

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

RECEIVED

SEP 29 2015

Department of Water Resources
Eastern 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?
25-7090 <i>OK</i>	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: Country Club Hills Utilities
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): Taylor Mountain Water and Sewer District
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or ☐ and/or
- c/o Robert L. Harris, HKHC, P.O. Box 50130 Idaho Falls ID 83405
Mailing address City State ZIP
208-523-0620
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: March 5, 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: *Robert L. Harris* Attorney September 28, 2015
Signature of new owner/claimant Title, if applicable Date

Signature: _____ Title, if applicable Date

For IDWR Office Use Only:

Received by *JB* Date 9/29/2015 Receipt No. E041502 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 *JB* Processed by *JB* Date 9/30/2015

RECORDING REQUESTED BY AND
WHEN RECORDED RETURN TO:

Robert L. Harris
Holden, Kidwell, Hahn & Crapo, P.L.L.C.
PO Box 50130
Idaho Falls, ID 83405

Instrument # 1492291
IDAHO FALLS, BONNEVILLE, IDAHO
2015-03-05 08:30:21 AM No. of Pages: 5
Recorded for: PIONEER TITLE CO OF BONNEVILLE
RONALD LONGMORE Fee: \$22.00
Ex-Officio Recorder Deputy JGriffin
Index To: DEED WARRANTY
Electronically Recorded by Simplifile

PDC 201504930

(Space Above for Recorder's Use)

WARRANTY DEED

THIS INDENTURE is made this 2nd day of March, 2015, between **Country Club Hills Utilities, Inc.**, an Idaho corporation, whose address is P.O. Box 50220, Idaho Falls, Idaho 83405 (the "Grantor"), and **Taylor Mountain Water and Sewer District**, a water and sewer district organized pursuant to Chapter 32 of Title 42 of the Idaho Code, whose address is c/o Robert L. Harris, Holden, Kidwell, Hahn & Crapo, P.L.L.C., 1000 Riverwalk Dr., Ste. 200, P.O. Box 50130, Idaho Falls, Idaho 83405 (the "Grantee").

WITNESSETH, that the Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) lawful money of the United States of America, and other good and valuable consideration, to the Grantor in hand paid by the Grantee, the receipt whereof is hereby acknowledged, has granted, bargained, sold, and by these presents does grant, bargain, sell, convey and confirm unto the Grantee, and to the Grantee's successors and assigns forever, all of the following described real property in the County of Bonneville, State of Idaho, to-wit:

See attached Exhibit 1

SUBJECT to all real property taxes and assessments, all existing patent reservations, easements, rights of way, restrictive covenants and matters of record, all applicable zoning ordinances, building codes, laws and regulations, all rights of tenants and other parties in possession, and all encroachments, overlaps, boundary line disputes, claims of easements and other matters that would be disclosed by an accurate survey or inspection of the property.

TOGETHER with the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues and profits therefrom; and all estate, right, title and interest in and to the property, as well in law as in equity, of the Grantor.

RECORDING REQUESTED BY AND
WHEN RECORDED RETURN TO:

Robert L. Harris
Holden, Kidwell, Hahn & Crapo, P.L.L.C.
PO Box 50130
Idaho Falls, ID 83405

RECORDED ELECTRONICALLY
NUMBER: 1492291
BONNEVILLE COUNTY
DATE: 03/05/2015 TIME: 8:30 am
SIMPLIFILE.COM 1-800-460-5657

P.T.C. 2015020930

(Space Above for Recorder's Use)

WARRANTY DEED

THIS INDENTURE is made this 2nd day of March, 2015, between **Country Club Hills Utilities, Inc.**, an Idaho corporation, whose address is P.O. Box 50220, Idaho Falls, Idaho 83405 (the "**Grantor**"), and **Taylor Mountain Water and Sewer District**, a water and sewer district organized pursuant to Chapter 32 of Title 42 of the Idaho Code, whose address is c/o Robert L. Harris, Holden, Kidwell, Hahn & Crapo, P.L.L.C., 1000 Riverwalk Dr., Ste. 200, P.O. Box 50130, Idaho Falls, Idaho 83405 (the "**Grantee**").

WITNESSETH, that the Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) lawful money of the United States of America, and other good and valuable consideration, to the Grantor in hand paid by the Grantee, the receipt whereof is hereby acknowledged, has granted, bargained, sold, and by these presents does grant, bargain, sell, convey and confirm unto the Grantee, and to the Grantee's successors and assigns forever, all of the following described real property in the County of Bonneville, State of Idaho, to-wit:

See attached Exhibit 1

SUBJECT to all real property taxes and assessments, all existing patent reservations, easements, rights of way, restrictive covenants and matters of record, all applicable zoning ordinances, building codes, laws and regulations, all rights of tenants and other parties in possession, and all encroachments, overlaps, boundary line disputes, claims of easements and other matters that would be disclosed by an accurate survey or inspection of the property.

TOGETHER with the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues and profits therefrom; and all estate, right, title and interest in and to the property, as well in law as in equity, of the Grantor.

TO HAVE AND TO HOLD the property and the appurtenances unto the Grantee, and to the Grantee's successors and assigns forever. The Grantor and the Grantor's successors shall warrant and defend the property in the quiet and peaceable possession of the Grantee and the Grantee's successors and assigns, against the Grantor and the Grantor's successors, and against every person whomsoever who lawfully holds (or who later lawfully claims to have held) rights in the property as of the date hereof, subject to the matters set forth above.

In construing this Warranty Deed and where the context so requires, the singular includes the plural.

COUNTRY CLUB HILLS UTILITIES, INC.

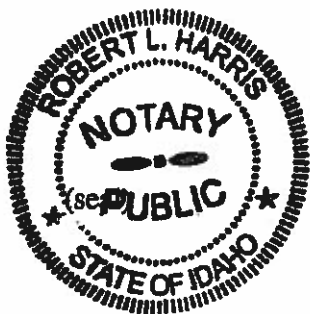
By:

Michael Groth, President
Michael Groth, President

STATE OF IDAHO)
)ss.
County of Bonneville)

On the 2nd day of March, 2015, before me, the undersigned, a notary public, in and for said State, personally appeared Michael Groth, known or identified to me to be the president of COUNTRY CLUB HILLS UTILITIES, INC., the corporation that executed the instrument or the person who executed the instrument on behalf of said corporation, and acknowledged to me that such corporation executed the 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.



Robert L. Harris
Notary Public for IDAHO
Residing at Ammon, IDAHO
My Commission Expires: 11/18/2016

EXHIBIT 1 TO WARRANTY DEED

REAL PROPERTY:

TRACT 1:

Beginning at the Northwest Corner of Section 28, Township 1 North, Range 38 East of the Boise Meridian, Bonneville County, Idaho; running thence S89°11'10"E 2676.38 feet to the North Quarter Corner of said Section 28; thence S0°25'31"W 4664.76 feet to the True Point of Beginning; running thence S0°25'31"W 130.00 feet; thence S89°34'29"E 100.00 feet; thence N0°25'31"E 70.00 feet; thence S89°34'29"E 325.00 feet; thence N0°25'31"E 30.00 feet; thence N89°34'29"W 400.00 feet; thence N39°22'49"W 39.05 feet to the True Point of Beginning.

TRACT 2:

Lot 1, Block 2, First Amended Plat of Holiday Hills Subdivision, Division No. 1, to the County of Bonneville, State of Idaho, according to the recorded plat thereof.

TRACT 3:

Lots 1 and 17, Block 2, Country Club Hills, Division No. 1, to the County of Bonneville, State of Idaho, according to the recorded plat thereof.

TRACT 4:

Beginning at a point that is S2°32'08"E along the East line extended 420.62 feet and S65°57'21"E 449.00 feet from the Northeast Corner of Country Club Hills Subdivision, Division No. 2, First Amended Plat to the County of Bonneville, State of Idaho, according to the recorded plat thereof; and running thence S73°44'41"E 100.00 feet; thence S16°15'19"W 100.00 feet; thence N73°44'41"W 100.00 feet; thence N16°15'19"E 100.00 feet to the point of beginning.

EASEMENT:

TRACT 5:

Beginning at a point that is S2°32'08"E along the East line extended 420.62 feet and S65°57'21"E 449.00 feet and S73°44'41"E 100.00 feet from the Northeast Corner of Country Club Hills Subdivision, Division No. 2, First Amended Plat to the County of Bonneville, State of Idaho, according to the recorded plat thereof; running thence N72°59'E 265.00 feet, this being the centerline of a 16 foot wide utility easement and drainage easement

WATER RIGHT NO. 25-7090

2005 SEP 10 PM 02:00
DISTRICT COURT - SRBA
TWIN FALLS CO., IDAHO
FILED

IN THE DISTRICT COURT OF THE FIFTH JUDICIAL DISTRICT OF THE
STATE OF IDAHO, IN AND FOR THE COUNTY OF TWIN FALLS

In Re SRBA)
Case No. 39576)
PARTIAL DECREE PURSUANT TO
I.R.C.P. 54(b) FOR
Water Right 25-07090

NAME AND ADDRESS: COUNTRY CLUB HILLS UTILITIES
C/O MIKE GROTH PRES
570 S YELLOWSTONE HWY
IDAHO FALLS, ID 83402-1907

SOURCE: GROUND WATER

QUANTITY: 1.00 CFS
78.00 AFT

PRIORITY DATE: 04/10/1976

POINT OF DIVERSION: TWIN RIVER S21 S28
SENSE Within Bonneville County
SENSE

PURPOSE AND PERIOD OF USE: PURPOSE OF USE PERIOD OF USE QUANTITY
Domestic 01-01 TO 12-31 1.00 CFS
78.00 AFT

Domestic use is for 65 homes.

PLACE OF USE: Domestic TWIN RIVER S21 S28
SENSE Within Bonneville County
SENSE
SENSE
SENSE
SENSE

OTHER PROVISIONS NECESSARY FOR DEFINITION OR ADMINISTRATION OF THIS WATER RIGHT:

THIS PARTIAL DECREE IS SUBJECT TO SUCH GENERAL PROVISIONS
NECESSARY FOR THE DEFINITION OF THE RIGHTS OR FOR THE EFFICIENT
ADMINISTRATION OF THE WATER RIGHTS AS MAY BE ULTIMATELY
DETERMINED BY THE COURT AT A POINT IN TIME NO LATER THAN THE
ENTRY OF A FINAL UNIFIED DECREE. I.C. SECTION 42-1412(6).

RULE 54(b) CERTIFICATE

With respect to the issues determined by the above judgment or order, it is hereby CERTIFIED, in accordance with Rule 54(b), I.R.C.P., that the court has determined that there is no just reason for delay of the entry of a final judgment and that the court has and does hereby direct that the above judgment or order shall be a final judgment upon which execution may issue and an appeal may be taken as provided by the Idaho Appellate Rules.

John M. Melanson
John M. Melanson
Presiding Judge of the
Snake River Basin Adjudication

SRBA PARTIAL DECREE PURSUANT TO I.R.C.P. 54(b)
Water Right 25-07090

PAGE 1
Sep-10-2005

FOLLOWING ITEMS OF REAL OR PERSONAL PROPERTY:

The following items of real or personal property:

1. 2 wells
2. Storage tank
3. 2 pumps
4. Electrical system
5. Water & sewer lines to various properties
6. Water keys
7. Meter reader tool