

Kerner 2
RECEIVED
NOV 22 2017
WATER RESOURCES
WESTERN REGION

STATE 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?
67-10944	Yes ☐	Yes ☐		Yes ☐	Yes ☐
67-10945	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: Lorenz and Margie E. Kerner
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): Weiser Ranches, LLC
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or ☐ and/or
- 1606 Amaral Court Fairfield CA 94534
Mailing address City State ZIP
- 707-864-1196 Amaralranch@aol.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: June 1, 2017
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.

SUPPORT DATA

IN FILE # 67-10944

8. Signature: [Signature] Manager Weiser Ranches, LLC 6/19/2017
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 CS Date 11/22/17 Receipt No. W045857 Receipt Amt. \$50.00

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 X Approved by CS Processed by CS Date 12/19/17

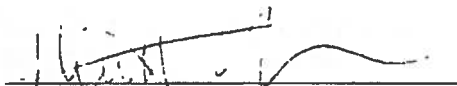
AMENDED SHERIFF'S CERTIFICATE OF SALE ON EXECUTION
IN MORTGAGE FORECLOSURE

I, MATT THOMAS, Sheriff of Washington County, State of Idaho, do hereby certify that by virtue of an Order of Sale in the above-entitled action, issued on March 20th, 2017, to me directed and setting forth a Judgment recovered in the amount of \$414,230.61, lawful money of the United States, with interest and costs thereon to be satisfied out of the real property in which the Defendants had or claimed an interest. According to said writ and the statutes in such cases made and provided, I have levied on, and on June 1, 2017 sold at public auction to Weiser Ranches, LLC, who was the highest bidder, for the sum of \$420,000.00 lawful money of the United States, which was the whole price paid by Weiser Ranches, LLC for the right, claim and interest of the within named Defendants, as aforesaid in and to the real estate particularly described as follows, to-wit:

See attached Exhibit "A"

And that the said real estate is subject to redemption by the Defendants, Dwayne L. Kerner and Julie Rac Fox Williams Ellis Kerner a.k.a. Julie R. Kerner, husband and wife, within one (1) year after the sale pursuant to statute in such cases made and provided.

Given under my hand, this the 17 day of October, 2017.


MATT THOMAS
Sheriff of Washington County,
State of Idaho

Instrument # 234364

STATE OF IDAHO, COUNTY OF WASHINGTON

10-16-2017 11:29:00 AM No. of Pages: 3

Recorded for : WASHINGTON COUNTY SHERIFF

BETTY J THOMAS

Fee: 16.00

Ex-Officio Recorder Deputy

Index to: CERTIFICATE OF SALE



STATE OF IDAHO)
 : ss.
County of Washington)

I, Katherine R. Williams Notary Public for the State of Idaho, do hereby certify that MATT THOMAS, Sheriff of the County of Washington, State of Idaho, who is to me known to be the person named in and who executed the foregoing Certificate, this day personally appeared before me and acknowledged that he executed the same as said Sheriff of Washington County, for the uses and purposes therein set forth.

IN WITNESS WHEREOF, I have hereunto set my hand this 12 day of Oct, 2017.



Katherine R. Williams
Notary Public in and for said State of Idaho
Residing at: Weiser, Idaho
My Comm. expires: 1-7-21

EXHIBIT "A"

Township 10 North, Range 5 West of the Boise Meridian, Washington County, Idaho:

Section 2: Lots 1 and 2, S1/2NE1/4, and that part of Lot 3 lying Northerly of the Idaho Northern and Pacific Railroad (formerly the Pacific and Idaho Northern Railroad) right of way;

Township 11 North, Range 5 West of the Boise Meridian, Washington County, Idaho:

Section 35: All that part of the SE1/4SE1/4 lying Southerly of the oiled county road known as Weiser River Road; All that part of the SW1/4SE1/4 and the SE1/4SW1/4 lying Southerly of the Old County Road known as Sand Road and Northerly of the Idaho Northern and Pacific Railroad (formerly the Pacific and Idaho Northern Railroad) right of way; And all that part of the SW1/4SE1/4 lying Northerly of said Sand Road and Southerly of Weiser River Road, being situated East of the intersection of Sand Road and Weiser River Road in the said SW1/4SE1/4, SAVE AND EXCEPT the following described parcel: Commencing at the Southeast corner of the SW1/4 of said Section 35; thence North 56°58' West 1291.00 feet to the TRUE POINT OF BEGINNING for this description; thence North 23°43' East 198.83 feet; thence North 56°02' West 95.72 feet; thence South 54°52' West 147.37 feet; thence North 73°22' West 154.10 feet; thence South 00°30' West 84.19 feet; thence South 57°34.4' East 290.23 feet to the True Point of Beginning.

EXCEPTING right of way for County road known as Sand Road as now established, and also EXCEPTING right of way for Weiser Irrigation District Canal.

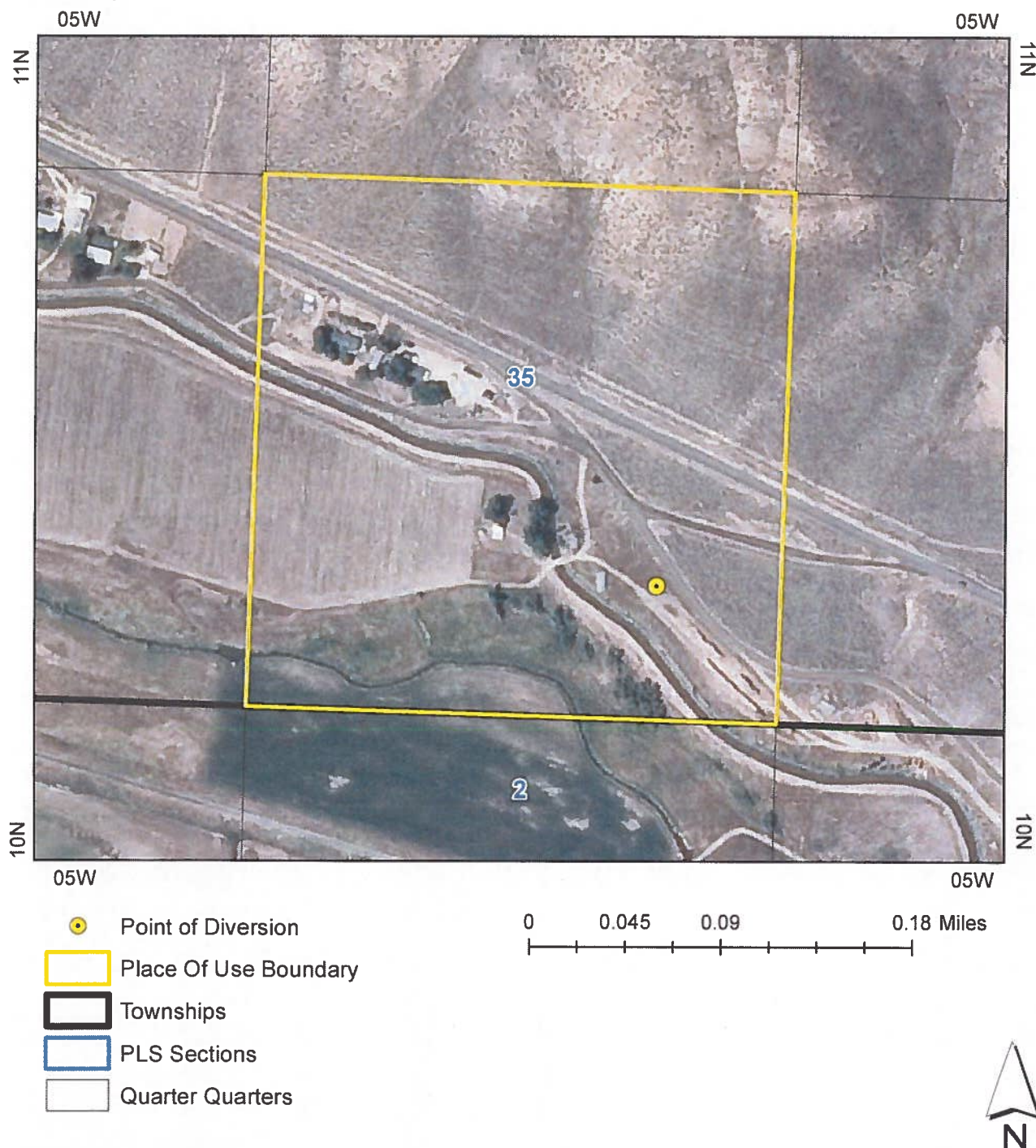
TOGETHER WITH a 25 HP General Electric electric motor and Cornell centrifugal pump; two - 5 HP electric motors of unknown make and Parma Water Lifter pumps; 2,200 feet more or less of sizes 4 inch through 5 inch portable aluminum mainline; eight 1/4-mile wheel move laterals; and any replacements thereof, all of which are hereby declared to be appurtenant thereto.

State of Idaho
Department of Water Resources

Water Right 67-10944

DOMESTIC

The map depicts the place of use for the water use listed above and point(s) of diversion of this right as currently derived from interpretations of the paper records and is used solely for illustrative purposes. Discrepancies between the computer representation and the permanent document file will be resolved in favor of the actual water right documents in the water right file.

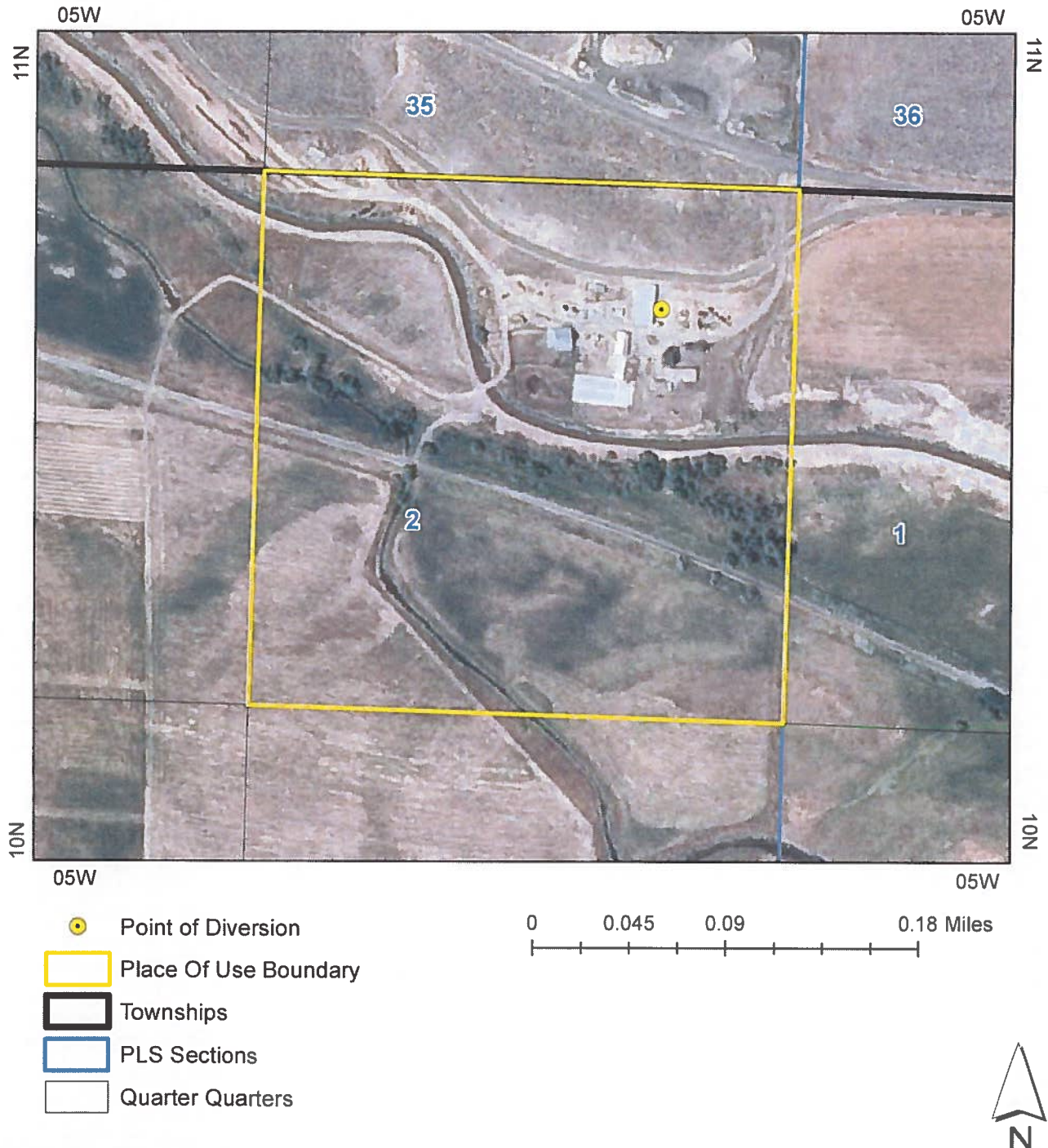


State of Idaho
Department of Water Resources

Water Right 67-10945

DOMESTIC

The map depicts the place of use for the water use listed above and point(s) of diversion of this right as currently derived from interpretations of the paper records and is used solely for illustrative purposes. Discrepancies between the computer representation and the permanent document file will be resolved in favor of the actual water right documents in the water right file.

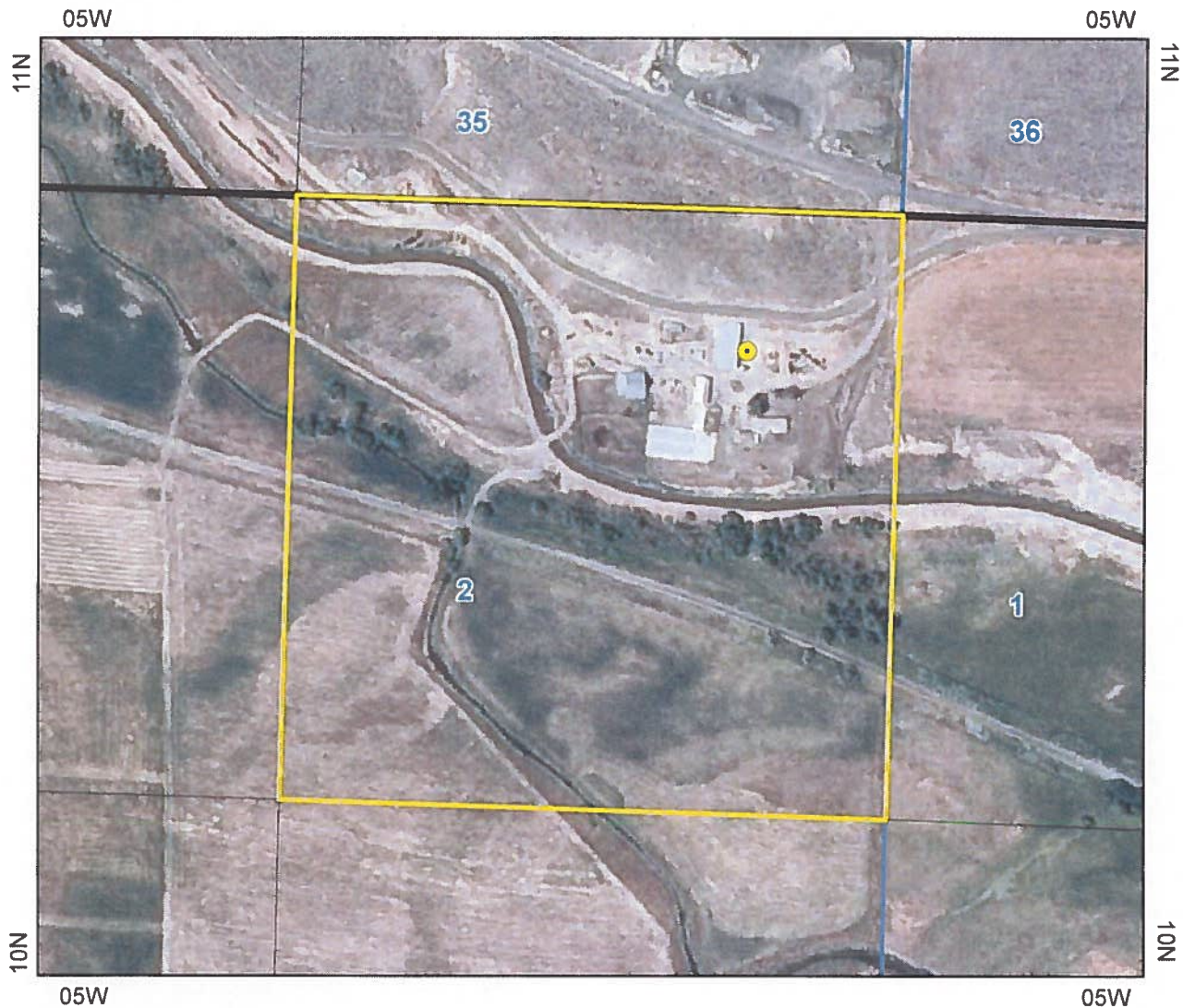


State of Idaho
Department of Water Resources

Water Right 67-10945

STOCKWATER

The map depicts the place of use for the water use listed above and point(s) of diversion of this right as currently derived from interpretations of the paper records and is used solely for illustrative purposes. Discrepancies between the computer representation and the permanent document file will be resolved in favor of the actual water right documents in the water right file.



-  Point of Diversion
-  Place Of Use Boundary
-  Townships
-  PLS Sections
-  Quarter Quarters

0 0.045 0.09 0.18 Miles





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

December 19, 2017

WEISER RANCHES LLC
1606 AMARAL CT
FAIRFIELD CA 94534

RE: Notice of Ownership Change in Water Right No's: 67-10944 & 67-10945

Dear Applicants,

The Department acknowledges the receipt of correspondence changing ownership of the above referenced water rights to you. The Department has modified its records to reflect the change in ownership and has enclosed computer-generated reports 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.

Please note that as of July 1, 1996, water right owners are required to report any change of water right ownership and any change of mailing address of the owner of a water right, to the Department. Notice of the change must be provided to the Department within 120 days of the change. Change reporting forms are available from any office of the Department, or at www.idwr.idaho.gov.

Thank you for your patience and cooperation. Please call (208)334-2190 if you have any questions concerning the enclosed information.

Sincerely,

A handwritten signature in black ink, appearing to read 'Chad Jones', is written over a horizontal line.

Chad Jones
Office Specialist II
Western Regional Office

Enclosures



SPF WATER
ENGINEERING

November 20, 2017

RECEIVED
NOV 22 2017
WATER RESOURCES
WESTERN REGION

Angie Grimm
IDWR Western Region Office
2735 Airport Way
Boise, ID 83705

Subject: Change in Water Right Ownership

Dear Angie,

Enclosed on behalf of Weiser Ranches, LLC, is a *Notice of Change in Water Right Ownership* for water rights 67-10944 and 67-10945.

Check No. 1196 for \$50 is enclosed for the filing fee. Thank you very much for your consideration and assistance in this matter. Please call me if you have any questions.

Sincerely,

Lori Graves
Water Rights Specialist

Cc: Greg Amaral

Enclosures

SPF file number: 901.0020