

JAN 30 2017

DEPT OF WATER RESOURCES
SOUTHERN REGION

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

Notice of Change in Water Right Ownership

RECEIVED

JAN 23 2017

Department of Water Resources
Eastern Region

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?
43-2335	Yes ☐	Yes ☐	43-10423	Yes ☐	Yes ☐
43-7122A	Yes ☐	Yes ☐		Yes ☐	Yes ☐
43-7122B	Yes ☐	Yes ☐		Yes ☐	Yes ☐
43-10421	Yes ☐	Yes ☐		Yes ☐	Yes ☐
43-10422	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: Woodbury Properties LLC
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): GW Finance Company, LLC
New owner(s) as listed on the conveyance document
- Name connector ☐ and ☐ or ☐ and/or
- Mailing address: 22 North Yale City: Declo, ID State: ID ZIP: 83323
- Telephone: (208) 670-5586 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: Jan, 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 # 43-2335

8. Signature: Michael P. Webb Title, if applicable: owner Date: 1/13/2017
- Signature: Michael P. Webb Title, if applicable: _____ Date: _____

For IDWR Office Use Only:

Received by JB Date 1/23/2017 Receipt No. E042699 Receipt Amt. \$150-

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 _____

615358 Bu

WARRANTY DEED

CASSIA COUNTY
RECORDED FOR:
FIRST AMERICAN TITLE - BURLEY
03:32:43 PM 01-17-2017
2017-000239
NO. PAGES: 3 FEE: \$16.00
JOSEPH W. LARSEN
COUNTY CLERK
DEPUTY: CVELASQUEZ
Electronically Recorded by Simplifile

1. **Date:** January 13, 2017

2. **Parties**

Grantor: Woodbury Properties LLC, an Idaho limited liability company.

Current Address: 305 N. Yale Road, American Falls, ID 83211.

Grantee: GW Finance Company, LLC, an Idaho limited liability company.

Current Address: 22 N. Yale Road, Declo, ID 83323.

3. **Property**

Transferred Interest: All of Grantor's undivided Interest.

Idaho County: Cassia

Description: See attached Exhibit "A".

Together with:

All improvements, water, water rights, ditches, ditch rights, easements, tenements, hereditaments, appurtenances, reversions, remainders, rents, issues, and profits.

Subject to:

- a. Rights of way for roads and ditches now existing on the property plus all easements and rights-of-way of record, if any, covenants, restrictions, reservations, applicable building and zoning ordinances, use regulations and restrictions, and accruing taxes.
- b. Taxes and assessments for 2016 and all subsequent years.
- c. All facts, rights, claims and interest ascertainable by inspection of the property or by inquiry of persons in possession.
- d. Unpatented mining claims, reservations and exceptions and patents or in acts authorizing their issuance.

4. **Consideration**

Ten Dollars and other good and valuable consideration, receipt of which is acknowledged.

5. **Grant**

Grantor, for the consideration listed above hereby grant, bargain, sell, convey and confirm to grantee, its heirs, successors and assigns, the transferred interest in the property described in this deed.

6. **Warranties**

Grantor, for himself, his heirs, successors and assign, covenant with grantee, his heirs, successors, and assigns as follows:

- a. Grantor is currently the owner of the property as described in this deed.
- b. Grantor has good right to convey the property described in this deed to grantee.
- c. The property described in this deed is free from all encumbrances, except as otherwise shown in this deed.
- d. Grantor warrants and will defend the quiet and peaceful possession of the

property granted by this deed to grantee, its heirs, successors and assigns against the lawful claims of all persons.

7. Construction

In construing this deed, and where the context so requires, the singular includes the plural and the masculine, the feminine and the neuter.

WOODBURY PROPERTIES LLC

By: Lyle D. Woodbury
Lyle D. Woodbury, Manager

By: Carol Woodbury
Carol Woodbury, Manager

STATE OF IDAHO)
Mimicker) ss.
County of _____)

On the 15th day of January, 2017, before me, the undersigned, a notary public in and for said State, personally appeared Lyle D. Woodbury and Carol Woodbury, known or identified to me to be the Managers of WOODBURY PROPERTIES LLC, the Idaho limited liability company that executed the instrument, or the persons who executed the instrument on behalf of the company, and acknowledged to me that they executed the same in said capacity.

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

Jennifer Cutler
Notary Public for Idaho (seal)
Residing at: Rupert, ID
My Commission Expires: 2-27-18

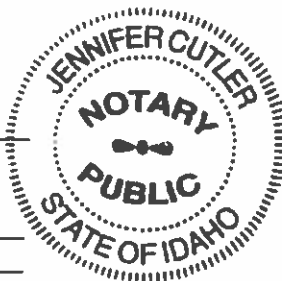


EXHIBIT A

Parcel 1:

TOWNSHIP 10 SOUTH, RANGE 28 EAST OF THE BOISE MERIDIAN,
CASSIA COUNTY, IDAHO

Section 7: Part of Section 7, more particularly described as follows:

Beginning at the East 1/4 Corner of Section 7, said corner marked by a Railroad Spike which shall be the Point of Beginning;

Thence South 00°00'20" West along the east line of Section 7 for a distance of 1465.21 feet;

Thence South 89°43'27" West for a distance of 46.72 feet to a 1/2 inch rebar;

Thence South 89°43'27" West for a distance of 777.03 feet to a 1/2 inch rebar;

Thence South 89°43'27" West for a distance of 875.45 feet to a 1/2 inch rebar;

Thence North 57°01'26" West for a distance of 479.61 feet to a 1/2 inch rebar;

Thence North 68°04'40" West for a distance of 843.23 feet to a 1/2 inch rebar;

Thence South 89°59'11" West for a distance of 865.49 feet to a 1/2 inch rebar;

Thence South 89°59'11" West for a distance of 17.00 feet to the centerline of Raft River;

Thence North 06°57'06" West along said centerline for a distance of 114.11 feet;

Thence North 17°14'37" West along said centerline for a distance of 71.83 feet;

Thence North 25°21'57" West along said centerline for a distance of 161.45 feet;

Thence North 16°49'01" West along said centerline for a distance of 138.18 feet;

Thence North 00°16'16" East along said centerline for a distance of 457.91 feet to the south line of the E1/2NW1/4;

Thence North 89°42'14" West along said line for a distance of 40.00 feet to a 5/8 inch rebar at the Southwest Corner of the E1/2NW1/4;

Thence North 00°07'03" East along the west line of the E1/2NW1/4 for a distance of 2289.74 feet to a 1/2 inch rebar;

Thence along a non-tangent curve to the left for a distance of 1670.25 feet to a 1/2 inch rebar, said curve having a radius of 1578.39 feet, a delta angle of 60°37'50", and a long chord bearing of South 86°52'37" East for a distance of 1593.41 feet;

Thence North 65°39'19" East (North 65°36'04" East, rec.) for a distance of 402.40 feet (402.38 feet, rec.) to a 1/2 inch rebar;

Thence North 47°25'46" East (North 47°21'54" East, rec.) for a distance of 391.19 feet (391.13 feet, rec.) to a 1/2 inch rebar on the north line of Section 7;

Thence South 89°44'23" East along said line for a distance of 1316.33 feet to a p.k. nail on the centerline of Yale Road;

Thence South 53°59'46" East along the centerline of Yale Road for a distance of 479.04 feet to a 1/2 inch rebar on the east line of Section 7;

Thence South 00°08'27" West along said line for a distance of 2366.28 feet to the Point of Beginning.

EXCEPTING THEREFROM the existing right-of-way for Yale Road.