

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

Notice of Change in Water Right Ownership

RECEIVED
DEC 12 2011
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?
PD 63-29731	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐
	Yes ☐		Yes ☐		Yes ☐

2. Previous Owner's Name: Ann Little Roberts and Douglas D. Roberts
Name of current water right holder/claimant

3. New Owner(s)/Claimant(s): Tyler E. Clark
Name of each new owner as listed on the conveyance document

New owner continued Name connector ☐ and ☐ or ☐ and/or
12483 Moss Lane
Mailing address
Caldwell Idaho 83651
City State ZIP
208-761-4506 tc580z@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: August 11, 2011

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.

7. Signature: [Signature] Owner 12/8/2011
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 [Signature] Date 12-12-11 Receipt No. W039800 Receipt Amt. 25.00
Approved by _____ Processed by [Signature] Date 12-13-11

2011032022

RECORDED

2011 Aug 11 PM 4 54

CHRIS YAMAMOTO

CANYON CNTY RECORDER

BY M. Brown

Requestor TitleOne Boise

Type DEED

Fee \$16.00

ELECTRONICALLY RECORDED BY SIMPLIFILE

Recording Requested by:

When recorded mail to:

Tyler E. Clark
1041 Steeple View Dr.
Eagle, ID 83616

ELECTRONICALLY RECORDED
STAMPED FIRST PAGE NOW
INCORPORATED AS PART OF
THE ORIGINAL DOCUMENT.

WARRANTY DEED

FOR VALUABLE CONSIDERATION in hand paid, the receipt of which is hereby acknowledged, **DAKOTA CROSSING INVESTMENTS, LLC**, an Idaho limited liability company, the **GRANTOR**, does by these presents hereby grant, bargain, sell, CONVEY AND WARRANT unto **TYLER E. CLARK**, a single man, having a mailing address of 12483 W. Moss Lane, Nampa, Idaho 83651, the **GRANTEE**, all that certain tract, lot, piece, and parcel of land (hereinafter referred as the "PREMISES") situated in the County of Canyon, State of Idaho, which is more particularly described as follows:

See Exhibit "A" which is attached hereto and by this reference incorporated herein.

GRANTOR does hereby covenant to and with said GRANTEE, that GRANTOR is the owner in fee simple of said PREMISES; that said PREMISES are free and clear from all encumbrances, EXCEPT those to which this conveyance is expressly made subject and those made, suffered or done by GRANTEE; and that GRANTOR will forever warrant and defend the quite and peaceable possession of said PREMISES by GRANTEE, their heirs successors and assigns against all lawful claims whatsoever.

SUBJECT TO:

1. All reservations, restrictions, dedications, easements, rights of way and agreements as appear of record or by use upon the PREMISES, including, but not limited to, the development agreement recorded in the office of the County Recorder of Canyon County, Idaho as Instrument Number 2007025033.
2. General taxes and assessments for the current year which constitute a lien but which are not yet due and payable.

TOGETHER, with all and singular, the tenements, hereditaments, and appurtenances thereto belonging, or in anywise appertaining and the reversion and the reversions, remainder and remainders, rents, issues, and profits thereof.

WARRANTY DEED

Page 1

Acquiring deed
Recorded
8-11-2011

Recording Requested by:

When recorded mail to:

Tyler E. Clark
1041 Steeple View Dr.
Eagle, ID 83616

ELECTRONICALLY RECORDED
STAMPED FIRST PAGE NOW
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THE ORIGINAL DOCUMENT.

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SUBJECT TO:

1. All reservations, restrictions, dedications, easements, rights of way and agreements as appear of record or by use upon the PREMISES, including, but not limited to, the development agreement recorded in the office of the County Recorder of Canyon County, Idaho as Instrument Number 2007025033.
2. General taxes and assessments for the current year which constitute a lien but which are not yet due and payable.

TOGETHER, with all and singular, the tenements, hereditaments, and appurtenances thereto belonging, or in anywise appertaining and the reversion and the reversions, remainder and remainders, rents, issues, and profits thereof.

TO HAVE AND TO HOLD the said PREMISES, with its appurtenances unto the said GRANTEE, their heirs and assigns forever.

IN WITNESS WHEREOF, the GRANTOR has caused these presents to be signed by a duly authorized officer of the GRANTOR on the date set forth below.

GRANTOR:

DAKOTA CROSSING INVESTMENTS, LLC

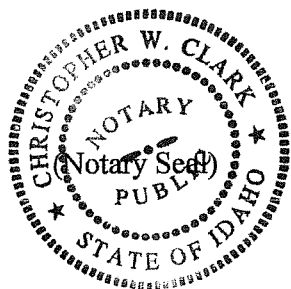
By: Linda L. Yanke
Linda L. Yanke, Manager

Dated: August 11, 2011

STATE OF IDAHO)
)ss
COUNTY OF ADA)

On this 11th day of August, 2011, before me, the undersigned Notary Public for the state of Idaho, personally appeared **Linda L. Yanke**, Manager of **DAKOTA CROSSING INVESTMENTS, LLC**, an Idaho limited liability company, the entity which executed the foregoing document, known to me or identified to me to be the persons whose name is subscribed to the foregoing, and acknowledged to me that he executed the same for and on behalf of the limited liability company and in its name.

IN WITNESS WHEREOF, I have hereunto set my hand and seal the day and year first above written.



Christopher W. Clark
Notary Public for the State of Idaho

Residing at Sagle, Idaho

My Commission Expires: 7-1-2014

Exhibit "A"

A portion of the Southwest Quarter and the Southeast Quarter of Section 12, Township 3 North, Range 3 West, Boise Meridian, Canyon County, Idaho, and more particularly described as follows:

BEGINNING at an iron pipe marking the Northwest corner of the Southeast Quarter of Section 12, Township 3 North, Range 3 West, Boise Meridian, Canyon County, Idaho, said iron pipe being the REAL POINT OF BEGINNING; thence along the Northerly boundary of the said Southeast Quarter of Section 12,

North 89°24'31" East a distance of 96.40 feet to a PK nail; thence leaving said Northerly boundary

South 00°09'34" East a distance of 256.59 feet to an iron pin; thence

South 89°46'09" West a distance of 99.21 feet to an iron pin on the Westerly boundary of the said Southeast Quarter of Section 12; thence along said Westerly boundary

South 00°28'07" West a distance of 254.50 feet to an iron pin; thence leaving said Westerly boundary

South 89°24'31" West a distance of 389 feet to an iron pin; thence

North 05°58'51" West a distance of 482.54 feet to an iron pin; thence

North 89°24'27" East a distance of 443.21 feet to an iron pin; thence

North 00°28'07" East a distance of 30 feet to the POINT OF BEGINNING.

2011041267

RECORDED

2011 OCT 19 PM 2 04

CHRIS VANADOTE
CANYON COUNTY RECORDER

BY

CLERK CALDWELL CITY OF

TYPE 100d pgs 0

CORRECTED WARRANTY DEED

TYLER E. CLARK, a single man, GRANTOR, of 12483 W. Moss Lane, Nampa, Canyon County, Idaho, hereby CONVEYS, GRANTS and WARRANTS to the City of Caldwell, Idaho, an Idaho municipal corporation, GRANTEE, whose current address is 411 Blaine Street, Caldwell, Canyon County, Idaho, for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the following described tract of land in Canyon County, Idaho:

See Exhibit "A" and Exhibit "B," comprised of one (1) page each, attached hereto and made a part hereof by this reference.

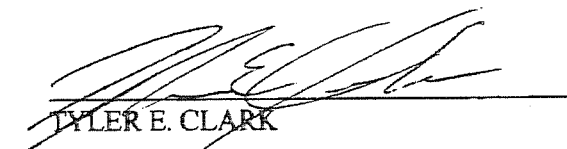
TO HAVE AND TO HOLD the said premises, with their appurtenances, unto the said Grantee, its heirs and assigns forever, EXCEPTING THEREFROM any water rights associated with the above described property, which water rights are expressly excluded from this conveyance. The said Grantor does hereby covenant to and with the said Grantee, that they are the owner in fee simple of said premises; that said premises are free from all encumbrances; except for general taxes and assessments for the year 2011 and subsequent years, covenants, conditions, restrictions and easements of record; and that they will warrant and defend the same from all lawful claims whatsoever.

THIS DEED IS RECORDED TO CORRECT THAT CERTAIN WARRANTY DEED, DATED SEPTEMBER 1, 2011, AND RECORDED IN THE OFFICE OF THE CANYON COUNTY RECORDER ON SEPTEMBER 23, 2011, AS INSTRUMENT NUMBER 2011037778, WHICH WARRANTY DEED INADVERTENTLY CONVEYED APPURTENANT WATER RIGHTS THAT WERE INTENDED TO HAVE BEEN RESERVED.

WITNESS the hand of said Grantor this 12th day of October, 2011.

Deed of Roadway
segment to
City of Caldwell
Recorded
10-19-2011

Deeded w/o water
rights

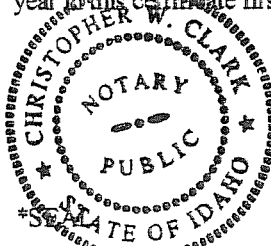

TYLER E. CLARK
--Grantor--

D-1045-11(A)
Corrected Deed

STATE OF IDAHO)
)ss.
County of Canyon)

On this 12th day of October, 2011, before me, the undersigned, a Notary Public in and for said State, personally appeared TYLER E. CLARK, known to me to be the person whose name is subscribed to the within and foregoing instrument, and acknowledged to me that he 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.

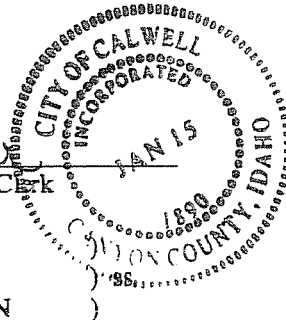


Christopher W. Clark
NOTARY PUBLIC FOR IDAHO
Residence: Eagle, ID
My Commission Expires: 7-1-2014

Correction acknowledged and accepted by Grantee, City of Caldwell, this 17th day of October, 2011.

ATTESTED:

Debbie Geyer
BY: Debbie Geyer, City Clerk



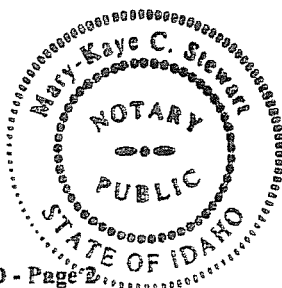
CITY OF CALDWELL, Grantee

Garret R. Nancolas
By: GARRET NANCOLAS
Its: Mayor

STATE OF IDAHO)
COUNTY OF CANYON)

On this 17 day of October, 2011, before me the undersigned, a Notary Public in and for said State personally appeared GARRET NANCOLAS, known or identified to me to be the Mayor of the City of Caldwell, Idaho, an Idaho municipal corporation, that executed the said instrument, and acknowledged to me that such corporation 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.



*SEAL

Mary Kaye C. Stewart
NOTARY PUBLIC FOR IDAHO
Residence: Cassia County
My Commission Expires: 03-14-2014

Exhibit "A"

The following legal description is based on a Warranty Deed recorded in Canyon County, Idaho as Instrument No. 2011032022 and describes a portion of the Southwest Quarter and a portion of the Southeast Quarter of Section 12, Township 3 North, Range 3 West, Boise Meridian, Canyon County, Idaho, and is more particularly described as follows:

BEGINNING at an iron pipe marking the Northwest corner of the Southeast Quarter of Section 12, Township 3 North, Range 3 West, Boise Meridian; thence

North 89°24'31" East a distance of 96.40 feet along the Northerly boundary of said Southeast Quarter of Section 12; thence leaving said Northerly boundary

South 00°09'34" East a distance of 33.00 feet; thence

South 89°24'31" West a distance of 96.15 feet along a line parallel with and 33.00 feet south of said Northerly boundary of the Southeast Quarter of Section 12; thence

South 89°24'27" West a distance of 443.49 feet along a line parallel with and 33.00 feet south of the Northerly boundary of the Southwest Quarter of said Section 12 to a point on the westerly boundary of that certain parcel described in said Instrument No. 2011032022; thence

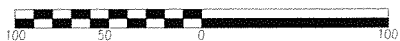
North 05°58'51" West a distance of 3.01 feet along said westerly boundary of said parcel to the northwesterly corner of said parcel; thence

North 89°24'27" East a distance of 443.21 feet along the northerly boundary of said parcel, said northerly boundary also being parallel with and 30.00 feet south of said Northerly boundary of the Southwest Quarter of Section 12; thence

North 00°28'07" East a distance of 30.00 feet to the **POINT OF BEGINNING**.

The above described parcel contains 0.10 acres, more or less and is dedicated as right-of-way for Moss Lane.

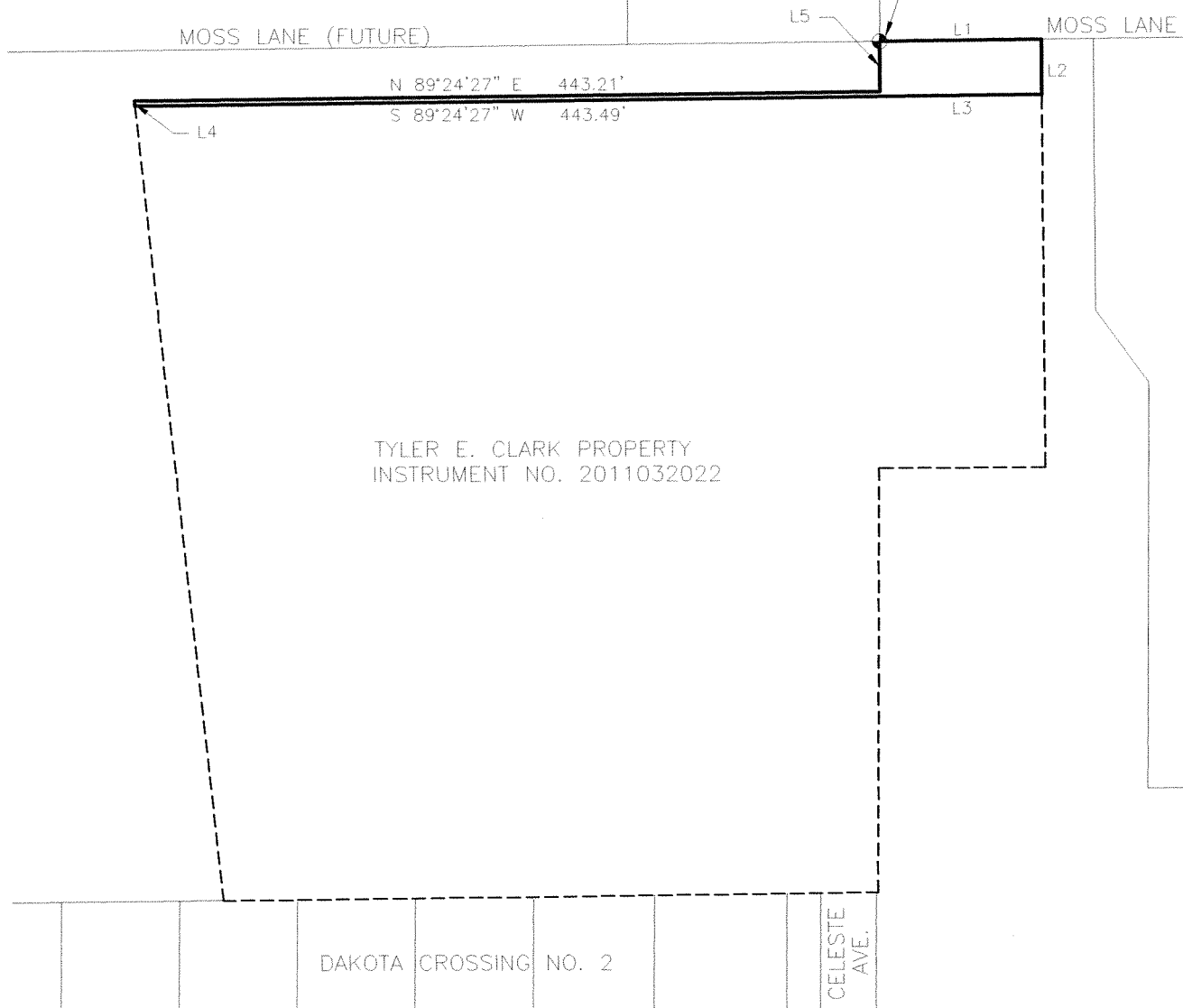
LINE TABLE		
LINE	BEARING	LENGTH
L1	N89°24'31"E	96.40'
L2	S00°09'34"E	33.00'
L3	S89°24'31"W	96.15'
L4	N05°58'51"W	3.01'
L5	N00°28'07"E	30.00'



SCALE: 1"=100'

LEGEND
 ——— PARCEL BOUNDARY
 - - - SURROUNDING PARCELS
 - - - TYLER CLARK PARCEL

P.O.B.
 NW CORNER
 SE ¼ SECTION 12
 T3N, R3W, BM



CITY OF CALDWELL
 ENGINEERING DEPARTMENT
 621 CLEVELAND BLVD.
 CALDWELL, IDAHO 83605
 (208) 455-3006
 FAX (208) 455-3012



EXHIBIT B **MOSS LANE** **RIGHT-OF-WAY** **CITY OF CALDWELL**

DESIGNED BY: DM
 DRAWN BY: DM
 CHECKED BY: RM
 DATE: 9/1/11
 SCALE: AS SHOWN

1 OF 1

2011045770

RECORDED

2011 NOV 17 AM 9 46

CHRIS YAMAMOTO
CANYON CNTY RECORDER
BY *[Signature]*

REQUEST *[Signature]*
TYPE *[Signature]* FEE *16.00*

Recording Requested by:
Christopher W. Clark
4414 S. Gekeler Lane
Boise, Idaho 83716

When recorded mail to:

Tyler E. Clark
12483 W. Moss Lane
Nampa, Idaho 83651

QUITCLAIM DEED

For valuable consideration, the receipt and legal sufficiency of which is hereby acknowledged, **TYLER E. CLARK**, a single man, as **GRANTOR**, does hereby convey, release, remise and forever quitclaim unto **TYLER E. CLARK**, a single man, as **GRANTEE**, whose current mailing address is 12483 W. Moss Lane, Nampa, Idaho 83651, all of the **GRANTOR'S** interest in all that certain tract, lot, piece, and parcel of land (hereinafter referred as the "PREMISES") situated in the County of Canyon, State of Idaho, which is more particularly described as follows:

See Exhibit "A" which is attached hereto and by this reference incorporated herein.

Subject to all liens, taxes, assessments, encumbrances, easements, covenants, restrictions and reservations whether or not of record, known or unknown;

Together, with all and singular, the tenements, hereditaments, and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues, and profits thereof, and all after acquired title of the **GRANTOR**.

In witness whereof, the **GRANTOR** has executed this document on the date set forth below.

GRANTOR:

TYLER E. CLARK

By: *[Signature]*

Tyler E. Clark

Dated: November 6th, 2011

QUITCLAIM DEED

*Quitclaim Deed
to establish/clarify
retained ownership
after deed of
roadway segment
to city of Caldwell*

*Recorded
11-17-2011*

STATE OF IDAHO)
)ss
COUNTY OF ADA)

On this 6th day of November, 2011, before me, the undersigned Notary Public for the state of Idaho, personally appeared **TYLER E. CLARK**, the person who executed the foregoing document, known to me or identified to me to be the person whose name is subscribed to the foregoing, and acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and seal the day and year first above written.



Christopher W. Clark
Notary Public for the State of Idaho

Residing at Boyle, Idaho

My Commission Expires: 7-1-2014

Exhibit "A"

A portion of the Southwest Quarter and the Southeast Quarter of Section 12, Township 3 North, Range 3 West, Boise Meridian, Canyon County, Idaho, and more particularly described as follows:

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North 89°24'27" East a distance of 443.21 feet to an iron pin; thence
North 00°28'07" East a distance of 30 feet to the POINT OF BEGINNING.

Excepting the following parcel that contains 0.10 acres, more or less, and which has been dedicated as right-of-way for Moss Lane by Corrected Warranty Deed recorded in Canyon County, Idaho as Instrument No.: 2011041267 on October 19, 2011.

BEGINNING at an iron pipe marking the Northwest corner of the Southeast Quarter of Section 12, Township 3 North, Range 3 West, Boise Meridian; thence

North 89°24'31" East a distance of 96.40 feet along the Northerly boundary of said Southeast Quarter of Section 12; thence leaving said Northerly boundary

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North 89°24'27" East a distance of 443.21 feet along the northerly boundary of said parcel, said northerly boundary also being parallel with and 30.00 feet south of said Northerly boundary of the Southwest Quarter of Section 12; thence

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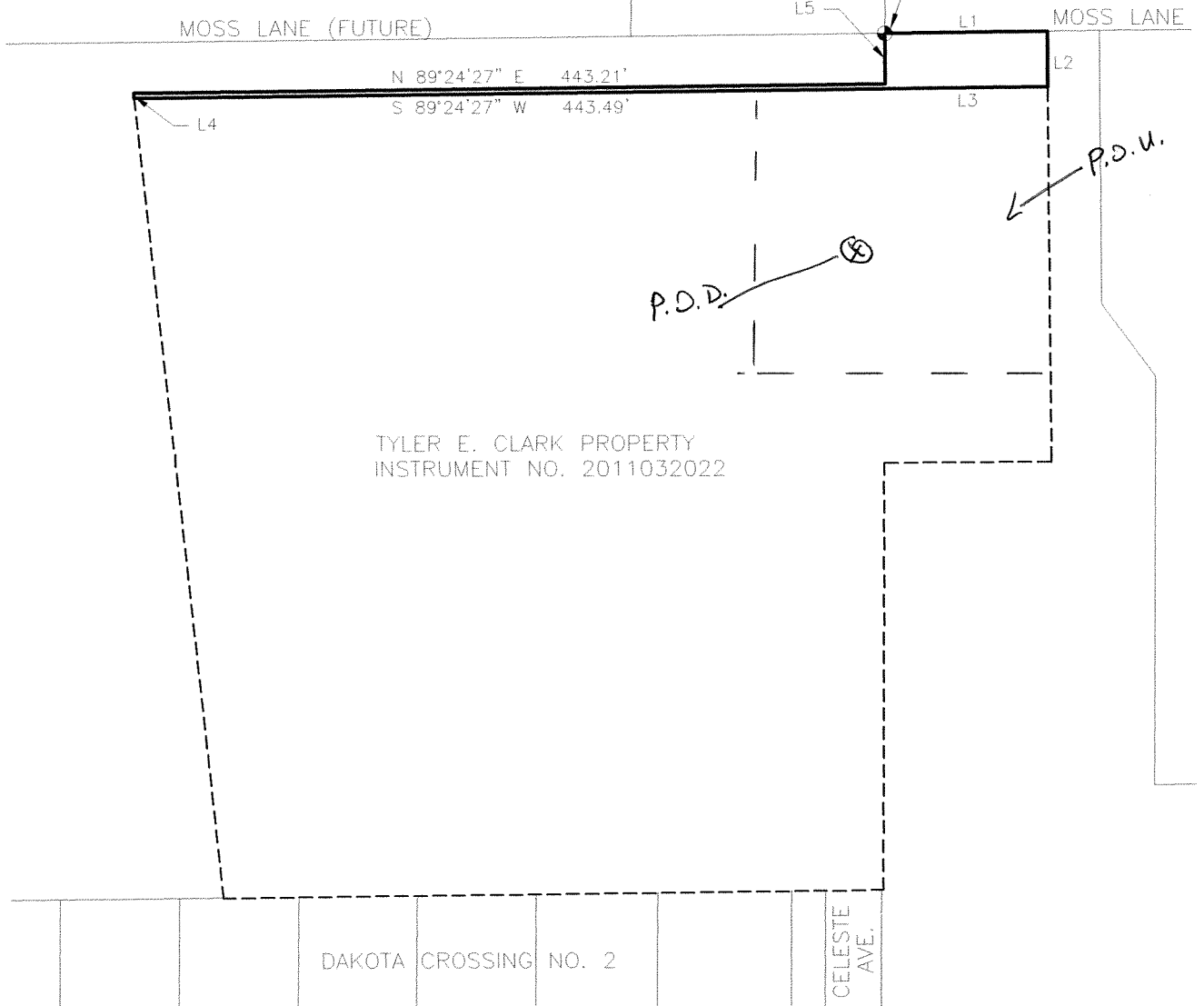
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SCALE: 1"=100'

LEGEND
 ——— PARCEL BOUNDARY
 - - - SURROUNDING PARCELS
 - - - TYLER CLARK PARCEL

P.O.B.
 NW CORNER
 SE ¼ SECTION 12
 T3N, R3W, BM



CITY OF CALDWELL
 ENGINEERING DEPARTMENT
 621 CLEVELAND BLVD.
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EXHIBIT B **MOSS LANE** **RIGHT-OF-WAY** **CITY OF CALDWELL**

DESIGNED BY: DM
 DRAWN BY: DM
 CHECKED BY: RM
 DATE: 9/1/11
 SCALE: AS SHOWN

1 OF 1

bing Maps

12483 W Moss Ln, Nampa, ID 83651

My Notes



On the go? Use m.bing.com to find maps, directions, businesses, and more

