

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

RECEIVED

FEB 27 2015

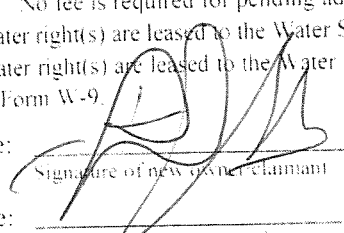
DEPARTMENT OF
WATER RESOURCES

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?
67-15088	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: Steven E. Ryals
Name of current water right holder claimant
3. New Owner(s) Claimant(s): Midvale 220, LLC.
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or ☐ and/or
- P.O. Box 9200 Ketchum ID 83340
Mailing address City State ZIP
510-760-3063 kensangha@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: January 7, 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:  Ken Sangha 1/21/15
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 LJA Date 2-27-15 Receipt No. CO99981 Receipt Amt. 25.00
 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 AV Date 4/1/15



Instrument # 227579
STATE OF IDAHO, COUNTY OF WASHINGTON
2015-01-07 10:11:05 AM No. of Pages: 1
Recorded for: AMERITITLE WEISER
BETTY J. THOMAS Fee: \$10.00
Ex-Officio Recorder Deputy DWarren
Index To: DEED
Electronically Recorded by Simplifile

WARRANTY DEED

Order No.:20128AM

FOR VALUE RECEIVED

Steven E. Ryals, a married man as his sole and separate property

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

Midvale 220, LLC

whose current address is:
PO Box 9200
Ketchum, ID 83340

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

In Township 12 North, Range 2 West of the Boise Meridian, Washington
County, Idaho:
Section 8: W1/2NE1/4, E1/2NW1/4, NE1/4SW1/4 and
W1/2NW1/4SE1/4.

Together with any and all water and water rights, ditches and ditch rights, storage and
storage rights, including without limitation, water right no. 67-15099, and all right and
interest in and to Application for Permit No. 67-15126.

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: 1/7/15

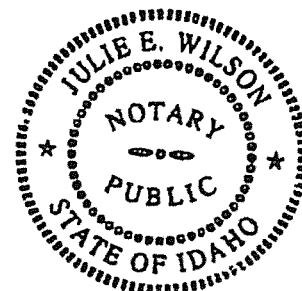
Steven E. Ryals

State of Idaho) ss
County of Adams)

On this 5th day of January, 2015, before me, a Notary Public
in and for said state, personally appeared Steven E. Ryals, 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.

Julie E. Wilson

Notary Public for the State of Idaho
Residing at: Council Bluffs
Commission Expires: 5/21/14



Instrument # 227711

STATE OF IDAHO, COUNTY OF WASHINGTON
2015-02-02 04:12:41 PM No. of Pages: 3
Recorded for: AMERITITLE WEISER
BETTY J. THOMAS Fee: \$16.00
Ex-Officio Recorder Deputy DWarren
Index To: AFFIDAVIT
Electronically Recorded by Simplifile

AFFIDAVIT CORRECTING LEGAL DESCRIPTION

STATE OF IDAHO)
)ss
County of Ada)

COMES NOW, Ken Sangha, for and on behalf of himself and as Trustee of the MASA Trust dated December 15, 2014, as the Member of Midvale 220, LLC and Steven E. Ryals for and on behalf of himself, your affiants, who being first duly sworn, depose, state and aver as follows:

1. We make this affidavit pursuant to Title 55 of the Idaho Code, Section 816 regarding corrections to legal descriptions. Said section reads in relevant part as follows: "...any affidavit as to the identification of plats or descriptions of real property signed by the grantor and grantee named in the document of transfer which contains the descriptions being corrected or, if the grantor is not available, then the affidavit must be signed by the grantee and indexed under the name of both the grantor and grantee, may be recorded in the office of the county recorder of the county wherein the real property is situate; and any such recorded affidavit or the record or certified copy thereof whether heretofore or hereafter recorded shall constitute a part of the record of title to the real property to which it relates and may be received in evidence in any cause affecting the title to such real property, by all courts and all boards, and before all officers, in the state of Idaho..."

2. The Affiants engaged in a real estate transaction that produced the following documents:

- a. Warranty Deed from Steven E. Ryals to Midvale 220, LLC recorded as Instrument Number 227579 in the records of Washington County, Idaho; and
- b. Real Estate Mortgage from Midvale 220, LLC to Steven E. Ryals recorded as Instrument Number 227580 in the records of Washington County, Idaho.

3. The legal description in both documents incorrectly identified the water right reference number.

4. The correct description of the property that should appear in both the Warranty Deed and the Real Estate Mortgage is as follows:

"In Township 12 North, Range 2 West of the Boise Meridian, Washington County, Idaho:

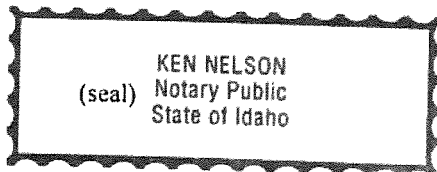
Section 8: W1/2NE1/4, E1/2NW1/4, NE/4SW1/4 and W1/2NW1/4SE1/4

Together with any and all water and water rights, ditches and ditch rights, storage and storage rights, including without limitation, water right no. 67-15088, and all right and interest in and to Application for Permit No. 67-15126."

FURTHER YOUR AFFIANT SAYETH NAUGHT.

Ken Sangha

SUBSCRIBED AND SWORN to before me this 27 day of January 2015.



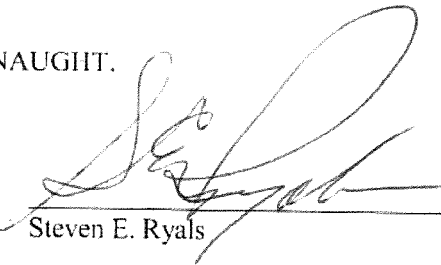
Notary Public for Idaho

Residing at

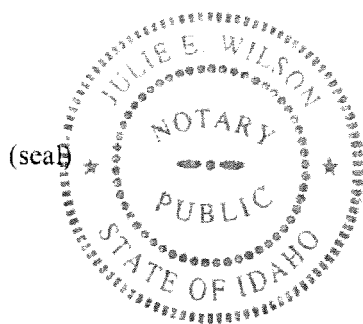
My Commission Expires:

Notary Public, Idaho
9/26/2020

FURTHER YOUR AFFIANT SAYETH NAUGHT.


Steven E. Ryals

SUBSCRIBED AND SWORN to before me this 21st day of January 2015.




Notary Public for Idaho
Residing at Council
My Commission Expires: 5/21/14



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 • Web Site: www.idwr.idaho.gov

GARY SPACKMAN
Director

C.L. "BUTCH" OTTER
Governor

April 1, 2015

MIDVALE 220 LLC
PO BOX 9200
KETCHUM ID 83340

Re: Change of Ownership for Water Right/Permit No(s): 67-15088

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 Code.

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,

A handwritten signature in cursive script that reads "Jean Hersley".

Jean Hersley
Technical Records Specialist II

Enclosure(s)

Cc: Givens Pursley LLP

GIVENS PURSLEY LLP

Attorneys and Counselors at Law

601 W. Bannock Street
PO Box 2720
Boise, ID 83701
Telephone: 208-388-1200
Facsimile: 208-388-1300
www.givenspursley.com

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Neal A. Koskella
Debra K. Kristensen
Michael P. Lawrence
Franklin G. Lee
David R. Lombardi
Kimberly D. Maloney
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Melodie A. McQuade
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Patrick J. Miller
Judson B. Montgomery

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FEB 27 2015

DEPARTMENT OF
WATER RESOURCES

Deborah E. Nelson
W. Hugh O'Riordan, LL.M.
Michael O. Roe
P. Mark Thompson
Jeffrey A. Warr
Robert B. White

Angela M. Reed, of counsel

Retired:
Kenneth L. Pursley
James A. McClure (1924-2011)
Raymond D. Givens (1917-2008)

February 20, 2015

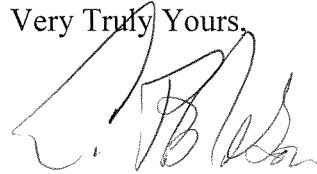
Idaho Department of Water Resources
322 East Front, 6th Floor
P. O. Box 83720
Boise, ID 83720-4800

RE: Ryals – Midvale 220, LLC (Sangha)
GP 12535-1

Dear Madam/Sir:

Please find enclosed a Notice of Change in Water Right Ownership executed by Ken Sangha, Trustee of the MASA Trust and Member of Midvale 220, LLC, the new owner of the land and associated water right 67-15088. Attached to the Notice is a copy of the recorded Warranty Deed along with a recorded Affidavit correcting the legal description (reference to the water right). Also included is an Assignment of Application of Permit signed by Steven Ryals, assignor and seller of the property associated with the Application (see attached deed). The firm's check in the amount of \$25.00 is enclosed for the fee associated with the Notice. We understand there is no fee for an Assignment of Application of Permit. If that understanding is incorrect, please advise.

Very Truly Yours,



Eric B. Nelson, Paralegal

EBN/abm
Enclosures
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