

Rushing, Emalee

From: Rushing, Emalee
Sent: Tuesday, November 30, 2010 3:31 PM
To: 'Susie Jewell'
Subject: RE: River Ridge HOA

Susie,

I have pasted your questions into my response and have tried to address each question. If you have further questions, please feel free to call or email.

1. We have been granted an extension to complete the name change process until March 1, 2011.

Yes

2. We will request all current owners of the 19 parcels in River Ridge Sub-division to sign the transfer letter (to be defined), not just the pre or post August 2005 purchased parcels?

Yes, please have each current tax lot holder(s) assign their interest in the water right to the HOA. We will also need a copy of the warranty deed which conveyed the property to them so we can verify they have the authority to convey the water right. If there is more than one owner of a tax lot, each person will need to sign the document. If their conveyance document is a quit claim, we will need a chain of title back to Alva B. McConnel and Coline McConnel,

3. Even if all current homeowners do not sign, we can still get water right #65-10463A into River Ridge HOA name?

Yes. See answer after next question.

4. If there are any homeowners that do not want to sign, the water right permit will be split, with the parcels with owners that don't wish to sign, remaining under the old name?

If you cannot get each tax lot holder to convey their interest in the water right, the water right would need to be split. The water right would be split proportionately. It is \$100 per split and the HOA would have to pay an additional \$75. The remaining portion of the water right would stay in the name of Alva & Coline McConnel. Each tax lot holder would be required to file their own Notice of Change in Water Right Ownership and would have to pay the \$100 fee to split the water right. Also, if there is a change in the point of diversion, this would require the filing of a Transfer which is a more complicated process than the ownership change process. Please note that the source of water is the Payette River, and cannot be changed to a groundwater (well) source.

Thank you,
Emalee
287-4952

From: Susie Jewell [<mailto:sjewell4@gmail.com>]
Sent: Monday, November 29, 2010 2:20 PM
To: Rushing, Emalee
Subject: River Ridge HOA

----- Forwarded message -----

From: **Susie Jewell** <sjewell4@gmail.com>