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Form 42-248/42-1409(6) Rev. 1/15

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCESDEPARTMENT 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?
78-40720	Yes ☒	Yes ☐		Yes ☐	Yes ☐
78-12477	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: WILLIAM H BRANSTETTER NEVA M BRANSTETTER
Name of current water right holder/claimant

3. New Owner(s)/Claimant(s): LAZY BT LAND COMPANY LLC
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or ☐ and/or
- 27308 W THORPE RD MEDICAL LAKE WA 99022
Mailing address City State ZIP
- 509-270-9160 JC BRANSTETTER1@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: JULY 28, 2014

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 # 78-40720

8. Signature: [Signature] Co-OWNER - LAZY BT LAND CO. 10/20/2017
Signature of new owner/claimant Title, if applicable Date
- Signature: _____ Title, if applicable _____ Date _____
Signature of new owner/claimant Title, if applicable Date

For IDWR Office Use Only:

Received by [Signature] Date 11/3/2017 Receipt No. C104277 Receipt Amt. 100.00

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 _____ Approved by _____ Processed by [Signature] Date 11-27-17

Instrument # 127028

COUNCIL, ADAMS, IDAHO

8-1-2014 04:33:58 No. of Pages: 2

Recorded for: AMERITITLE

CHERRY WARD

Ex-Officio Recorder Deputy

Index to: DEED

Fee: 13.00

stewart title

14811AM

WARRANTY DEED

For Value Received William H. Branstetter and Neva M. Branstetter, Trustees of the Branstetter Family Trust dated May 23, 1996, the Grantor, hereby grants bargains, sells, conveys and warrants unto Lazy BT Land Company, LLC, a Washington Limited Liability Company, the Grantee, whose current address is 4407 S. Julia St., Spokane, WA 99223, the following described premises, to wit:

SEE EXHIBIT "A" ATTACHED HERETO

Parcel Number:

SUBJECT TO: Current General Taxes, a lien in the process of assessments, not yet due or payable. Easements, restrictions, reservations, provisions of record and assessments, if any.

TO HAVE AND TO HOLD, the said premises, together with the appurtenances, unto the said Grantee and to its heirs and assigns forever. And the said Grantor does hereby covenant to and with the said Grantee, that it is the owner in fee simple of said premises, that said premises are free from all encumbrances and that he/she/they will warrant and defend the same from all lawful claims whatsoever.

Dated this 28th day of July, 2014

The Branstetter Family Trust dated the 23rd day of May, 1996

By: William H. Branstetter
William H. Branstetter, Trustee

By: Neva M. Branstetter
Neva M. Branstetter, Trustee

State of Idaho

) ss.

County of Ada

On this 28th day of July, 2014, before me the undersigned, a Notary Public, in and for said State, personally appeared William H. Branstetter and Neva M. Branstetter, known to me, to be the Trustee of the Branstetter Family Trust, and the Trustee(s) who subscribed the said Trust name to the foregoing instrument, acknowledged to me that he/she/they executed the same in said Trust name, and that said Trust executed the same.

WITNESS MY HAND AND OFFICIAL SEAL

Linda McGrath

Notary Public: Linda McGrath

Residing at: Meridian, Idaho

My commission expires May 28, 2014

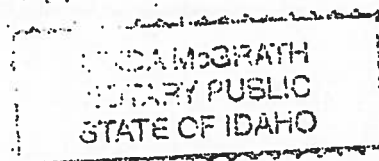


EXHIBIT 'A'

Township 20 North, Range 2 East, Boise Meridian, Adams County, Idaho:

Section 32: A portion of the W1/2SE1/4, S1/2NE1/4, and the NE1/4SE1/4 more particularly described as follows:

Commencing at the Southwest corner of the W1/2SE1/4;

Thence North 0°07'15" East along the Westerly boundary of said W1/2SE1/4 a distance of 360.00 feet to the TRUE POINT OF BEGINNING;

Thence continuing North 0°07'15" East along said Westerly boundary a distance of 2255.50 feet to the Northwest corner of said W1/2SE1/4;

Thence South 89°43'25" East along the Northerly boundary of said W1/2SE1/4 a distance of 1125.74 feet;

Thence North 0°17'33" East parallel to the Westerly boundary of the SE1/4NE1/4 of said Section 32 a distance of 1326.23 feet to a point on the Northerly boundary of said S1/2NE1/4;

Thence South 89°59'32" East along said Northerly boundary a distance of 1531.71 feet to the Northeast corner of said S1/2NE1/4;

Thence South 0°27'45" West along the Easterly boundary of S1/2NE1/4 a distance of 1333.41 feet to the Southeast corner of said S1/2NE1/4;

Thence South 0°20'02" West along the Easterly boundary of said NE1/4SE1/4 a distance of 559.00 feet;

Thence North 89°43'25" West parallel with the Northerly boundary of said NE1/4SE1/4 a distance of 1325.70 feet to a point on the Easterly boundary of said W1/2SE1/4;

Thence South 0°13'40" West along said Easterly boundary a distance of 1705.34;

Thence North 89°20'26" West parallel with the Southerly boundary of said W1/2SE1/4 a distance of 1312.56 feet to the TRUE POINT OF BEGINNING.

Instrument # 127029

COUNCIL, ADAMS, IDAHO

8-1-2014 04:35:27 No. of Pages: 2

Recorded for : AMERITITLE

SHERRY WARD

Ex-Officio Recorder Deputy

Index to: DEED

Fee: 13.00

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WARRANTY DEED

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SEE EXHIBIT "A" ATTACHED HERETO

Parcel Number:

SUBJECT TO: Current General Taxes, a lien in the process of assessments, not yet due or payable. Easements, restrictions, reservations, provisions of record and assessments, if any.

TO HAVE AND TO HOLD, the said premises, together with the appurtenances, unto the said Grantee and to its heirs and assigns forever. And the said Grantor does hereby covenant to and with the said Grantee, that it is the owner in fee simple of said premises, that said premises are free from all encumbrances and that he/she/they will warrant and defend the same from all lawful claims whatsoever.

Dated this 28th day of July, 2014

THE BRANSTETTER FAMILY TRUST

William H. Branstetter
William H. Branstetter, Trustee

Neva M. Branstetter
Neva M. Branstetter, Trustee

State of Idaho

) ss.

County of Ada

On this 28th day of July, 2014, before me the undersigned, a Notary Public, in and for said State, personally appeared William H. Branstetter and Neva M. Branstetter, known to me, to be the Trustee of the Branstetter Family Trust, and the Trustee(s) who subscribed the said Trust name to the foregoing instrument, acknowledged to me that he/she/they executed the same in said Trust name, and that said Trust executed the same.

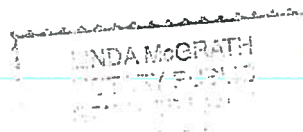
WITNESS MY HAND AND OFFICIAL SEAL.

Linda McGrath

Notary Public: Linda McGrath

Residing at: Meridian, Idaho

My commission expires May 28, 2017



Schedule 'A'

Township 19 North, Range 2 East, Boise Meridian, Adams County, Idaho:

Section 5: NW1/4SW1/4 more particularly described as follows:

Beginning at the Southwest corner of the said NW1/4SW1/4;

Thence North 0°19'46" East along the Westerly boundary of said NW1/4SW1/4 a distance of 1313.36 feet to the Northwest corner of said NW1/4SW1/4;

Thence South 89°24'06" East along the Northerly boundary of said NW1/4SW1/4 a distance of 1321.77 feet to the Northeast corner of said NW1/4SW1/4;

Thence South 0°27'50" West along the Easterly boundary of said NW1/4SW1/4 a distance of 1316.89 feet to the Southeast corner of said NW1/4SW1/4;

Thence North 89°14'54" West along the Southerly boundary of said NW1/4SW1/4 a distance of 1318.71 feet to the POINT OF BEGINNING.



State of Idaho

DEPARTMENT OF WATER RESOURCES

322 East Front Street • P.O. Box 83720 • Boise, Idaho 83720-0098

Phone: (208) 287-4800 • Fax: (208) 287-6700 • Website: www.idwr.idaho.gov

C.L. "BUTCH" OTTER
Governor

GARY SPACKMAN
Director

November 28, 2017

LAZY BT LAND CO LLC
27308 W THORPE RD
MEDICAL LAKE WA 99022

Re: Change in Water Right Ownership: 78-4072D (Split into 78-4072D and 78-12477)

Dear Water Right Holder:

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

Your portion of these water rights has a specified point of diversion, nature of use and place of use. If you plan on changing the nature of use, place of use, or point of diversion under these rights, including adding a new point of diversion, then an Application for Transfer on your portion of these rights is required. Please contact this office for further information on the Application for Transfer form or you can find the forms at www.idwr.idaho.gov. If you do not plan on changing any items on your water rights, then no further action is required at this time.

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 Idaho Code §§ 42-222 and 42-223.

Also 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.

Please feel free to contact me at 208-287-4920 if you have any questions concerning the enclosed information or this letter.

Sincerely,

Debbi Judd
Technical Records Specialist

Enclosures

c. William & Neva Branstetter