

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

RECEIVED

NOV 19 2015

DEPT OF WATER RESOURCES
SOUTHERN 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?
43-10585	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: Valley River Farms, LLC
Name of current water right holder/claimant

3. New Owner(s)/Claimant(s): Red Rock Farms, LLC
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or ☐ and/or

<u>2038 South Highway 81</u>	<u>Malta</u>	<u>ID</u>	<u>83342</u>
Mailing address	City	State	ZIP
<u>Telephone</u>	<u>Email</u>		

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: November 17, 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: ✓ Rosanne Kf Manager 11-16-15
Signature of new owner/claimant Title, if applicable Date

Signature: ✓ K-TR AGENT 11-16-15
Signature of new owner/claimant Title, if applicable Date

For IDWR Office Use Only:

Received by DM Date 11-19-2015 Receipt No. SD35113 Receipt Amt. \$25-

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 _____



ELECTRONICALLY RECORDED
STAMPED FIRST PAGE NOW
INCORPORATED AS PART OF
THE ORIGINAL DOCUMENT.

CASSIA COUNTY
RECORDED FOR:
TITLEONE - BURLEY
01:27:08 PM 11-17-2015
2015-005023
NO. PAGES: 2 FEE: \$13.00
JOSEPH W. LARSEN
COUNTY CLERK
DEPUTY: CV
Electronically Recorded by Simplifile

Order Number: 15261022

WARRANTY DEED

For Value Received,

Valley River Farms, LLC, an Idaho limited liability company, the Grantor, does hereby grant, bargain sell and convey unto, Red Rock Farms, LLC, a Nevada limited liability company, whose current address is 2038 S Highway 81, Malta, ID 83342, the Grantee, the following described premises, in Cassia County, Idaho, To Wit:

PARCEL NO. 1:
TOWNSHIP 13 SOUTH, RANGE 27 EAST OF THE BOISE MERIDIAN,
CASSIA COUNTY, IDAHO

Section 18 : Part of the NW $\frac{1}{4}$ SW $\frac{1}{4}$ (Lot 3), more particularly described as follows:

Beginning at the Northwest corner of the NW $\frac{1}{4}$ SW $\frac{1}{4}$ (Lot 3) of said Section 18;
Thence running East 158 feet;
Thence South 258 feet;
Thence West 158 feet;
Thence North 258 feet to the Place of Beginning.

PARCEL NO. 2:
TOWNSHIP 13 SOUTH, RANGE 27 EAST OF THE BOISE MERIDIAN,
CASSIA COUNTY, IDAHO

Section 30: Part of the E $\frac{1}{2}$ NE $\frac{1}{4}$, more particularly described as follows:

Beginning at the Northwest corner of said E $\frac{1}{2}$ NE $\frac{1}{4}$, said corner marked by a 5/8 inch rebar; Thence South 00°20'07" East along the west line of said E $\frac{1}{2}$ NE $\frac{1}{4}$ for a distance of 876.59 feet to the Point of Beginning;
Thence North 88°35'43" East for a distance of 17.11 feet to a 1/2 inch rebar;
Thence North 88°35'43" East for a distance of 484.58 feet to a 1/2 inch rebar;
Thence South 00°20'07" East for a distance of 314.52 feet to a 1/2 inch rebar;
Thence South 88°35'43" West for a distance of 484.40 feet to a 1/2 inch rebar;
Thence South 88°35'43" West for a distance of 17.28 feet to the west line of said E $\frac{1}{2}$ NE $\frac{1}{4}$;
Thence North 00°20'07" West along said line for a distance of 314.52 feet to the Point of Beginning.



TitleOne

a title & escrow co.

Order Number: 15261022

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Valley River Farms, LLC, an Idaho limited liability company, the Grantor, does hereby grant, bargain sell and convey unto, Red Rock Farms, LLC, a Nevada limited liability company, whose current address is 2038 S Highway 81, Malta, ID 83342, the Grantee, the following described premises, in Cassia County, Idaho, To Wit:

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Thence North 258 feet to the Place of Beginning.

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Beginning at the Northwest corner of said E $\frac{1}{2}$ NE $\frac{1}{4}$, said corner marked by a 5/8 inch rebar; Thence South 00°20'07" East along the west line of said E $\frac{1}{2}$ NE $\frac{1}{4}$ for a distance of 876.59 feet to the Point of Beginning;
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Thence South 88°35'43" West for a distance of 484.40 feet to a 1/2 inch rebar;
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Thence North 00°20'07" West along said line for a distance of 314.52 feet to the Point of Beginning.

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee, its heirs and assigns forever. And the said Grantor does hereby covenant to and with the said Grantee, that Grantor is the owner in fee simple of said premises; that they are free from all encumbrances EXCEPT those to which this conveyance is expressly made subject and those made, suffered or done by the Grantee; and subject to all existing patent reservations, easements, right(s) of way, protective covenants, zoning ordinances, and applicable building codes, laws and regulations, general taxes and assessments, including irrigation and utility assessments (if any) for the current year, which are not due and payable, and that Grantor will warrant and defend the same from all lawful claims whatsoever. Whenever the context so requires, the singular number includes the plural.

Dated: 11/16/2015

Valley River Farms, LLC, an Idaho limited liability company

BY: Rodney N. Hall
Rodney N. Hall, Manager

BY: Doris Jane Hall
Doris Jane Hall, Manager

BY: Michael Troy Lewis
Michael Troy Lewis, Manager

State of Idaho, County of Cassia, ss.

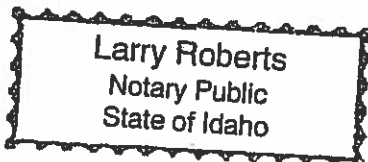
On this 16th day of November 2015, before me, the undersigned, a Notary Public in and for said State, personally appeared Rodney N. Hall, Doris Jane Hall and Michael Troy Lewis, known or identified to me to be Managers of Valley River Farms, LLC, the limited liability company that executed the within instrument and acknowledged to me that they executed the same for and on behalf of said limited liability company and that such limited liability company executed it.

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

Larry Roberts

Notary Public for Idaho

My Commission Expires: 6-30-21





State of Idaho

DEPARTMENT OF WATER RESOURCES

Southern Region • 650 Addison Ave W, Suite 500 • Twin Falls, Idaho 83301-5858

Phone: (208) 736-3033 • Fax: (208) 736-3037 • Website: www.idwr.idaho.gov

C.L. "BUTCH" OTTER
Governor

GARY SPACKMAN
Director

November 20, 2015

RED ROCK FARMS LLC
2038 S HWY 81
MALTA ID 83342

RE: Change of Ownership for Water Right Nos. 43-10585

Dear Water Right Holder(s):

The department acknowledges receipt of correspondence changing ownership of the above referenced water right(s). 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.

Also, please note that Section 42-248, Idaho Code, requires you or the owner of this water right to maintain current ownership and address records on file with the department. Forms to file a change of ownership of a water right and/or a change in the address of the water right owner are available from any department office, or at the department's website at: www.idwr.idaho.gov.

Please feel free to contact this office if you have any questions regarding this matter.

Sincerely,

Trish Fawcett
Technical Records Specialist

Enclosure(s)

Cc: TitleOne (Order 15261022)
D L Evans Bank



TitleOne
a title & escrow co.

RECEIVED

NOV 19 2015

DEPT OF WATER RESOURCES
SOUTHERN REGION

November 17, 2015

Trish Fawcett
ID Dept. of Water Resources
650 Addison Ave. West, Ste. 500
Twin Falls, ID 83301

RE: TitleOne File No. 15261022
Red Rock Farms, LLC

Dear Trish:

Enclosed with this letter please find the following documents:

1. The original executed Notice of Change in Water Right Ownership.
2. A copy of the recorded Warranty Deed.
3. Land Title and Escrow, Inc. dba TitleOne's check in the amount of \$25.00 which represents the water right transfer fee.

Please make the necessary changes to indicate the new owners as Red Rock Farms, LLC.
Please send a receipted copy to this office.

Should you have any questions, or if TitleOne may be of further assistance, please do not hesitate to contact this office.

Very truly yours,
TITLEONE

Nancy Garrett
Administrative Assistant

/nrg
Enc.