

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

RECEIVED

NOV 09 2015

Notice of Change in Water Right Ownership

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?
~~15-7195~~	Yes ☐	Yes ☐		Yes ☐	Yes ☐
15-7397 OK	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: Kirk Corbridge
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): Peoa River Valley Ranch LLC
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or ☐ and/or
- 3970 E Highway 36 Malad City ID 83252
Mailing address City State ZIP
- 208-766-5211 simpson.sbars@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: June 11, 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):
 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.

8. Signature: [Signature] manager 11/3/15
Signature of new owner/claimant Title, if applicable Date

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

For IDWR Office Use Only:

Received by [Signature] Date 11/9/2015 Request refund for 15-7195.
Receipt No. E0411611 Receipt Amt. \$50. -

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 [Signature] Processed by [Signature] Date 12/21/2015

NTO-71534A
Peoa River Valley Ranch, LLC
3970 East Highway 36
Malad City, ID 83252

152599
11 June 2015
11:45 AM
Notary Public
Fee \$ 10.00
Deputy
Nathaniel T. He Co.

WARRANTY DEED

Kirk P. Corbridge, a Married Man as His Sole and Separate Property

Grantor(s) of Malad City, County of Oneida, State of ID hereby **CONVEY AND WARRANT** to

Peoa River Valley Ranch, LLC

Grantee(s) of Malad City, County of Oneida, State of ID for the sum of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION, the following described tract of land in Oneida County, State of ID:

A parcel of land located in Section 9, Township 14 South, Range 36 East, Boise Meridian, Oneida County, Idaho, and further described as follows:

Beginning at the Northeast Corner of said Section 9; thence South 2488.91 feet and West 504.11 feet to a 5/8" rebar with cap marked A.A. Hudson, PLS 4735 set at a fence post, the True Point of Beginning; thence South 66°14'35" West 141.81 feet to a 5/8" rebar with cap; thence North 88°45'16" West 1978.75 feet to a 5/8" rebar with cap set on the East Right of Way fence of a County Road; thence North 00°27'46" East 610.59 feet along said Right of Way fence to a 5/8" rebar with cap; thence South 88°45'16" East 2282.02 feet to a 5/8" rebar with cap set on a fence line; thence South 35°00'59" West 289.38 feet along said fence to a 5/8" rebar with cap set at a fence post; thence South 02°16'19" West 310.10 feet along said fence to the True Point of Beginning.

Subject to easements, declarations of covenants and restrictions, rights of way of record, and taxes for the current year and thereafter.

Witness, the hand(s) of said Grantor(s), this June 10, 2015.

Kirk P. Corbridge
Kirk P. Corbridge

State of: ID)
County of: Oneida)ss:

On June 10, 2015, before me the undersigned, a Notary Public, in and for said state, personally appeared **Kirk P. Corbridge**, known to me or proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same. IN WITNESS WHEREOF I have set my hand and official seal on the date shown above.



Wendy C. Ruffi
Notary Public
Residing: Donney ID
Commission Expiration: 2-28-2017

NTO-71534
When Recorded Mail To:
Peoa River Valley Ranch, LLC
% Jared and Tina Simpson
3970 East Highway 36
Malad City, ID 83252

Microfilm No. **152595**
11 Day June 20 15
At 11:25 O'clock AM
Katali Murphy
Oneida Co. Recorder
Fee \$ 13.00 Deputy
Recorded at Request of Northern Title Co

SPECIAL WARRANTY DEED

**Corbridge Brothers LTD, a Limited Partnership pursuant to the Laws of the State of Idaho aka
Corbridge Brothers LTD, a Limited Partnership of the State of Idaho**

Grantor(s) of Malad City, County of Oneida, State of Idaho, hereby **GRANTS, SELLS, AND CONVEYS** to

Peoa River Valley Ranch, LLC

A Utah limited liability company, Grantee(s) of Malad City, County of Oneida, State of Idaho, for the sum of **TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION**, the following legally described tract of land in Oneida County, State of ID, together with all interests, privileges and easements appurtenant thereto and any and all improvements located on (the "Property"):

See attached Exhibit "A"

Subject to reservations in patents, all easements, encumbrances, liens, declarations of covenants and restrictions, rights of way of record, taxes for the current year and thereafter, leases and all other matters of record affecting title to the property.

The Grantor hereby binds itself and its successors to warrant and defend the title, as against all acts of Grantor herein and no other, subject to the matters set forth above.

Witness, the hand(s) of said Grantor(s), this June 10, 2015.

**Corbridge Brothers LTD, a Limited Partnership pursuant to the Laws of the State of Idaho aka
Corbridge Brothers LTD, a Limited Partnership of the State of Idaho**

Kirk Corbridge
By: Kirk Corbridge, General Partner/Manager

State of: Idaho)
County of: Oneida)ss:

On June 10, 2015, personally appeared before me **Kirk Corbridge** known to me to be the authorized partner(s) and Manager of **Corbridge Brothers LTD, a Limited Partnership pursuant to the Laws of the State of Idaho aka Corbridge Brothers LTD, a Limited Partnership of the State of Idaho** the partnership that executed the within instrument, and who duly acknowledged to me that such partnership executed the same.

Wendy C. Ruff
Notary Public
Residing: Douney ID
Expiration: 2-28-2017



Tract 1

Section 9, Township 14 South, Range 36 East, Oneida County, Idaho; Northeast Quarter
Less: Beginning at the Northeast Corner of said Section 9; thence South 2488.91 feet and West 504.11 feet to a 5/8" rebar with cap marked A. A. Hudson, PLS 4735 set at a fence post, the True Point of Beginning; thence South 66°14'35" West 141.81 feet to a 5/8" rebar with cap; thence North 88°45'16" West 1978.75 feet to a 5/8" rebar with cap set on the East right-of-way fence of a County Road; thence North 00°27'46" East 610.59 feet along said right-of-way fence to a 5/8" rebar with cap; thence South 88°45'16" East 2282.02 feet to a 5/8" rebar with cap set on a fence line; thence South 35°00'59" West 289.38 feet along said fence to a 5/8" rebar with cap set at a fence post; thence South 02°16'19" West 310.10 feet along said fence to the True Point of Beginning. T-3920

Also Less: Commencing at the East Quarter Corner of Section 9, Township 14 South, Range 36 East, Boise Meridian, Oneida County, Idaho and running thence North 270 feet; thence West 420 feet; thence 270 feet South; thence East 420 feet to the Point of Beginning. T-5373

Tract 2

Commencing at the Northwest Corner of Section 16, Township 14 South, Range 36 East, Boise Meridian, Oneida County, Idaho; running thence East 160 rods; thence South 63 rods; thence West 160 rods; thence North 63 rods to the Place of Beginning. T-1410

Section 9, Township 14 South, Range 36 East, Boise Meridian, Oneida County, Idaho; Southwest Quarter

Less: A parcel of land located in the Southwest of Section 9, Township 14 South, Range 36 East, Boise Meridian; Commencing at the West Quarter Corner of said Section 9, located North 00°10'07" West 2638.35 feet from the Southwest Corner of said Section 9; thence South 00°10'07" East 28.85 feet along the West boundary of said Section 9 to a 5/8" rebar with cap labeled "Brian Allen, PLS 9163" set at an existing fence corner, the True Point of Beginning; thence North 89°54'52" East 2640.64 feet along said fence line and its Easterly extension to a 5/8" rebar and cap set at the Northerly extension of an existing fence line; thence South 00°11'28" East 1323.74 feet along said fence line to a 5/8" rebar and cap; thence North 89°54'14" West 2641.18 feet to a 5/8" rebar and cap set at the West boundary of Section 9; thence North 00°10'07" West 1315.36 feet along said West boundary to the True Point of Beginning. T-5227

Section 16, Township 14 South, Range 36 East, Boise Meridian: Beginning 106.5 feet West of Northeast Corner of Northwest Quarter of the Northeast Quarter of Section 16, Township 14 South, Range 36 East, Boise Meridian; thence West 1213.5 feet, South 1880 feet, East 805 feet, North 20°19' East 602 feet, North 7°25' East 550 feet, North 8°26' East 881 feet to the Point of Beginning. T-2574

Excepting therefrom: Commencing at a point 660 feet North from the center of Section 16, above Township and Range, as a Point of Beginning; thence North 120 feet; thence South 54°30' East 203 feet; thence West 163 feet to the Point of Beginning. T-3072

Tract 3

Section 10: Beginning at a point 2000 feet South of the Northwest Corner of said Section 10, Township 14 South, Range 36 East of the Boise Meridian Oneida County, Idaho. thence running East 660 feet; thence South 398 feet; thence South 38°29' West 310 feet; thence West 467 feet; thence North 640 feet to the point of beginning. (T-2692)

All that portion of the Northwest Quarter of the Southwest Quarter of said Section 10, Township 14 South, Range 36 East of the Boise Meridian Oneida County, Idaho. lying North of the State Highway and West of the County Road. (T-2171)