

RECEIVED

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

DEC 31 2014

Notice of Change in Water Right Ownership

WATER RESOURCES
WESTERN REGION

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?
67-458B	Yes ☐		Yes ☐		Yes ☐
67-4273	Yes ☐		Yes ☐		Yes ☐
67-4276	Yes ☐		Yes ☐		Yes ☐
67-14802	Yes ☐		Yes ☐		Yes ☐
67-14804	Yes ☐		Yes ☐		Yes ☐

2. Previous Owner's Name: Ethel J. Pearson and Robin L. Thorsen
Name of current water right holder/claimant

3. New Owner(s)/Claimant(s): Salubria Valley Properties, LLC
Name of each new owner as listed on the conveyance document

New owner continued Name connector ☐ and ☐ or ☐ and/or
5500 W. Old School Lane
Mailing address
Meridian ID 83656-5047
City State ZIP
208-447-9395 jrs@commercialtire.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: December 24, 2014

6. 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.

SUPPORT DATA

IN FILE # 67-458B

7. Signature: [Signature] Manager 12-22-14
Signature of new owner/claimant Title, if applicable Date

Signature: _____ Title, if applicable _____ Date _____
Signature of new owner/claimant

For IDWR Office Use Only:

Received by CS Date 12/31/14 Receipt No. W042713 Receipt Amt. \$125⁰⁰
Approved by RF Processed by CS Date 01/09/15

WARRANTY DEED

COPY

For Value Received, ETHEL J. PEARSON aka ETHEL PEARSON, a single person and ROBIN L. THORSEN aka ROBIN THORSEN, a single person

the grantors do hereby grant, bargain, sell and convey unto
SALUBRIA VALLEY PROPERTIES, LLC, an Idaho limited liability company

the grantee, whose current address is 5500 W. Old School Lane, Meridian, ID 83646-5047

the following described premises, in Adams County, Idaho, to-wit:

SEE ATTACHED EXHIBIT 'A' MADE A PART HEREOF

TOGETHER WITH C Ben Ross Water as follows: 43 benefitted acres/RP14N01W045201; 12 benefitted acres and 4 acres subrights/RP14N01W050002; 9 benefitted acres/RP14N01W090830

TOGETHER WITH Little Weiser Irrigation District as follows: 28 acres/RP14N01W045201; 9 acres RP14N01W090830

TO HAVE AND TO HOLD THE said premises, with their appurtenances unto the said Grantee, its heirs and assigns forever. And the said Grantors do hereby covenant to and with the said Grantee, that they are the owners in fee simple of said premises; that they are free from all encumbrances excepting for all easements of record, rights of way, matters visible, and all matters of record and title and that they will warrant and defend the same from all lawful claims whatsoever.

Date: December 1, 2014

Ethel J. Pearson
ETHEL J. PEARSON aka ETHEL PEARSON

Robin L. Thorsen
ROBIN L. THORSEN aka ROBIN THORSEN, BY: ETHEL J. PEARSON,
Her Attorney-In-Fact

Instrument # 127643

COUNCIL, ADAMS, IDAHO

12-24-2014 03:09:59 PM No. of Pages: 4

Recorded for : TIMBERLINE TITLE & ESCROW

SHERRY WARD

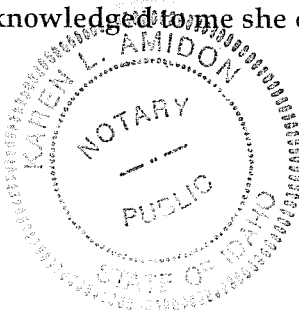
Ex-Officio Recorder Deputy

Index to: DEED

Fee: 19.00

STATE OF Idaho)
COUNTY OF Adams) : ss

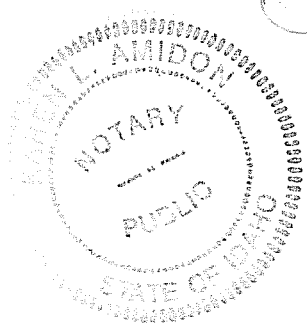
On this 1st day of December, in the year of 2014, before me, a Notary Public in and for said State, personally appeared ETHEL J. PEARSON known or identified to me to be the person(s) whose name(s) is/are subscribed to the within instrument, and acknowledged to me she executed the same.



Karen L. Amidon
Notary Public
Residing at: Cambridge, SD
Commission expires: 6-26-2015

STATE OF Idaho,
COUNTY OF Adams : ss

On this 30th day of December, in the year of 2014, before me, a Notary Public in and for said State, personally appeared ETHEL J. PEARSON known or identified to me to be the person(s) whose name(s) is/are subscribed to the within instrument as attorney-in-fact of ROBIN L. THORSEN aka ROBIN THORSEN, and acknowledged to me that she subscribed the name of ROBIN L. THORSEN aka ROBIN THORSEN thereto as principal and her own name as attorney-in-fact.



Karen L. Amidon
Notary Public
Residing at: Cambridge, ID
Commission expires: 6-26-2015

#14-1306

EXHIBIT 'A'

Township 14 North, Range 1 West, Boise Meridian, Adams County, Idaho
Section 4: N1/2SW1/4NW1/4, S1/2SW1/4 and all that part of the
NE1/4SW1/4 and SW1/4SE1/4 lying South and West of the thread of the
Little Weiser River, the thread being more particularly described as
follows:

Beginning at a point on the West line of the NE1/4SW1/4 of said
Section 4, from which the SW 1/16 corner bears South 00°10'01" East
637.9 feet;

Thence South 61°04' East 211.9 feet;
Thence North 74°26' East 216.4 feet;
Thence South 80°05' East 187.4 feet;
Thence South 72°29' East 150.6 feet;
Thence South 85°15' East 96.5 feet;
Thence South 06°20' West 74.2 feet;
Thence South 39°47' West 137.6 feet;
Thence South 09°36' East 79.0 feet;
Thence South 67°47' East 119.6 feet;
Thence South 87°22' East 85.0 feet;
Thence North 66°08' East 66.5 feet;
Thence South 74°49' East 347.0 feet;
Thence South 74°49' East 116.0 feet;
Thence South 80°45' East 143.7 feet;
Thence South 31°00' East 88.9 feet;
Thence South 09°00' East 138.9 feet;
Thence South 33°02' West 314.1 feet;
Thence South 50°50' East 106.2 feet;
Thence North 67°29' East 45.5 feet;
Thence North 33°30' East 51.6 feet;
Thence South 48°04' East 89.8 feet;
Thence South 06°03' East 92.2 feet;
Thence North 82°16' West 45.3 feet;
Thence South 19°35' West 40.0 feet;
Thence South 37°53' East 65.3 feet;
Thence South 63°03' East 284.4 feet;
Thence South 23°32' East 66.6 feet;
Thence South 16°10' West 111.7 feet;
Thence South 34°46' West 164.8 feet;
Thence South 60°39' West 76.6 feet;
Thence South 19°18' West 85.7 feet;
Thence South 09°58' East 132.9 feet to a point on the South line of
said Section 4, and the POINT OF ENDING from which the 1/4 corner
common to Sections 4 and 9 bears South 89°42'48" West 441.9 feet, more
or less.

Section 5: Lot 1 aka the NE1/4NE1/4, SE1/4NE1/4, N1/2SE1/4,
S1/2SE1/4 and all that part of the SE1/4SW1/4 lying Southeasterly of
the existing boundary line running diagonally in a Southwesterly
direction from the NE corner of the SE1/4SW1/4 of Section 5 toward the
SW corner of the NW1/4 of Section 8. Said line is depicted on that
certain Record of Survey Instr. No. 115486, records of Adams County,
Idaho.

CONTINUED

Section 8: SE1/4SE1/4, E1/2SW1/4SE1/4, N1/2NE1/4, S1/2NE1/4, SE1/4NW1/4, SW1/4SW1/4, E1/2SW1/4, W1/2SW1/4SE1/4, N1/2SE1/4, and all that part of the NW1/4NW1/4 and the NE1/4NW1/4 lying Southeasterly of the boundary fence above described and depicted in that certain Record of Survey recorded as Instr. No. 115486, records of Adams County, Idaho.

EXCEPTING THEREFROM the County Road right-of-way as set forth in deed recorded October 1, 1911 in Book 2 Deeds page 129.

Section 9: W1/2 and the W1/2E1/2, Excepting all that part of the W1/2E1/2 lying east of the thread of the Little Weiser River, the thread being more particularly described as follows:

Beginning at a point on the line common to said Sections 9 and 4, from which the common 1/4 corner of said Sections bears South 89°42'48" West 441.9 feet, more or less;

Thence South 31°11' East 459.5 feet;

Thence South 06°34' West 132.2 feet;

Thence South 43°00' West 99.3 feet;

Thence South 06°49' West 90.2 feet;

Thence South 40°14' East 40.1 feet;

Thence North 87°03' East 137.8 feet;

Thence South 73°16' East 48.4 feet;

Thence South 47°44' East 156.4 feet;

Thence South 70°18' East 122.2 feet;

Thence North 70°47' East 59.4 feet;

Thence North 33°57' East 62.0 feet;

Thence South 58°27' East 71.9 feet;

Thence South 31°33' East 66.4 feet;

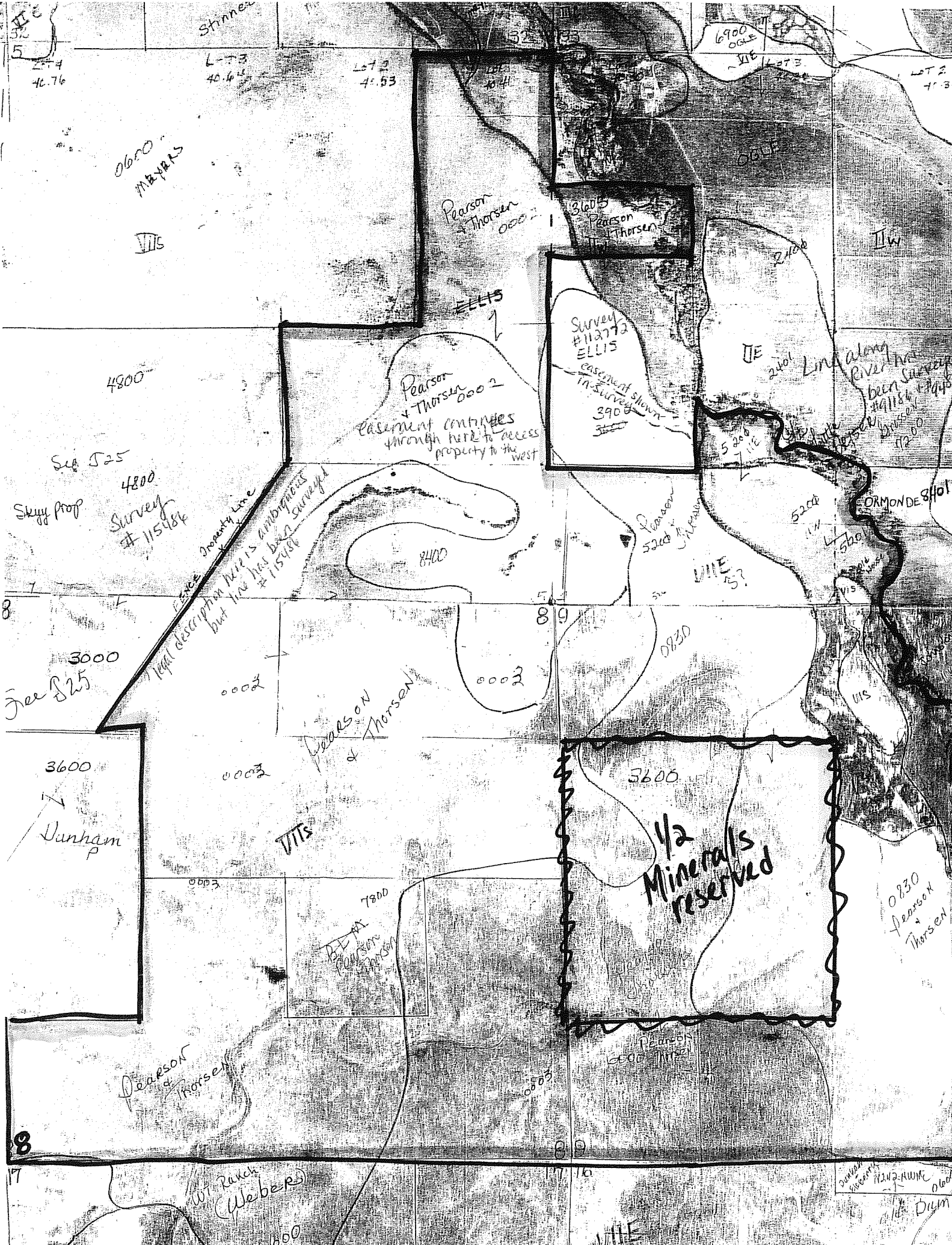
Thence South 02°17' West 301.5 feet;

Thence South 14°31' East 127.2 feet;

Thence South 17°09' West 133.7 feet;

Thence South 21°57' East 53.7 feet;

Thence South 86°36' East 107.1 feet to a point on the East line of the W1/2E1/2 of said Section 9 (East line of the SW1/4NE1/4 and the POINT OF ENDING from which the Center-East 1/16 corner bears South 00°04'54" West 1138.2 feet, more or less.



Stinner

L-73
40.4

L-72
41.53

40.41

6900
OGLE
~VII

LOT 2
11.3

0600
MAYERS

VII

Pearson
& Thorsen
0002

3600
Pearson
& Thorsen

OGLE

II

ELLIS

Survey #112772
ELLIS
easement shown
in Survey
3900

2400
IE

Line along
River has
been surveyed
#11186 & #11415
Dunham
1200

4800

See S25

4800

Skiff Prop

Survey
#115486

Legal description here is ambiguous
but has been surveyed
#115486

Pearson
& Thorsen
0002
Easement continues
through here to access
property to the west

8400

Pearson
5200

5200

ORMONDE 8401

See S25
3000

0002

Pearson
& Thorsen

0002

3600

Dunham
P

0003

VTS

7800

Pearson
& Thorsen

3600

1/2 Minerals
reserved

0830
Pearson
& Thorsen

Pearson
& Thorsen

Pearson
0000 Thorsen

0003

W. Ranch
(Weber)

Dunham
1200
Dunham