

RECEIVED

SEP 08 2014

WATER RESOURCES
WESTERN REGIONSTATE OF IDAHO
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.

	Water Right/Claim No.	Split?	Water Right/Claim No.	Split?	Water Right/Claim No.	Split?
PD	77-4045	Yes ☐		Yes ☐		Yes ☐
PD	77-14277	Yes ☐		Yes ☐		Yes ☐
PD	77-14302	Yes ☐		Yes ☐		Yes ☐
PD	77-4049	Yes ☐		Yes ☐		Yes ☐
		Yes ☐		Yes ☐		Yes ☐

2. Previous Owner's Name: Mackay Bar Corporation and Mackay Bar Ranch LLC (old)
Name of current water right holder/claimant

3. New Owner(s)/Claimant(s): Mackay Bar Ranch LLC (new) and Buck and Joni Dewey
New owner(s) as listed on the conveyance document Name connector ☒ and ☐ or ☐ and/or
- | | | | |
|----------------------------------|--------------------------------|-----------|--------------|
| <u>PO Box 340</u> | <u>Grangeville</u> | <u>ID</u> | <u>83530</u> |
| Mailing address | City | State | ZIP |
| <u>208-413-2109 208-983-2570</u> | <u>info@mackaybarranch.com</u> | | |
| 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: 1/1/2013
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] Member 07/28/2014
Signature of new owner/claimant Title, if applicable Date
- Signature: [Signature] Member 07/28/2014
Signature of new owner/claimant Title, if applicable Date

For IDWR Office Use Only:

Received by BB Date 9/8/14 Receipt No. W042498 Receipt Amt. 100.00
Approved by SL Processed by SL Date 1/28/15 Refund \$25

486863

Instrument # 486863

IDAHO COUNTY, IDAHO,

12-20-2012

04:29:12 No. of Pages: 7

Recorded for : ANGSTMAN JOHNSON

KATHY M. ACKERMAN

Fee: 28.00

Ex-Officio Recorder Deputy

RECORDING REQUESTED BY AND
WHEN RECORDED RETURN TO:Brian Webb
3649 Lakeharbor Lane
Boise, ID 83703

(Space Above For Recorder's Use)

QUITCLAIM DEED

For value received, **Don Betzold and Andrea Betzold and Mackay Bar Guest Ranch, Inc.**, an Idaho corporation ("Grantor"), does hereby convey, release, remise and quitclaim unto **Buck Dewey and Joni Dewey**, husband and wife, ("Grantee"), and its assigns, all right, title and interest which Grantor has in the following real property:

See attached legal description - Exhibit A.

TO HAVE AND TO HOLD the said property SUBJECT TO any and all existing easements, special uses, rights-of-way, reservations, restrictions and encumbrances of record or of knowledge, to any existing tenancies, to all zoning laws and ordinances, and to any state of facts an accurate survey or inspection of the premises would show.

ALSO SUBJECT TO:

- (1) All general and special real property taxes;
- (2) Any and all offers of dedication, conditions, restrictions, easements, fence line/boundary discrepancies, notes and/or provisions shown or disclosed by the filed or recorded map referred to in the legal description;
- (3) All existing patent reservations, easements, rights of way, covenants and other matters of record, all applicable zoning ordinances, building codes, laws and regulations, 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;
- (4) Any lien of a mechanic or materialman that is not of record, but pertaining to any work performed on or materials supplied to the Property; and
- (5) All other matters affecting title to the property approved or waived by Grantee in accordance with the Purchase and Sale Agreement between Grantor and Grantee, including any terms conveying the property "as is."

This conveyance shall not include any special use permits, conditional use permits, or National Forest permits. Further, Grantor reserves any and all rights to reject, cancel, deny or nullify, for any reason, any proposed easement or license offered, given, granted, hypothecated, or proposed by Grantee to any person or entity. Further, Grantor reserves the right to approve or reject, cancel, deny or nullify any votes cast by Grantee to the underlying homeowner's association.

QUITCLAIM DEED - PAGE 1

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IN WITNESS WHEREOF, the Grantor has executed this instrument on this 14th day of December, 2012.

Don Betzold

Donald E Betzold

Andrea Betzold

Andrea S Betzold

Mackay Bar Guest Ranch, Inc.

Donald E Betzold

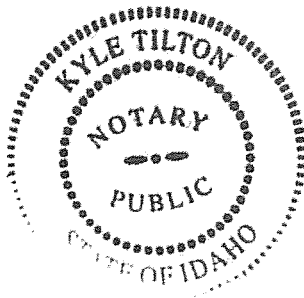
By: Donald Betzold

Its: President

STATE OF Idaho)
) ss.
County of Ada)

On this 14th day of December, 2012, before me, a notary public, personally appeared Don Betzold, known or identified to me to be the President of Mackay Bar Guest Ranch, Inc., the corporation that executed the foregoing instrument, and acknowledged to me that such company 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.



Kyle Tilton

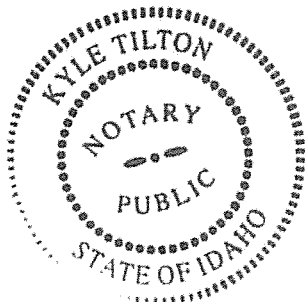
NOTARY PUBLIC

My Commission Expires 12/14/2016

STATE OF Idaho)
) ss.
County of Ada)

On this 14th day of December, 2012, before me, a notary public, personally appeared Don Betzold, known or identified to me to be the person that executed the foregoing instrument.

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



Kyle Tilton

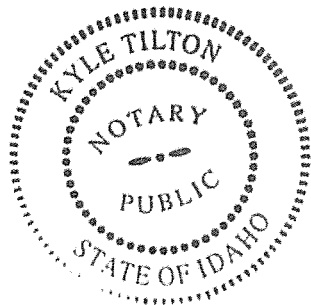
NOTARY PUBLIC

My Commission Expires 12/14/2016

STATE OF Idaho)
) ss.
County of Ada)

On this 14th day of December, 2012, before me, a notary public, personally appeared Andrea Betzold, known or identified to me to be the person that executed the foregoing instrument.

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



Kyle Tilton

NOTARY PUBLIC

My Commission Expires 12/14/2016

EXHIBIT "A"

Lots 1 and 2 in Tract No. 1, Mackay Bar Subdivision, Idaho County, Idaho, according to the recorded plat thereof.

AND

A parcel of land lying in approximately Section 32, unsurveyed Township 24 North, Range 8 East, Boise Meridian, Idaho County, Idaho, and being a portion of H.E.S. 537, also known as Salmon River Sportsman's Camps, Inc., Mackay Bar Subdivision, recorded as Instrument Number 204138, in Book 3 at Page 6, records of Idaho County, Idaho, said parcel being more particularly described as follows:

Commencing at a found Brass Cap marking Corner No. 1 of said H.E.S. No. 537, which is also Corner No. 2 of Tract 37, said corner also marking a point along the easterly meander line of the Salmon River and lying in approximate said Section 32, said Brass Cap bears S.68°49'31"W., 698.54 feet (formerly S.68°49'W., 698.94 feet) from a found Brass Cap marking Corner No.6 of said H.E.S. No. 537, said Brass Cap also bears S.06°56'44"W., 2172.52 feet from a found Brass Cap marking Corner No.2 of said H.E.S. No. 537, said Brass Cap also marking the REAL POINT OF BEGINNING;

Thence along the said easterly meander line of the Salmon River the following courses and distances: N.24°53'37"W., 319.93 feet (formerly N.25°06'W., 320.10 feet) to a point;

Thence N.11°21'04"E., 639.32 feet (formerly N.11°10'E., 638.22 feet) to a point;

Thence N.13°45'45"E., 745.86 feet (formerly N.13°35'E., 742.50 feet) to a point;

Thence N.08°33'19"E., 457.43 feet (formerly N.08°32'E., 456.72 feet) to a point;

Thence N.22°33'15"E., 67.97 feet (formerly N.22°02'E., 67.98 feet) to found Brass Cap marking said Corner No. 2 of H.E.S. No. 537;

Thence leaving the said easterly meander line of the Salmon River, S.83°46'30"E. (formerly S.83°51'E.) 285.21 feet to a set 1/4 inch iron pin;

Thence S.49°43'51"W., 139.62 feet to a set 1/2 inch iron pin;

Thence S.43°09'25"W., 85.35 feet to a set 1/2 inch iron pin;

Thence S.24°22'06"W., 284.75 feet to a set 1/2 inch iron pin;

Thence S.100°12'30"E., 101.21 feet to a set 1/2 inch iron pin;

Thence S.36°06'51"E., 153.52 feet to a set 1/2 inch iron pin lying along the northerly right of way of an existing 10 foot wide roadway easement, as recorded under Instrument Numbers 450842 and 450846, records of Idaho County, Idaho, and also marking a point of curve to the right;

Thence along said northerly right of way of the existing 10 foot wide roadway easement, the following courses and distances:

Along said curve to the right a distance of 100.00 feet, said curve having a delta of 28°48'44", a radius of 198.86 feet, tangents of 51.08 feet and a long chord of 98.95 feet which bears S.22°22'00"E., to a set 3/4 inch iron pin marking a point of reverse curve to the left;

Thence along said reverse curve to the left a distance of 193.02 feet, said curve having a delta of 15°13'03", a radius of 726.74 feet, tangents of 97.08 feet and a long chord of 192.45 feet which bears S.15°34'09"E., to a set 1/2 inch iron pin marking a point of reverse curve to the right;

Thence along said reverse curve to the right a distance of 60.96 feet, said curve having a

delta of $13^{\circ}01'47''$, a radius of 268.04 feet, tangents of 30.61 feet and a long chord of 60.82 feet which bears $8.16^{\circ}39'47''$ E., to a set $\frac{1}{2}$ inch iron pin marking the point of ending of said curve;

Thence $N.71^{\circ}45'29''$ E., 40.59 feet, leaving said northerly right of way of the existing 10 foot wide roadway easement to a set $\frac{1}{2}$ inch iron pin;

Thence $S..06^{\circ}39'40''$ W., 200.08 feet to a set $\frac{1}{2}$ inch iron pin lying along the said northerly right of way of the existing 10 foot wide roadway easement;

Thence along said northerly right of way of the existing 10 foot wide roadway easement, the following courses and distances:

$S.08^{\circ}32'01''$ W., 52.17 feet to a set $\frac{1}{2}$ inch iron pin marking a point of curve to the left;

Thence along said curve to the left a distance of 19.10 feet, said curve having a delta of $8^{\circ}33'37''$, a radius of 127.82 feet, tangents of 9.57 feet and a long chord of 19.08 feet which bears $8.04^{\circ}15'13''$ W., to the point of ending of said curve;

Thence $S..00^{\circ}04'40''$ E., 62.40 feet to a set $\frac{1}{2}$ inch iron pin marking a point of curve to the right;

Thence along said curve to the right a distance of 140.13 feet, said curve having a delta of $22^{\circ}54'53''$, a radius of 350.38 feet, tangents of 71.01 feet and a long chord of 139.20 feet which bears $8.11^{\circ}22'47''$ W. to a set $\frac{1}{2}$ inch iron pin marking the point of ending of said curve;

Thence $S..22^{\circ}50'13''$ W., 36.36 feet to a set $\frac{1}{2}$ inch iron pin marking a point of curve to the left;

Thence along said curve to the left a distance of 29.27 feet, said curve having a delta of $7^{\circ}49'52''$, a radius of 214.15 feet, tangents of 14.66 feet and a long chord of 29.25 feet which bears $8.18^{\circ}56'15''$ W. to a set $\frac{1}{2}$ inch iron pin marking the point of ending of said curve;

Thence $S..15^{\circ}00'21''$ W., 9.93 feet to a point;

Thence $S..10^{\circ}43'31''$ W., 7.75 feet to a set $\frac{1}{2}$ inch iron pin marking a point of curve to the right;

Thence along said curve to the right a distance of 40.51 feet, said curve having a delta of $6^{\circ}15'43''$, a radius of 370.63 feet, tangents of 20.27 feet and a long chord of 40.49 feet which bears $8.13^{\circ}51'22''$ W. to a set $\frac{1}{2}$ inch iron pin marking the point of ending of said curve;

Thence $S..16^{\circ}59'14''$ W., 33.42 feet to a set $\frac{1}{2}$ inch iron pin marking a point of curve to the right;

Thence along said curve to the right a distance of 80.90 feet, said curve having a delta of $17^{\circ}20'02''$, a radius of 267.41 feet, tangents of 40.76 feet and a long chord of 80.59 feet which bears $S..25^{\circ}39'15''$ W. to a set $\frac{1}{2}$ inch iron pin marking the point of ending of said curve;

Thence $S..34^{\circ}19'16''$ W., 26.23 feet to a set $\frac{1}{2}$ inch iron pin marking a point of curve to the left;

Thence along said curve to the left a distance of 97.88 feet, said curve having a delta of $15^{\circ}23'08''$, a radius of 364.52 feet, tangents of 49.24 feet and a long chord of 97.59 feet which bears $S.26^{\circ}37'42''$ W., to a set $\frac{1}{2}$ inch iron pin marking the point of ending of said curve;

Thence $S..18^{\circ}54'33''$ W., 63.84 feet to a set $\frac{1}{2}$ inch iron pin marking a point of curve to the left;

Thence along said curve to the left a distance of 38.19 feet, said curve having a delta of $17^{\circ}15'36''$, a radius of 126.78 feet, tangents of 19.24 feet and a long chord of 38.05 feet which bears $8.10^{\circ}16'44''$ W. to a set $\frac{1}{2}$ inch iron pin marking the point of ending of said curve;

Thence $S.01^{\circ}38'56''$ W. 10.67 feet to a set $\frac{1}{2}$ inch iron pin marking a point of curve to the right;

Thence along said curve to the right a distance of 71.07 feet, said curve having a delta of $25^{\circ}36'18''$, a radius of 159.02 feet, tangents of 36.14 feet and a long chord of 70.48 feet which bears $S..14^{\circ}27'05''W.$ to a set $\frac{1}{2}$ inch iron pin marking the point of ending of said curve;

Thence $S.27^{\circ}15'14''W.$, 46.58 feet to a set $\frac{1}{2}$ inch iron pin marking a point of curve to the right;

Thence along said curve to the right a distance of 17.47 feet, said curve having a delta of $7^{\circ}54'27''$, a radius of 126.61 feet, tangents of 8.75 feet and a long chord of 17.46 feet which bears $S.31^{\circ}12'28''W.$ to a set $\frac{1}{2}$ inch iron pin marking the point of ending of said curve;

Thence $S..70^{\circ}58'07''E.$, 60.11 feet to a found Brass Cap marking Corner No.

1 of said Tract 37; Thence $S..68^{\circ}49'31''W.$ (formerly $8.68^{\circ}49'W.$) 320.00 feet to the POINT OF BEGINNING.

LESS a parcel of land being all of Lots 1 through Lot 22, in Tract 1 of Salmon River Sportsman's Camps, Inc. Mackay Bar Subdivision (known as the Mackay Bar Subdivision), according to the recorded plat thereof, recorded as Instrument Number 204138, in Book 3 of Plats at Page 6, records of Idaho County, Idaho and lying in approximate Section 32, unsurveyed Township 24 North, Range 8 East, Boise Meridian, said parcel being more particularly described as follows:

Commencing at a found Brass Cap marking Corner No. 1 of H.E.S. No. 537 which is also Corner No. 2 of Tract 37, both lying in approximate Section 32, unsurveyed Township 24 North, Range 8 East, Boise Meridian, said Brass Cap bears $S.68^{\circ}49'31''W.$, 698.54 feet (former $S.68^{\circ}49'W.$ 698.94 feet) from a found Brass Cap marking Corner No. 6 of said H.E.S. No. 537, said Brass Cap also bears $S.06^{\circ}56'44''W.$, 2172.52 feet from a found Brass Cap marking Corner No.2 of said H.E.S. No. 537;

Thence $N.68^{\circ}49'31''E$ (formerly $N.68^{\circ}49'E.$) 320.00 feet to a found Brass Cap marking Corner No. 1 of said Tract 37;

Thence $N.70^{\circ}58'07''W.$ 92.59 feet to a found $\frac{1}{2}$ inch iron pin marking the SE Corner of said Lot 1, Salmon River Sportsman's Camps Inc. (known as the Mackay Bar Subdivision) said pin also marking the REAL POINT OF BEGINNING;

Thence $N.68^{\circ}13'24''W.$, 59.94 feet along the southerly boundary of said Lot 1, to a found $\frac{1}{2}$ inch iron pin marking the SW Corner of said Lot 1;

Thence along the westerly boundary of said Lots 1 through 22, the following courses and distances: $N.21^{\circ}45'48''E.$, 359.84 feet to a found $\frac{1}{2}$ inch iron pin marking the SW Corner of said Lot 7;

Thence $N.14^{\circ}05'38''E.$, 473.16 feet to a set $\frac{1}{2}$ inch iron pin marking the SW Corner of said Lot 15;

Thence $N.09^{\circ}32'25''W.$, 480.00 feet to a found $\frac{1}{2}$ inch iron pin marking the NW Corner of said Lot 22; Thence leaving the said westerly boundary of Lots 1 through 22, Salmon River Sportsman's Camps, Inc. Mackay Bar Subdivision (known as the Mackay Bar Subdivision), $N.80^{\circ}29'12''E.$, 60.00 feet along the

northerly boundary of said Lot 22, to a found ½ inch iron pin marking the NE Corner of said Lot 22;

Thence along the easterly boundary of said Lots 1 through 22, the following courses and distances: S.09°32'25"E., 479.80 feet to a found ½ inch iron pin marking the SE Corner of said Lot 15;

Thence S.13°35'11"W., 505.23 feet to a found ½ inch iron pin marking the SE Corner of said Lot 7;

Thence S.21°45'22"W., 360.00 feet to the POINT OF BEGINNING.

AND

Township 24 North, Range 8 East, Boise Meridian, Idaho County, Idaho, Section 32 (unsurveyed): Tract No. 37, shown on a Record of Survey, S-885 recorded February 7, 1994 as Instrument Number 372750, more particularly described as follows:

BEGINNING at Corner No.1 of Tract 37;

Thence S.68°46'W., 4.84 chains to Corner No. 2;

Thence N.74°11'W., 0.87 chains to Corner No.3;

Thence along the Easterly meander line of the Salmon River the following courses and distances:

S.15°49'W, 1.92 chains; S.00°20'W., 2.74 chains;

S.44°31'W., 2.90 chains to Corner No.4;

S.82°45'E., 11.35 chains to Corner No.5;

Thence leaving the said Easterly meander line of the Salmon River N.19°12'W., 10.16 chains to Corner No.1, the PLACE OF BEGINNING.

