

NOV 18 2014

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?
63-20313	Yes ☒	Yes ☐	63-34193	Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: Pline Farms

Name of current water right holder/claimant

3. New Owner(s)/Claimant(s): James Arthur Coe II and Catherine Marie Coe

New owner(s) as listed on the conveyance document

Name connector ☒ and ☐ or ☐ and/or

6825 Lake Hazel Rd Nampa Idaho 83687
Mailing address City State ZIP

208-466-6811 cmnampa@yahoo.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: October 2, 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):
 - ☐ \$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 # 63-34193

8. Signature: James A Coe II November 19, 2014
 Signature of new owner/claimant Title, if applicable Date
- Signature: Catherine Marie Coe November 19, 2014
 Signature of new owner/claimant Title, if applicable Date

For IDWR Office Use Only:

Received by J. Stange Date 11-19-14 Receipt No. W042651 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 X Approved by [Signature] Processed by [Signature] Date 2/9/2016

RECEIVED

NOV 18 2014

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCESWATER RESOURCES
WESTERN 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?
AD 63-20313	Yes ☒	Yes ☐	63-34193	Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: Pline Farms Inc
Name of current water right holder/claimant

3. New Owner(s)/Claimant(s): Ellen R Pline
New owner(s) as listed on the conveyance document

6805 Lake Hazel Road Nampa ID 83687
Mailing address City State ZIP
1-208-466-6811 -
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: August 14, 2014, recorded in Canyon County

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 # 63-34193

8. Signature: Ellen R. Pline 11.19.2014
Signature of new owner/claimant Title, if applicable Date

Signature: _____ Title, if applicable _____ Date _____
Signature of new owner/claimant

For IDWR Office Use Only:

Received by J. Strange Date 11-19-14 Receipt No. WD42651 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 BES Processed by BES Date 2/9/2016

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

559475

2014-035933

RECORDED

10/02/2014 03:09-PM

CHRIS YAMAMOTO
CANYON COUNTY RECORDER

Pgs=7 DWILSON \$28.00
TYPE: DEED
PIONEER TITLE CANYON - CALDWELL
ELECTRONICALLY RECORDED

WARRANTY DEED

FOR VALUE RECEIVED **PLINE FARMS, INC.**, an Idaho corporation, the Grantor, does hereby grant, bargain, sell and convey unto **JAMES ARTHUR COE II** and **CATHERINE MARIE COE**, husband and wife, Grantees, whose address is 6805 Lake Hazel Rd., Nampa, Idaho 83687, the following described premises, situated in Canyon County, State of Idaho, to-wit:

See Exhibit "A" attached hereto and incorporated herein by reference and identified as **Pline Farms, Inc./Coe property**).

Together with all and singular the tenements, hereditaments and appurtenances.

Together with all water, water rights, ditches and rights of way for ditches appurtenant thereto or in anywise appertaining.

SUBJECT TO THE FOLLOWING EXCEPTIONS:

Exception No. 1: Grantor's Right of First Refusal: If Grantees shall receive an offer to purchase all or part of their interest in the property which they shall want to accept, prior to accepting said offer, Grantees shall confirm such offer and its terms in writing to Grantor herein and the latter shall have a right of first refusal extending from the date of receipt of such notice and written terms to purchase said property on like terms. Grantor herein shall exercise its right of first refusal in writing served on Grantees and a Closing shall be scheduled at a local title insurance company, e.g., Pioneer Title, within 45 days following Grantor's being notified of said offer. Notices shall be served either personally or by registered mail, return receipt requested, with any mailing being to addressees' last known address.

This right of first refusal shall apply to the whole of the parcel being sold herein or any lesser portion that may be the subject of an offer of purchase.

This right of first refusal shall apply to any and all offers to purchase, including any later offers, if a Closing does not earlier occur.

Exception No. 2: Option to Buy in the Event of the Death of Both of Grantees: In the event of the deaths of both of the Grantees named herein, Grantor shall have the option to purchase the property for the sum of its then fair market value determined by a certified MAI appraisal. Grantor shall, in writing, notify the estate of the deceased party of its intent to exercise this said option. Such notice shall be given within 120 days after the date of the death of the last of said Grantees to die. Said notice may be served personally or mailed by certified mail, return receipt requested. If a probate has not been commenced, Grantor herein shall have the right to open a probate for the purpose of exercising said option and Closing the sale.

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantees, their heirs and assigns, in fee simple, subject to the following: all reservations in patents or state grants or in the laws authorizing the issuance thereof; the bonded debt of all taxing units; all zoning requirements and restrictions provided by any fire, building, plumbing, electrical and other similar codes imposed by any governmental unit; all repayment contracts between any irrigation district and the United States; all easements and rights of way under, over and across the premises regardless of how evidenced or acquired and whether the same appears of record or not; terms of any Agreement pursuant to which this deed was executed; and exceptions appearing in any title insurance policy applying to the real property provided by Grantor to Grantees.

Apart from the warranty of title expressed herein, the property is sold in its present AS IS condition in all respects, including but not limited to, its title, its boundaries, water rights, environmental condition, zoning, appurtenances and improvements located thereon.

This Deed shall be binding upon and inure to the benefit of the parties hereto, and their respective heirs, administrators, personal representatives, successors and permissible assigns.

Date: 10-2-14

PLINE FARMS, INC.

By Clinton C. Pline
Clinton C. Pline, President

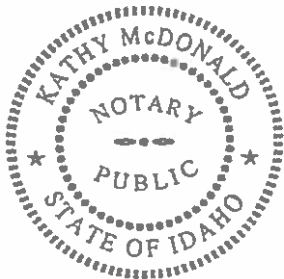
By Ellen R. Pline
Ellen R. Pline, Secretary

GRANTOR

STATE OF IDAHO, County of Canyon)ss

On this 2 day of Oct, 2014, before me, the undersigned, a Notary Public in and for said State, personally appeared CLINTON C. PLINE and ELLEN R. PLINE, who being by me first duly sworn, declared that they are the President and Secretary, respectively, of PLINE FARMS, INC., an Idaho corporation, and whose names are subscribed to the foregoing instrument, and acknowledged to me that they executed the same.

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



Kathy McDonald
Notary Public for Idaho
Residing at: Collierville
My commission expires: 5-27-17



**Skinner Land
Survey Co. Inc.**

312 W. South Street
Grangeville, Idaho 83530
(208)983-2517 Grangeville
(208)454-0933 Nampa/Caldwell
WWW.SKINNERLANDSURVEY.COM
surveys@skinnerlandsurvey.com



Greg L. Skinner, PLS
Thomas J. Wellard, PLS
Rodney Kahle-Clark, PE

September 25, 2013

Legal Description for
Pline Farms Inc.
Job No. SE0913

Parcel 2

This parcel is a portion of the SE ¼ SW ¼ of Section 32 in Township 3 North, Range 1 West of the Boise Meridian, Canyon County, Idaho and is more particularly described as follows:

COMMENCING at the Southeast corner of the SE ¼ SW ¼ (S ¼ Corner, Section 32), a found 5/8 inch diameter rebar from whence the southwest corner of the SE ¼ SW ¼ (W1/16S Corner, Section 32) a 5/8 x 30 inch rebar with an aluminum cap stamped P.L.S. 15352 bears North 89° 51' 59" West a distance of 1291.72 feet;

thence North 89° 51' 59" West along the south boundary of the SE ¼ SW ¼ a distance of 546.31 feet to the **TRUE POINT OF BEGINNING**, a 5/8 x 30 inch rebar set with a plastic cap stamped P.L.S. 15352;

thence continuing North 89° 51' 59" West along said south boundary a distance of 471.57 feet to a 5/8 x 30 inch rebar set with a plastic cap stamped P.L.S. 15352;

thence North 00° 06' 01" East a distance of 248.46 feet to a found six inch diameter concrete post;

thence South 89° 51' 59" East parallel with the south boundary of the SE ¼ SW ¼ a distance of 230.00 feet to a 5/8 x 30 inch rebar set with a plastic cap stamped P.L.S. 15352;

thence North 00° 06' 01" East a distance of 153.70 feet to a point on the southwesterly prescriptive right of way of Lake Hazel Road, said right of way being 25 feet southwesterly of the centerline of said improved road, a 5/8 x 30 inch rebar set with a plastic cap stamped P.L.S. 15352;

thence along said southwesterly right of way as follows:

South 63° 52' 28" East a distance of 145.52 feet;

South 63° 27' 01" East a distance of 12.36 feet to a point on the west boundary of the E ½ SE ¼ SW ¼;

Page 1 of 2



Skinner Land
Survey Co. Inc.

312 W. South Street
Grangeville, Idaho 83530
(208)983-2517 Grangeville
(208)454-0933 Nampa/Caldwell
WWW.SKINNERLANDSURVEY.COM
surveys@skinnerlandsurvey.com

Greg L. Skinner, PLS
Thomas J. Wellard, PLS
Rodney Kahle-Clark, PE

Pline Farms Inc. Legal Description
Parcel 2, page 2 of 2

thence leaving said southwesterly right of way and bearing North 00° 04' 01" East along the west boundary of the E ½ SE ¼ SW ¼ a distance of 27.93 feet to a point on the centerline of Lake Hazel Road;

thence South 63° 27' 01" East along said centerline a distance of 111.21 feet to a point witnessed by a 5/8 x 30 inch rebar set with a plastic cap stamped P.L.S. 15352 bearing South 00° 04' 01" West a distance of 27.93 feet;

thence South 00° 04' 01" West a distance of 311.35 feet to the **TRUE POINT OF BEGINNING**, containing 3.278 acres, more or less, and being subject to any and all easements and rights-of-way of record or implied.

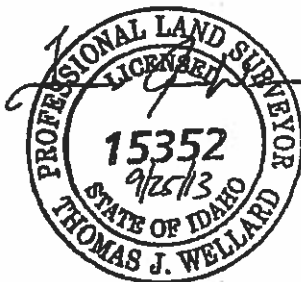
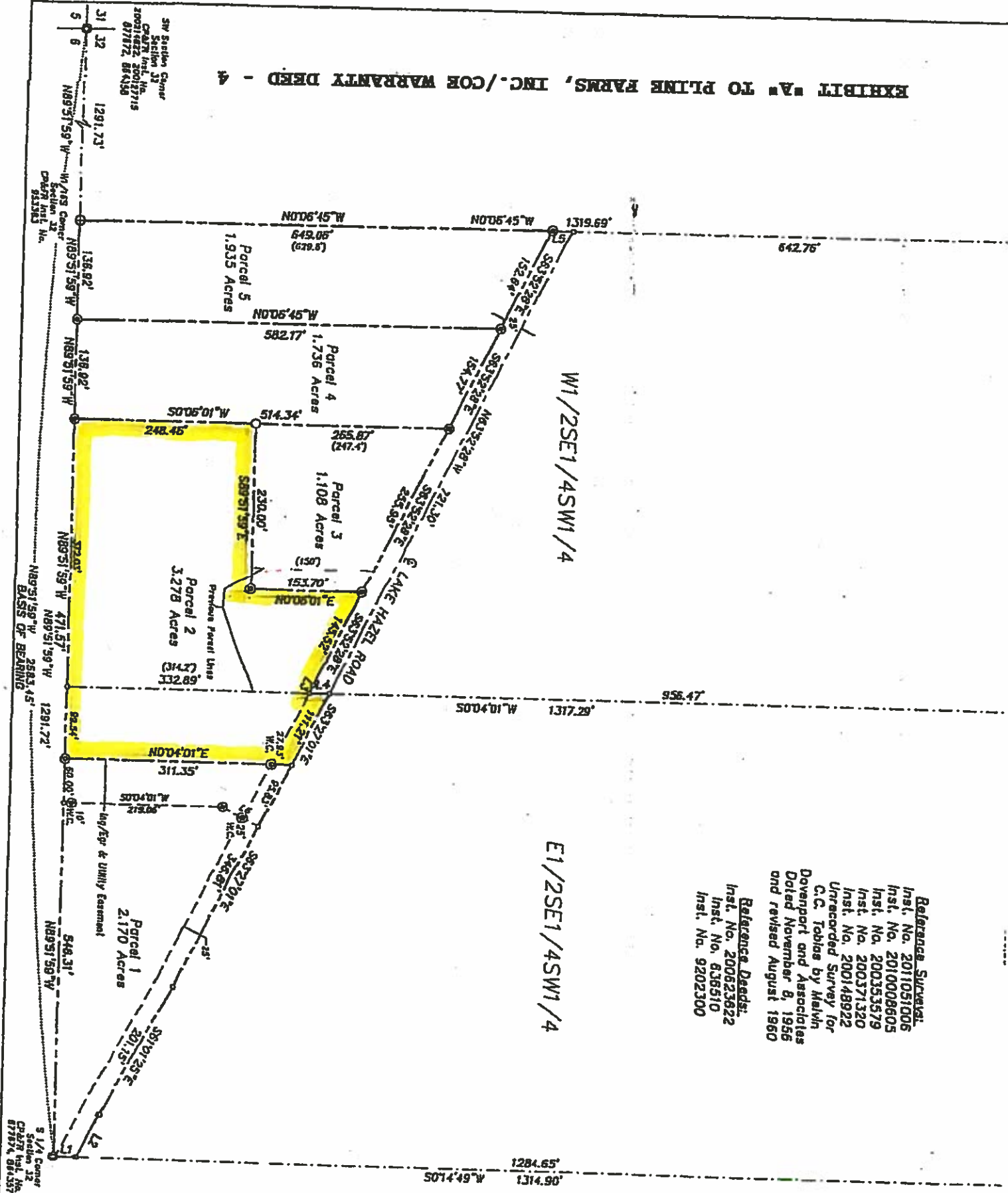


EXHIBIT "A" TO PLINK FARMS, INC./COE WARRANTY DEED - 4

Reference Surveys:
 Inst. No. 2011051006
 Inst. No. 2010008605
 Inst. No. 200353579
 Inst. No. 200371320
 Inst. No. 200148922
 Unrecorded Survey for
 C.C. Tobias by Melvin
 Davenport and Associates
 Dated November 8, 1956
 and revised August 1960

Reference Deeds:
 Inst. No. 200623622
 Inst. No. 638510
 Inst. No. 9202300



INDEX No. 3:
SURVEY FOR
Drawn By
Dated Sept. 2
Surveyed By
Job No. SEI

I, Thomas J. Land Surveyor, I have been prepared my direct superior of said survey, Perpetuation Ac

(xxx)

2014-029424

RECORDED

08/14/2014 12:09 PM



00122588201400294240040046

CHRIS YAMAMOTO

CANYON COUNTY RECORDER

Pgs=4 DWILSON

\$19.00

DEED

DAVID WHITNEY

QUITCLAIM DEED

FOR VALUE RECEIVED **PLINE FARMS, INC.**, an Idaho corporation, of 6805 Lake Hazel Rd., Nampa, Idaho 83687, hereinafter called the first party, does by these presents remise, release and forever **QUITCLAIM** unto **ELLEN R. PLINE**, dealing with her sole and separate property, of 6805 Lake Hazel Rd., Nampa, Idaho 83687, hereinafter called the second party, and to her heirs and assigns, all right, title, interest, claim and demand which first party now has or may hereafter acquire, in the following described real property, situated in Canyon County, State of Idaho, to-wit:

See Exhibits "A1" and "A2" attached hereto and incorporated herein by reference.

Together with all and singular the tenements, hereditaments and appurtenances.

Together with all water, water right, ditches and rights of way for ditches appurtenant thereto or in anywise appertaining.

TO HAVE AND TO HOLD, All and singular the said premises, together with the appurtenances, unto the second party, and to her heirs and assigns forever.

This Deed shall be binding upon and inure to the benefit of the parties hereto, and their respective heirs, administrators, personal representatives, successors and permissible assigns.

IN WITNESS WHEREOF, the said first party has hereunto set its hand and seal.

QUITCLAIM DEED - 1

ORIGINAL

Dated: Aug. 6 2014

PLINE FARMS, INC.

By Clinton C. Pline
Clinton C. Pline, President

By Ellen R. Pline
Ellen R. Pline, Secretary

STATE OF IDAHO, County of Canyon) ss

On this 6th day of August, 2014, before me, the undersigned, a Notary Public in and for said State, personally appeared CLINTON C. PLINE and ELLEN R. PLINE, who being by me first duly sworn, declared that they are the President and Secretary, respectively, of PLINE FARMS, INC., an Idaho corporation, and whose names are subscribed to the foregoing instrument, and acknowledged to me that they executed the same.

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



Amy Stein
Notary Public for Idaho
Residing at: Nampa, Idaho
My commission expires: 07-09-19



*Skinner Land
Survey Co. Inc.*

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Grangeville, Idaho 83530
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*Greg L. Skinner, PLS
Thomas J. Wellard, PLS
Rodney Kahle-Clark, PE*

September 25, 2013

Legal Description for
Pline Farms Inc.
Job No. SE0913

Parcel 3

This parcel is a portion of the SE $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 32 in Township 3 North, Range 1 West of the Boise Meridian, Canyon County, Idaho and is more particularly described as follows:

COMMENCING at the Southeast corner of the SE $\frac{1}{4}$ SW $\frac{1}{4}$ (S $\frac{1}{4}$ Corner, Section 32), a found 5/8 inch diameter rebar from whence the southwest corner of the SE $\frac{1}{4}$ SW $\frac{1}{4}$ (W1/16S Corner, Section 32) a 5/8 x 30 inch rebar with an aluminum cap stamped P.L.S. 15352 bears North 89° 51' 59" West a distance of 1291.72 feet;

thence North 89° 51' 59" West along the south boundary of the SE $\frac{1}{4}$ SW $\frac{1}{4}$ a distance of 1017.88 feet to a 5/8 x 30 inch rebar set with a plastic cap stamped P.L.S. 15352;

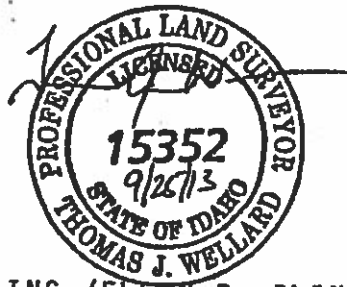
thence North 00° 06' 01" East a distance of 248.46 feet to the **TRUE POINT OF BEGINNING**, a found six inch diameter concrete post;

thence continuing North 00° 06' 01" East a distance of 265.87 feet to a point on the southwesterly prescriptive right of way of Lake Hazel Road, said right of way being 25 feet southwesterly of the centerline of said improved road, a 5/8 x 30 inch rebar set with a plastic cap stamped P.L.S. 15352;

thence South 63° 52' 28" East along said southwesterly right of way a distance of 255.95 feet to a 5/8 x 30 inch rebar set with a plastic cap stamped P.L.S. 15352;

thence leaving said right of way and bearing South 00° 06' 01" West a distance of 153.70 feet to a 5/8 x 30 inch rebar set with a plastic cap stamped P.L.S. 15352;

thence North 89° 51' 59" West parallel with the south boundary of the SE $\frac{1}{4}$ SW $\frac{1}{4}$ a distance of 230.00 feet to the **TRUE POINT OF BEGINNING**, containing 1.108 acres, more or less, and being subject to any and all easements and rights-of-way of record or implied.



Page 1 of 1

EXHIBIT "A1" TO PLINE FARMS, INC./ELLEN R. PLINE QUITCLAIM DEED



State of Idaho

DEPARTMENT OF WATER RESOURCES

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

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

C. L. "BUTCH" OTTER
Governor

GARY SPACKMAN
Director

February 9, 2016

CATHERINE MARIE COE AND JAMES ARTHUR COE II
6825 LAKE HAZEL RD
NAMPA, ID 83687

Re: Notice of Change in Water Right Ownership No: 63-20313

Original: Water Right No. 63-20313

Split into: Water Right No's. 63-20313 and 63-34193

Dear Water Right Holders:

We have received and processed a Change of Ownership for a portion of the original Water Right as referenced above. This Change of Ownership required a split of the original water right.

When a portion of the original water right has been conveyed to another, a new water right number is created to represent the portion obtained by the new owners. For your records proof reports and map depicting the place of use (POU) and the point of diversion (POD) for 63-34193 are enclosed. Please refer to your new water right number when corresponding with our office.

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.

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.

Thank you for your patience, as we have had several water right changes to process. If you have any questions concerning the enclosed information or this letter, please feel free to contact this office at 208-334-2190.

Sincerely,

Brenda Serrano
Office Specialist II
Western Regional Office



State of Idaho

DEPARTMENT OF WATER RESOURCES

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

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

C. L. "BUTCH" OTTER
Governor

GARY SPACKMAN
Director

February 9, 2016

ELLEN R PLINE
6805 LAKE HAZEL RD
NAMPA, ID 83651

RE: Notice of Ownership Change in Water Right No. 63-20313

Dear Applicants:

The Department acknowledges the receipt of correspondence changing ownership of the above referenced water right to you. 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.

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.

If you have any questions concerning the enclosed information, please feel free to contact this office at 208-334-2190.

Sincerely,

Brenda Serrano
Office Specialist II
Western Regional Office