

RECEIVED DE

OCT 13 2015

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

Notice of Change in Water Right Ownership IDWR/NORTHERN

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?
D 75-10604	Yes ☐	Yes ☐		Yes ☐	Yes ☐
D 75-7307	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: Linda L. Cohen, Martin D. Cohen
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): Ruth Andersen
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or ☐ and/or
- 4585 Hwy 112 Brantsville UT 84029
Mailing address City State ZIP
- 801-573-4368 Sage ranch LLC @ msn.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: July 28 - 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. = 50.00
 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: Ruth Andersen Owner 10-8-2015
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 cm Date 10-13-15 Receipt No. N031579 Receipt Amt. 10-13-15
 Active in the Water Supply Bank? Yes ☐ No ☒ If yes, forward to the State Office for processing W-9 received? Yes ☐ No ☐

processed by gmh 10-22-15

WARRANTY DEED

Alliance Title & Escrow Corp. Order No.:280847

FOR VALUE RECEIVED

Linda L. Cohen a married woman as her sole and separate property

the grantor(s), do(es) hereby grant, bargain, sell and convey unto

Ruth Andersen a single person



whose current address is

 **4585 Hwy. 112
Grantsville, UT 84029**

the grantee(s), the following described premises, in Lemhi County, Idaho, TO WIT:

A parcel of land located in Section 34, T. 19 N., R. 21 E., Section 3, T. 18 N., R. 21 E., B.M., Lemhi County, Idaho, more particularly described as follows:

Commencing at the southeast corner of said Section 34, a distance of 2538.43 feet on a bearing of N. 89° 46' 11" W. along the section line to a point on the westerly right of way of U.S. Highway No. 93 and the Real Point of Beginning.

Thence S. 22° 23' 12" W., 74.02 feet along said westerly right of way;

Thence a distance of 414.17 feet along a curve concave to the southeast having a radial of S. 67° 36' 48" E., 756.30 feet and a central angle of 31° 22' 35" along said right of way;

Thence S. 89° 58' 07" W., 94.58 feet to a point on the east bank of the Salmon River;

Thence the following courses and distances along the east bank of the Salmon River;

N. 26° 22' 53" W., 249.82 feet; N. 25° 19' 53" W., 211.70 feet; N. 42° 15' 53" W., 60.26 feet; N. 28° 25' 56" W., 70.03 feet;

Thence N. 89° 58' 07" E., 465.24 feet to a point on the westerly right of way;

Thence S. 22° 23' 12" W., 50.69 feet along said right of way to the Real Point of Beginning.

Also:

A parcel of land located in Section 34, T. 19 N., R. 21 E., B.M., Lemhi County, Idaho, more particularly described as follows:

Commencing at the southeast corner of said Section 34, a distance of 2538.43 feet on a bearing of N. 89° 46' 11" W., along the section line to a point on the westerly right of way of US Highway No. 93; thence N. 22° 23' 12" E., 50.69 feet along said right of way to the real point of beginning.

Thence S. 89° 58' 07" W., 465.24 feet to a point on the east bank of the Salmon River;

Thence N. 28° 25' 56" W., 253.96 feet along said east bank to an existing fenceline;

Thence N. 89° 58' 07" E., 678.19 feet along an existing fenceline to a point on the westerly right of way of US Highway No. 93;

Thence S. 22° 23' 12" W., 241.65 feet along said right of way to the real point of beginning.

Customer Reference No.

File No. 280847

Underwriter: Chicago Title Insurance Company

Thence S. 22° 23' 12" W., 50.69 feet along said right of way to the Real Point of Beginning.

Also:

A parcel of land located in Section 34, T. 19 N., R. 21 E., B.M., Lemhi County, Idaho, more particularly described as follows:

Commencing at the southeast corner of said Section 34, a distance of 2538.43 feet on a bearing of N. 89° 46' 11" W., along the section line to a point on the westerly right of way of US Highway No. 93; thence N. 22° 23' 12" E., 50.69 feet along said right of way to the real point of beginning.

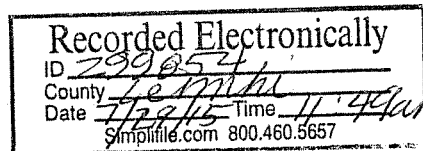
Thence S. 89° 58' 07" W., 465.24 feet to a point on the east bank of the Salmon River;

Thence N. 28° 25' 56" W., 253.96 feet along said east bank to an existing fenceline;

Thence N. 89° 58' 07" E., 678.19 feet along an existing fenceline to a point on the westerly right of way of US Highway No. 93;

Thence S. 22° 23' 12" W., 241.65 feet along said right of way to the real point of beginning.

THIS INSTRUMENT FILED FOR RECORD BY ALLIANCE
TITLE & ESCROW CORP. AS AN ACCOMMODATION
ONLY. IT HAS NOT BEEN EXAMINED AS TO ITS
EXECUTION OR AS TO ITS EFFECT UPON THE TITLE.



WATER DEED

Linda L. Cohen and Martin D. Cohen
14 Bee Haven Lane
Salmon ID 83467

GRANTORS(s) of Lemhi County of Salmon, State of Idaho, hereby transfer water rights to:

RA RUTH ANDERSEN

Of grantee(s) for the sum of Ten Dollars, and other good and valuable consideration the following
described water rights, land in Lemhi County, State of Idaho:

WATER RIGHT NO. 75-10604

WATER RIGHT NO. 75-7307

GRANTOR represents and warrants that it has not previously conveyed the Water Rights, that the Water
Rights to GRANTEE are free and clear of liens.

GRANTOR is not responsible for the proper transfer of title, future beneficial use, change of use or non-
use of Water Rights or transfer of location.

WITNESS, the hands of said grantors, this 28 day of July, 2015

LINDA L. COHEN AND MARTIN D. COHEN

Linda L. Cohen
Linda L. Cohen

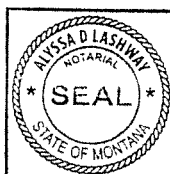
Martin D. Cohen
Martin D. Cohen

STATE OF ID)
:SS
COUNTY OF LEMHI)

The foregoing instrument was acknowledged before me this 28 day of July, 2015
by Linda L. and Martin D. Cohen.

My commission Expires:

NOTARY PUBLIC residing in:



ALYSSA D LASHWAY
NOTARY PUBLIC for the
State of Montana
Residing at Missoula, Montana
My Commission Expires
June 15, 2019

Venue: Stevensville, MT

Alyssa D Lashway

All water rights beneficial uses have been maintained up to the date of closing.

Linda Cohen

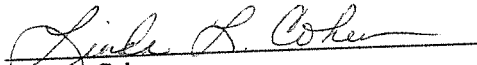
07/22/2015

Linda Cohen
7/23/15

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 Grantee(s), that (s)he is/are the owner(s) 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 (s)he will warrant and defend the same from all lawful claims whatsoever.

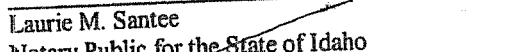
Dated: July 28, 2015

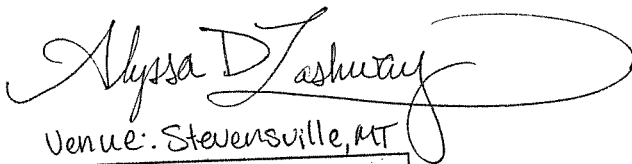

Linda L. Cohen

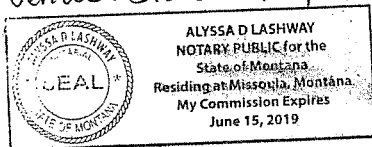
State of Idaho } ss
County of Lemhi }

On this 28 day of ~~August~~ ^{July}, 2015, before me, Laurie M. Santee, a Notary Public in and for said state, personally appeared Linda L. Cohen, known or identified to me to be the person(s) whose name(s) is/are subscribed to the within Instrument and acknowledged to me that he/she/they executed same.

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


Laurie M. Santee
Notary Public for the State of Idaho
Residing at: Salmon
Commission Expires: June 19, 2019

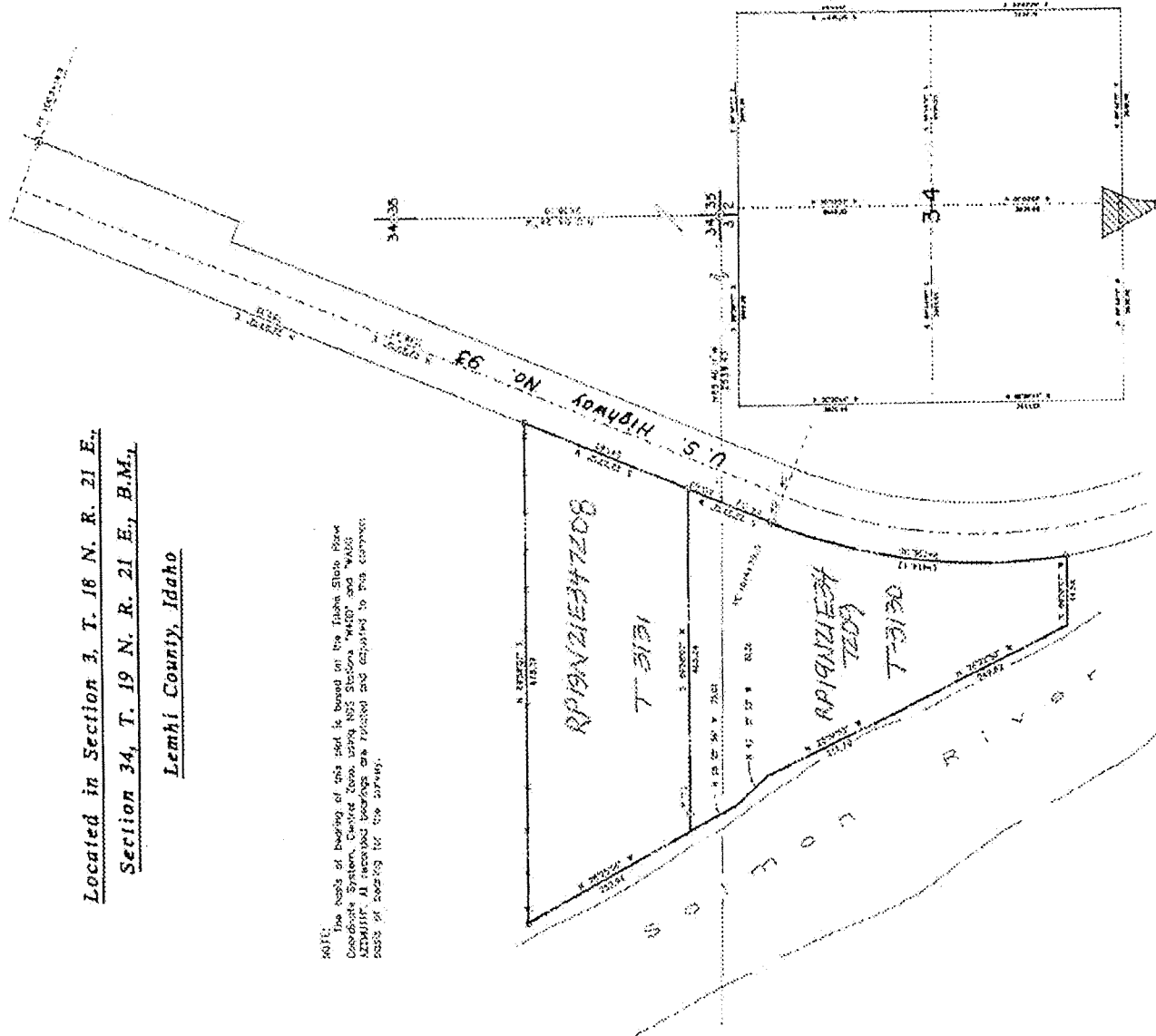

Venue: Stevensville, MT



Located in Section 3, T. 18 N. R. 21 E.,
Section 34, T. 19 N. R. 21 E., B.M.,
Lemhi County, Idaho

Lemhi County, Idaho

NOTE: The north of bearing of this line is based on the Idaho State Plane
Coordinate System. Quarter Town using NGS Station "4400" and "4401"
ADJUSTED. All measured bearings are rounded and adjusted to the common
mode of bearing for the survey.



Certificate of Surveyor

I, David J. Olson, Registered Professional Land Surveyor
No. 172, State of Idaho, do hereby certify that the survey
represented on this plat was conducted in accordance with the laws
with the laws of the State of Idaho in July of 1966.

David J. Olson
208199

County Recorder's Certificate

State of Idaho
County of Lemhi
This is to certify that the foregoing plat was filed in the
office of the County of Lemhi, Idaho, on the 18th day
of September, 1966, at 1:19 p.m. and day recorded in the
Record of Survey Book 5 of Page 44.

Alveta Wickert by Virginia Bate
Evolution Recorder

Legend

- 1. Set 172001 Iron Bar with three Nails, 1000 marked
to corner N.W. 1/4.
- 2. Found existing fence
- 3. Section corner of Section Corner 4512 N.W.
- 4. Corner Point - Corner 4512 S.W.
- 5. Iron pin
- 6. Boundary line
- 7. Right of Way monument

Geological Surveying and Mapping
David J. Olson, M.S.
1001 Main Street
Sawtooth, Idaho
208-756-3019

Customer Reference No.
File No. 280847
Underwriter: Chicago Title Insurance Company

SCHEDULE A

READ & APPROVED
DATE 7-29-15

Order No.: 280847

1. Effective date: July 22, 2015 at 7:30 A.M

2. Policy or Policies to be issued:

(a) ALTA Owner's Policy ☒ Standard Coverage ☐ Extended Coverage
(6-17-06)
Amount: \$242,000.00
Premium: \$1,135.00

Proposed Insured:

Ruth Andersen

(b) ALTA Loan Policy ☐ Standard Coverage ☒ Extended Coverage
(6-17-06)
Amount:
Premium: \$0.00

Endorsements:

Proposed Insured:

3. FEE SIMPLE interest in the Land described in this Commitment is owned, at the Commitment Date, by:

Linda L. Cohen a married woman as her sole and separate property

4. The Land referred to in this Commitment is described as follows:

A parcel of land located in Section 34, T. 19 N., R. 21 E., Section 3, T. 18 N., R. 21 E., B.M., Lemhi County, Idaho, more particularly described as follows:

Commencing at the southeast corner of said Section 34, a distance of 2538.43 feet on a bearing of N. 89° 46' 11" W. along the section line to a point on the westerly right of way of U.S. Highway No. 93 and the Real Point of Beginning.

Thence S. 22° 23' 12" W., 74.02 feet along said westerly right of way;

Thence a distance of 414.17 feet along a curve concave to the southeast having a radial of S. 67° 36' 48" E., 756.30 feet and a central angle of 31° 22' 35" along said right of way;

Thence S. 89° 58' 07" W., 94.58 feet to a point on the east bank of the Salmon River;

Thence the following courses and distances along the east bank of the Salmon River;
N. 26° 22' 53" W., 249.82 feet; N. 25° 19' 53" W., 211.70 feet; N. 42° 15' 53" W., 60.26 feet; N. 28° 25' 56" W., 70.03 feet;

Thence N. 89° 58' 07" E., 465.24 feet to a point on the westerly right of way;