

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCESRECEIVED RECEIVED
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DEPARTMENT OF
WATER RESOURCES IDWR/NORTH

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?
98-7478	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: Leo Sanders Donna Sanders
Name of current water right holder/claimant

3. New Owner(s)/Claimant(s): Stephen R. Smith and Mary A. Smith
New owner(s) as listed on the conveyance document
Mailing address: 1019 Moyie River Road City: Bonner's Ferry State: ID ZIP: 83805
Telephone: (208) 267-6049 Email: steve-mar@msn.com

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: Nov. 2, 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: Stephen R. Smith
Signature of new owner/claimant

Title, if applicable

Date 11/25/15

Signature: Mary A. Smith
Signature of new owner/claimant

Title, if applicable

Date 11/25/15

For IDWR Office Use Only:

Received by SO Date 12/2/15

Receipt No. N031643

Receipt Amt. \$25.00

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 gmat

Date 1-25-16



Community Title, LLC

WARRANTY DEED

Escrow No.: 22425-SF

FOR VALUE RECEIVED

Leo Sanders, An Unmarried Man as to Parcel 1 and Deena L. Calder and Tom Calder, Wife and Husband, as community property, with right of survivorship and Kip W. Sanders and Roxanne Sanders, Husband and Wife, as community property, with right of survivorship as to Parcel 2

the grantors, do hereby grant, bargain, sell and convey unto

Stephen R. Smith and Mary A. Smith, Husband and Wife, as community property, with right of survivorship

whose current address is 3532 Terry Lake Rd., Fort Collins, CO

the grantees, the following described premises, in Boundary County, Idaho, TO WIT:

80524

PARCEL 1:

A tract of land in the Southwest Quarter of the Southwest Quarter of Section 35, Township 65 North, Range 2 East, Boise Meridian, Boundary County, Idaho, more particularly described as follows:

Commencing at the section corner common to Sections 2 and 3, Township 62 North, Range 2 East, and Sections 34 and 35, Township 65 North, Range 2 East, Boise Meridian, Boundary County, Idaho; thence North 89°50'42" East, a distance of 188.30 feet to the center line of a County Road; thence North 0° 13'51" West, 883.50 feet; thence East 25 feet to the Easterly right of way line of said County Road and the True Point of Beginning; thence South 87°45'31" East, 420 feet; thence South 0° 15'51" East, 248 feet; thence South 87° 45'31" East, 263.40 feet; thence South 10°00' West, 150 feet; thence South 60° 00' East, 300 feet to a point lying on the mean high water line of the West bank of the Moyie River; thence following said line South and Westerly to an intersection with the South section line of Section 35; thence West along the South section line to the Easterly right of way line of the County Road; thence North along the Easterly road right of way line to the Point of Beginning.

LESS any portion thereof lying within the County Road right of way.

LESS an underground powerline easement extending 5 feet on each side of the existing power line from the County Road to the point it passes through the North line of the above described property.

ALSO LESS Commencing at the Southwest corner of Section 35, Township 65 North, Range 2 East, Boise Meridian, Boundary County, Idaho; thence North 89° 50'42" East, 188.30 feet to the centerline of the County Road; thence North 0° 05'15" East, 883.50 feet; thence East 25 feet to the Easterly right of way of the County Road and the True Point of Beginning; thence South 87° 45'31" East, 419.66 feet; thence South 0° 47' West, 248 feet; thence South 06° 25'01" East, 272.96 feet; thence South 80° 46'03" West, 456.64 feet to the right of way of the County Road; thence along said right of way, North 0° 05'15" East, 608.93 feet to the True Point of Beginning.

ALSO LESS Commencing at the Southwest corner of Section 35, Township 65 North, Range 2 East, Boise Meridian, Boundary County, Idaho; thence North 89° 50'42" East, 188.30 feet to the centerline of the County Road; thence North 00° 05'15" East, 653.52 feet; thence 67° 45'31" East, 545 feet to a 5/8" rebar with a plastic cap marked "RLS 3628", which is the True Point of Beginning; thence South 06° 25'01" East, 272.96 feet; thence North 80° 46'03" East, 90.62 feet; thence North 06° 25'01" West, 256.25 feet; thence North 88° 42'03" West, 91.34 feet to the True Point of Beginning.

Certified to be a true and exact copy of the signed original. Community Title

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TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee, heirs and assigns forever. And the said Grantor does hereby covenant to and with the said Grantees, that they the owners in fee simple of said premises; that they are free from all encumbrances Except: Current Year Taxes, conditions, covenants, restrictions, reservations, easements, rights and rights of way, apparent or of record.

And that they will warrant and defend the same from all lawful claims whatsoever.

Dated: October 20, 2015

Leo Sanders by Deena L. Calder, Atty in Fact
Leo Sanders by Deena L. Calder, Atty in Fact

Deena L. Calder
Deena L. Calder

Tom Calder
Tom Calder

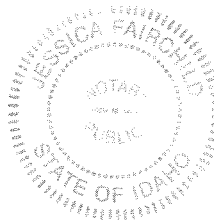
Kip W. Sanders
Kip W. Sanders

Roxanne Sanders
Roxanne Sanders

STATE OF IDAHO }
COUNTY OF BOUNDARY } SS.

On this 23 day of OCTOBER, 2015, before me, a Notary Public in and for said state, personally appeared DEENA L. CALDER known or identified to me to be the person(s) whose name(s) is subscribed to the within instrument as Attorney-in-fact of LEO SANDERS, and acknowledged to me that SHE subscribed the name of LEO SANDERS as principal and her own name as Attorney-in-fact.

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

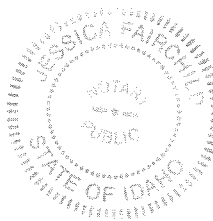


Jessica Fairchild
Notary Public for the State of Idaho
Residing at: Boise, Idaho
Commission Expires: 2/2/2017

STATE OF IDAHO }
COUNTY OF BOUNDARY } SS.

On this 23 day of October in the year 2015 before me, a Notary Public in and for said state, personally appeared Deena L. Calder, Tom Calder, Kip W. Sanders, Roxanne Sanders known or identified to me to be the persons whose names are subscribed to the within 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 first above written.



Jessica Fairchild
Notary Public in and for the State of Idaho
My Commission Expires: 2/2/2017

