

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

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Notice of Change in Water Right Ownership

JUN 18 2015

DEPARTMENT OF
WATER RESOURCES

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.

Water Right/Claim No.	Split?	Water Right/Claim No.	Split?	Water Right/Claim No.	Split?
84-10641	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐

2. Previous Owner's Name:

Nancy Simms

Name of current water right holder/claimant

3. New Owner(s)/Claimant(s):

Bryan & Tammy Miller

New owner(s) as listed on the conveyance document

Name connector ☐ and ☐ or ☐ and/or

Mailing address

2583 Cascade Drive
(208) 476-0969

City

Orofino

State

Id

ZIP

83544

Telephone

Email

tamjojo33@hotmail.com

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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.

JUN 14 2015

IDWR / NORTH

5. Date you acquired the water rights and/or claims listed above:

6. If the water right described herein has been rented from the Water Supply Bank, rental proceeds will be disbursed in the following manner regardless of any arrangements between the buyer(s) and seller(s) to the contrary:

- Rental payments will go to the lessor(s) of record at the beginning of the rental season.
- If a change in ownership is processed by the Department during a rental season, rental payment will be made to the person or entity who is the lessor of record at the beginning of that rental season.
- New lessor(s) of record will receive payment after the following rental season.

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.

8. Signature:

Signature of new owner/claimant

Title, if applicable

6-8-15

Date

Signature:

Signature of new owner/claimant

Title, if applicable

6-7-15

Date

For IDWR Office Use Only:

Received by

N. Steading

Date

6-15-15

Receipt No.

N031294

Approved by

Processed by

jmk

Date

10-1-15

Receipt Amt.

\$25.00

898977

12

Instrument # 225868

CLEARWATER COUNTY, OROFINO, IDAHO
1-27-2016 01:48:00 PM No. of Pages: 4

Recorded for : CCLT

CARRIE BIRD

Fee: 19.00

Ex-Officio Recorder Deputy

Index to: DEED, WARRANTY

WARRANTY DEED

Nancy Sims, an unmarried woman, hereinafter called the Grantor, in and for good and valuable consideration, the receipt of which is hereby acknowledged, do hereby GRANT, CONVEY, and WARRANT to Tammy Jo Miller and Bryan C. Miller, wife and husband, whose address is 620 McGill Spur Road, Lenore, ID 83541 all right, title and interest in the following described real property:

SITUATE IN THE COUNTY OF CLEARWATER, STATE OF IDAHO, to-wit:

PARCEL 1:

A parcel of land located in SE1/4 NW1/4 and the NE1/4 SW1/4, Section 18, Township 36 North, Range 3 East, Boise Meridian, Clearwater County, Idaho, described as follows:

Commencing at the West 1/4 section corner of Section 18; thence North 89°28'11" East a distance of 1,189.74 feet along the South boundary of Government Lot 2 to a point on the Southwest corner of SE1/4 NW1/4 to the True Point of Beginning; thence North 01°01'38" East a distance of 416.26 feet along the West boundary of SE1/4 NW1/4 to a point on the South right-of-way of the Old Camas Prairie Railroad, being 150 feet from the centerline; (thence along the Southerly right-of-way of said railroad curve right Delta = 12°08', Radius = 2,864.79, Degree = 2°, T = 304.47 and L = 606.67); thence South 75°07'04" East a distance of 309.00 feet being a long chord along the Southerly railroad right-of-way; thence South 01°01'38" West a distance of 334.11 feet to a point on the South boundary of SE1/4 NW1/4; thence South 01°01'00" West a distance of 339.98 feet parallel to the West boundary of NE1/4 SW1/4 to a point on the centerline of Cascade Drive county road; thence South 82°57'00" West a distance of 175.75 feet along the centerline of Cascade Drive county road; thence North 79°07'00" West a distance of 127.89 feet along the centerline of Cascade Drive county road to a point on the West boundary of NE1/4 SW1/4; thence North 01°01'00" East a distance of 334.63 feet along the West boundary of NE1/4 SW1/4 to the True Point of Beginning.

PARCEL 2:

A parcel of land located in Government Lot 2, Section 18, Township 36 North, Range 3 East, Boise Meridian, Clearwater County, Idaho, described as follows:

Commencing at the West 1/4 section corner of Section 18; thence North 00°09'21" East a distance of 350.00 feet along the West boundary of Section 18 to the True Point of

WARRANTY DEED

Beginning; thence North 00°09'21" East a distance of 403.57 feet along the West boundary of Section 18 to a point on the Southerly right-of-way of the Old Camas Prairie Railroad being 50 feet from centerline; thence South 79°22'31" East a distance of 583.67 feet along said railroad right-of-way; thence South 10°37'29" West a distance of 100.00 feet on said railroad right-of-way being 150.00 feet from the centerline; thence South 79°22'31" East a distance of 604.00 feet (along railroad right-of-way to the P.C. of curve right with Delta = 12°08', Radius = 2,864.79, Degree = 2°, T = 304.47 and L = 606.67); thence South 78°52'42" East a distance of 47.12 feet, Long Chord to a point of intersect of the East boundary of Government Lot 2 and the railroad Southerly right-of-way; thence South 01°01'38" West a distance of 416.26 feet along the East boundary of Government Lot 2 to the Southeast corner thereof; thence South 89°28'11" West a distance of 816.74 feet along the South boundary of Government Lot 2; thence North 00°09'21" East a distance of 350.00 feet; thence South 89°28'11" West a distance of 373.00 feet to the True Point of Beginning.

PARCEL 3:

A parcel of land located in Government Lot 2, Section 18, Township 36 North, Range 3 East, Boise Meridian, Clearwater County, Idaho, described as follows:

The True Point of Beginning being the West 1/4 section corner of Section 18; thence North 00°09'21" East a distance of 350.00 feet along the West boundary of Government Lot 2; thence North 89°28'11" East a distance of 373.00 feet; thence South 00°09'21" West a distance of 350.00 feet; thence South 89°28'11" West a distance of 373.00 feet along the South boundary of Government Lot 2 to the True Point of Beginning.

SUBJECT TO: An easement for ingress & egress and utilities as reserved in a document, recorded November 4, 1982, as Instrument No. 133017.

SUBJECT TO: An easement for ingress & egress as disclosed in a document, record June 29, 2004, as Instrument No. 196400

SUBJECT TO: Mutual Grant of Easements, recorded August 23, 2004, as Instrument No. 196923, re-recorded August 30, 2004, as Instrument No. 196985.

TO HAVE AND TO HOLD the said premises with their appurtenances, unto the said Grantee and to the Grantee's heirs and assigns forever. The Grantor does hereby covenant to and with the Grantee, that the described real property is free from all encumbrances, except as above described, and that Grantor will warranty and forever defend the title thereto against all

lawful claims and demands whatsoever.

DATED this 12 day of December, 2014

Nancy Sims
NANCY SIMS

STATE OF CALIFORNIA)
) ss.
County of _____)

On this _____ day of December, 2014, before me, the undersigned Notary Public, personally appeared Nancy Sims, known or identified to me to be the person who executed the within instrument and acknowledged to me that she executed the same.

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

(NOTARY SEAL)

NOTARY PUBLIC FOR CALIFORNIA
Commission expires:

WARRANTY DEED

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

State of California

County of VENTURAOn DEC 12, 2014 before me, P. SHEPPARD, NOTARY PUBLIC

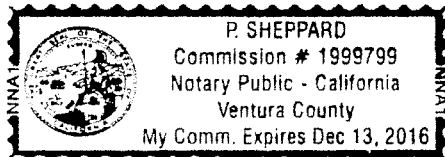
Date

Here Insert Name and Title of the Officer

personally appeared NANCY SIMS

Name(s) of Signer(s)

who 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 ~~his/her/their~~ authorized capacity(ies), and that by ~~his/her/their~~ signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature: P. Sheppard

Signature of Notary Public

Place Notary Seal Above

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: _____

Document Date: _____ Number of Pages: _____

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____

☐ Corporate Officer — Title(s): _____☐ Individual☐ Partner — ☐ Limited ☐ General☐ Attorney in Fact☐ Trustee☐ Guardian or Conservator☐ Other: _____

Signer Is Representing: _____

RIGHT THUMBPRINT
OF SIGNER
Top of thumb here

Signer's Name: _____

☐ Corporate Officer — Title(s): _____☐ Individual☐ Partner — ☐ Limited ☐ General☐ Attorney in Fact☐ Trustee☐ Guardian or Conservator☐ Other: _____

Signer Is Representing: _____

RIGHT THUMBPRINT
OF SIGNER
Top of thumb here



State of Idaho

DEPARTMENT OF WATER RESOURCES

322 East Front Street • P.O. Box 83720 • Boise, Idaho 83720-0098

Phone: (208) 287-4800 • Fax: (208) 287-6700 • Website: www.idwr.idaho.gov

C.L. "BUTCH" OTTER
Governor

GARY SPACKMAN
Director

October 1, 2015

BRYAN C MILLER
TAMMY JO MILLER
2583 CASCADE DR
OROFINO ID 83544

Re: Change of Ownership for Water Right/Permit No(s): 84-10641

Dear Water Right Holder(s):

The Department acknowledges the receipt of correspondence changing ownership of the above referenced water right(s) to you. The Department has modified its records to reflect this 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 § 42-222 and §42-223, Idaho.

Also 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.

Thank you for your patience. If you have any questions concerning the enclosed information, please feel free to contact me at (208) 287-4942.

Sincerely,

Jean Hersley
Technical Records Specialist II

Enclosure(s)