DISTANCE
L1	S51°14'00"E	78.59'
L2	N07°14'00"E	40.00'
L3	S08°31'30"W	70.00'
L4	N08°18'00"E	40.00'
L5	S08°31'30"W	50.00'
L6	S08°31'30"W	40.00'
L7	N07°10'47"E	40.00'
L8	N07°10'47"E	40.00'
L9	S08°31'30"W	40.00'
L10	N07°10'47"E	40.00'
L11	N08°42'10"W	40.00'
L12	S08°35'17"W	40.00'
L13	S08°35'30"E	37.00'
L14	S17°25'00"E	40.00'
L15	N12°35'00"W	30.00'
L16	N07°22'27"E	30.00'
L17	N12°35'00"W	30.00'
L18	S14°14'00"E	40.01'
L19	N07°17'30"E	14.63'
L20	S23°11'00"E	89.07'
L21	S08°20'00"E	101.85'
L22	S23°14'17"W	85.18'
L23	S08°20'00"E	20.37'
L24	S12°34'17"W	44.81'
L25	S08°20'00"E	82.94'
L26	S23°11'00"E	88.45'
L27	N04°49'11"E	146.84'

LEGEND

PROJECT / PROPERTY BOUNDARY

SECTION LINE

60' WIDE PRIVATE ROAD EASEMENT

EXISTING 40' WIDE RIGHT-OF-WAY EASEMENT

EXISTING 20' WIDE IRRIGATION LINE EASEMENT PER INST. NO. 2016-016894

EXISTING MORA CANAL EASEMENT PER INST. NO. 8532182

FOUND ALUMINUM CAP

FOUND 1/2" PIN

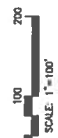
FOUND 5/8" PIN

SET 5/8" x 24" IRON PIN WITH PLASTIC CAP LABELED 'TUBA LS 4116'

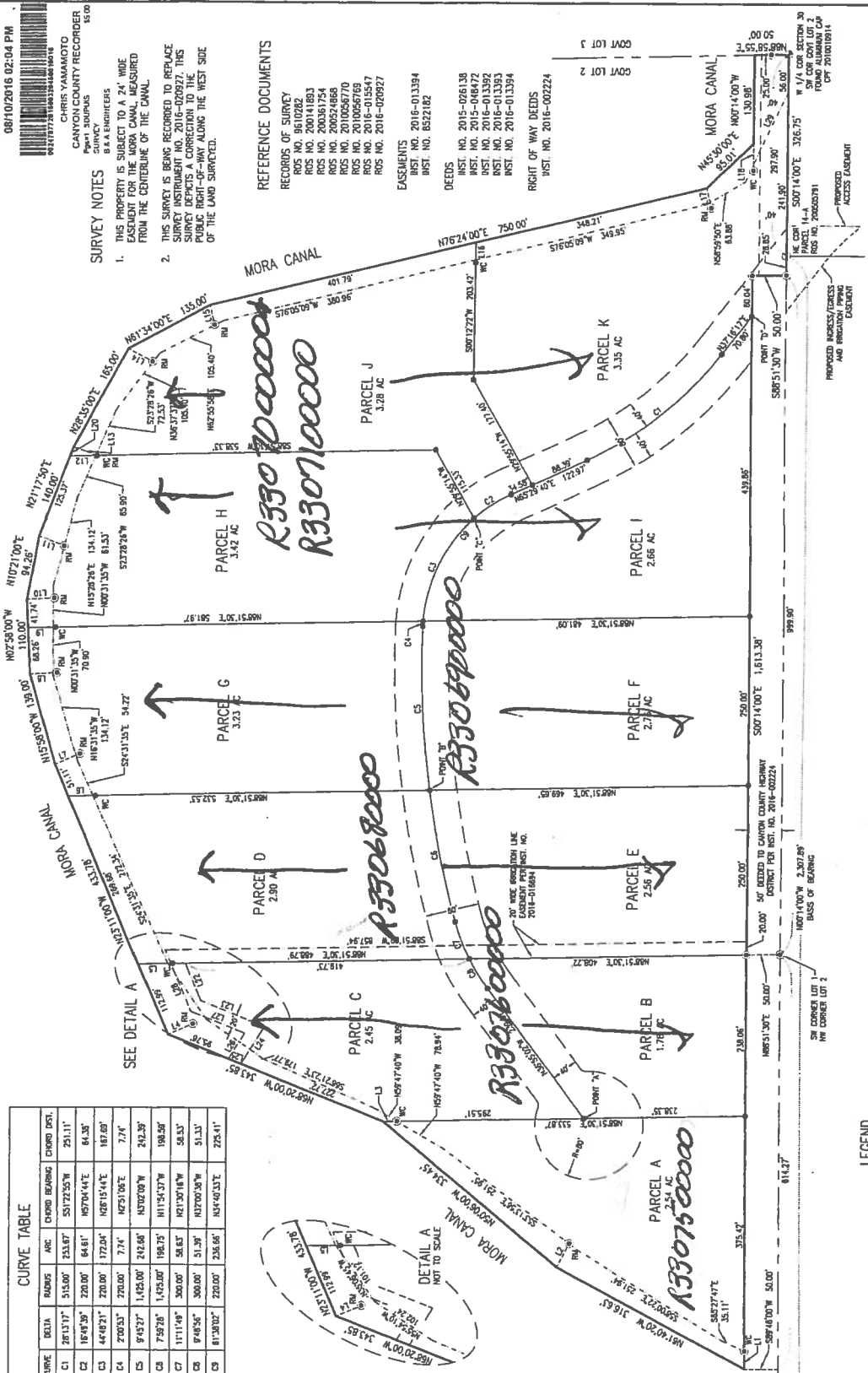
SET 5/8" x 24" IRON PIN WITH PLASTIC CAP LABELED 'TUBA LS 4116'

WITNESS CORNER

REFERENCE MONUMENT



B&A Engineers, Inc.
Consulting Engineers, Surveyors & Planners
5505 W. Franklin Rd., Boise, ID 83705
(208) 343-3381



No. W 153284 Return to: SECRETARY OF STATE 700 WEST JEFFERSON PO BOX 83720 BOISE, ID 83720-0080 NO FILING FEE IF RECEIVED BY DUE DATE	Due no later than Jun 30, 2016 Annual Report Form 1. Mailing Address: Correct in this box if needed. BBADS, LLC RONALD G CARON, JR 702 W IDAHO ST STE 1100 BOISE ID 83702	2. Registered Agent and Address (NO PO BOX) RONALD G CARON JR 702 W IDAHO ST STE 1100 BOISE ID 83702 3. <u>New</u> Registered Agent Signature:*														
4. Limited Liability Companies: Enter Names and Addresses of at least one Member or Manager. <table border="1"> <thead> <tr> <th>Office Held</th> <th>Name</th> <th>Street or PO Address</th> <th>City</th> <th>State</th> <th>Country</th> <th>Postal Code</th> </tr> </thead> <tbody> <tr> <td>MEMBER</td> <td>SUSAN HOCKBERGER</td> <td>6027 41ST AVENUE SW</td> <td>SEATTLE</td> <td>WA</td> <td>USA</td> <td>98136</td> </tr> </tbody> </table>			Office Held	Name	Street or PO Address	City	State	Country	Postal Code	MEMBER	SUSAN HOCKBERGER	6027 41ST AVENUE SW	SEATTLE	WA	USA	98136
Office Held	Name	Street or PO Address	City	State	Country	Postal Code										
MEMBER	SUSAN HOCKBERGER	6027 41ST AVENUE SW	SEATTLE	WA	USA	98136										
5. Organized Under the Laws of: ID W 153284	6. Annual Report must be signed.* Signature: Ronald G. Caron, Jr. Name (type or print): Ronald G. Caron, Jr. Date: 06/28/2016 Title: Registered Agent															
Processed 06/28/2016 * Electronically provided signatures are accepted as original signatures.																