

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

RECEIVED

FEB 28 2014

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.

Water Right/Claim No.	Split?	Water Right/Claim No.	Split?	Water Right/Claim No.	Split?
13-7863	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐

2. Previous Owner's Name: Cindy L. Fellows
Name of current water right holder/claimant

3. New Owner(s)/Claimant(s): Silver Coin Dairy, LLC
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or ☐ and/or

Mailing address Preston Idaho 83263
City State ZIP

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: April 4, 1983

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: Cindy L. Fellows Owner 2-15-2014
Signature of new owner/claimant Title, if applicable Date

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

For IDWR Office Use Only:

Received by [Signature] Date 2/28/14 Receipt No. E039579 Receipt Amt. \$25.-
Approved by [Signature] Processed by [Signature] Date 3/12/2014

260978

Recorded at the request of
Lewiston State Bank
Time 10:27A Amount \$ 10.00

MAR 10 2014

SHAUNA T. GEDDES, RECORDER
By [Signature] Deputy
Franklin County, Idaho

WARRANTY DEED

For Value Received CINDY L. FELLOWS the Grantor, does hereby grant, bargain, sell and convey unto SILVER COIN DAIRY, LLC, CRAIG B. CAMPBELL, MEMBER whose address is 386 NORTH 2200 WEST, PRESTON, ID 83263, the Grantee, the following described Water Right located in Franklin County, Idaho, to-wit:

WATER RIGHT NO. 13-7863, STATE OF IDAHO,
DEPARTMENT OF WATER RESOURCES

TO HAVE AND TO HOLD the said Water Right, with the appurtenances unto the said Grantee, its heirs and assigns forever. And the said Grantor does hereby covenant to and with the said Grantee, that she is the owner in fee simple of said Water Right No. 13-7863; that said Water Right is free from all encumbrances and that she will warrant and defend the same from all lawful claims whatsoever.

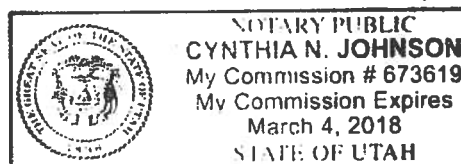
DATED: MARCH 10, 2014

Cindy L. Fellows
CINDY L. FELLOWS

STATE OF UTAH)
 : ss.
COUNTY OF CACHE)

On this 10th day of March, 2014, before me a Notary Public in and for said state personally appeared CINDY L. FELLOWS, known or identified to me to be the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same.

[Signature]
Notary Public



PURCHASE AGREEMENT AND OPTION

2 January 2014

Cindy L. Fellows Family trust herein referred to as the seller and Craig B. Campbell here in referred to as the buyer agree as follows:

The seller agrees to sell and convey to the buyer .73 cfs of water right in the five mile creek found under license number 13-7863 for \$50,000.00 in cash . Seller agrees to prepare all transfer documents for the transfer of the water right.

The Buyer is granted the option to purchase this water until February 15, 2014 at which date the option will expire if not executed. If the option is not picked up by February 15, 2014 the sellers are free to sell to another party with no obligation to the buyer.

Cindy L. Fellows Family Trust
William Easton Fellows ; Trustee
Seller

William E. Fellows

Craig B. Campbell
Craig B. Campbell
Buyer

260855
12

Recorded at the request of
Lewiston State Bank
Time 1:46pm Amount \$ 13.00

FEB 21 2014

When recorded return to:
Lewiston State Bank
P.O. Box 32
Lewiston, UT 84320

SHAUNA T. GEDDES, RECORDER
By Kristen L. Sedore Deputy
Franklin County, Idaho

WATER RIGHTS TRUST DEED

THIS WATER RIGHTS TRUST DEED is made this 21st day of February, 2014 between SILVER COIN DAIRY, LLC whose address is 386 North 2200 West, Preston, ID 83263 and LEWISTON STATE BANK, as Trustee and Beneficiary.

Trustor hereby CONVEYS AND WARRANTS TO TRUSTEE IN TRUST, WITH POWER OF SALE, those water rights situated in Franklin County, Idaho, and described as:

IDAHO WATER RIGHT NO. 13-7863 OF .73 CFS/127.4 AFA OF WATER RIGHT IN THE FIVE MILE CREEK IN THE BEAR RIVER, IDAHO STATE DIVISION OF WATER RIGHTS.

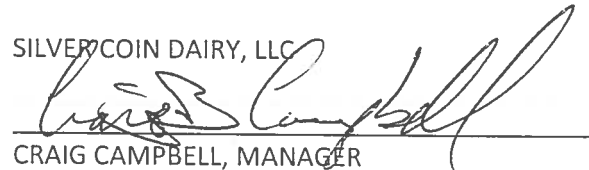
Together with all wells and well sites, well bores, pumps and pump houses, ditches and canals, waterlines, sprinklers, equipment, rights of way, easements, and appurtenances thereunto now or hereafter used or enjoyed with said water rights, or any part thereof (the "Water Rights");

FOR THE PURPOSE OF SECURING (1) payment of the indebtedness represented by a certain Promissory Note in the original principal amount of \$50,000.00, of even date with this Trust Deed, plus payment of any sums expended or advanced by holder of the Promissory Note from CRAIG B. CAMPBELL AND SUZANNE M. CAMPBELL, to protect the security hereof; and (2) the performance of all obligations under the Promissory Note, this Trust Deed and related documents.

Trustor agrees to pay any and all taxes and assessments of the Water Rights, to beneficially use the Water Rights so as to prevent abandonment or forfeiture for non-use, not to commit waste, to maintain the diversion works and equipment in good order and repair, to pay all costs and expenses of collection (including Trustee's and attorneys' fees in event of a default) and to pay reasonable Trustee's fees for any of the services performed by Trustee hereunder, including a reconveyance hereof.

The undersigned Trustor requests that a copy of any Notice of Default and or any notice of sale hereunder be mailed to him at the address hereinbefore set forth.

SILVER COIN DAIRY, LLC


CRAIG CAMPBELL, MANAGER

260855

2-2

STATE OF UTAH)
 : ss.
COUNTY OF CACHE)

On this 21st day of February, 2014, personally appeared before me CRAIG CAMPBELL, being by me duly sworn, did say that he is the MANAGER OF SILVER COIN DAIRY, LLC, that said instrument was signed in behalf of said company by authority of corporate documents, and said CRAIG CAMPBELL acknowledged to me that said company executed the same.



NOTARY PUBLIC



Property Description: (Location, use and physical characteristics) The subject property are water rights diverted from the Five Mile Creek which is a tributary of the Bear River. The current use of the water is for irrigation of 36.4 acres of agricultural land located in Franklin County, Idaho. The rights are identified as State of Idaho Water Right #13-7863. The total diversion is .73 CFS from April 1 to November 1 for approximately 127.4 acre feet. This amount is approximately 3.5 acre feet per acre for a total of 36.4 acres. The water is diverted from the creek and applied to the land by sprinkler irrigation.

Land Use	Deeded Acres	Unit Type	Unit Size	
Water Right		Ac. Ft.	127.40	(0.0%)
				(0.0%)
				(0.0%)
				(0.0%)
				(0.0%)
				(0.0%)
				(0.0%)
				(0.0%)
				(0.0%)
				(100.0%)
				(0.0%)
Total Deeded Acres	0.00	Total Units	127.40	(100 %)

Subject Description:

	Above Avg.	Avg.	Below Avg.	N/A
Location		X		
Legal Access				X
Physical Access		X		
Contiguity				X
Shape/Ease Mgt.				X
Adequacy Utilities				X
Services				X
Rentability		X		
Compatibility		X		
Market Appeal		X		
FEMA Zone/Date	N/A			
Building Location				

Comments**Land Improvements:**

	Above Avg.	Avg.	Below Avg.	N/A
Domestic Water				X
Livestock Water		X		
Interior Roads				X
Drainage				X

Water Rights: ☐ No ☒ Yes ☐ Supplement Attached
Mineral Rights: ☒ No ☐ Yes ☐ Supplement Attached
Comments: Water right 13-7863 - .73 cfs for 36.4 acres for irrigation.

Topography:

	Level	Un- dulat- ing	Roll- ing	Slop- ing
Water Right				
Overall Topography	X			

Soils Description: N/A

Soil Quality/Production: ☐ Above Avg. ☒ Avg. ☐ Below Avg. ☐ N/A ☐ Supplement Attached

Climatic: N/A " Annual Precipitation N/A ' to N/A ' Elevation N/A Frost-Free Days
Utilities: N/A Water N/A Electric N/A Sewer N/A Gas N/A Telephone
Distance To: N/A Schools N/A Hospital N/A Markets N/A Major Hwy. N/A Service Center
Easements/Encroachments: (Conservation, Utility, Preservation, etc.) No known adverse easement or encroachments noted.
Hazards and Detriments: No known adverse hazards or detriments noted.

Map Addendum

Topography Map

