

STATE OF IDAHO DEPARTMENT OF WATER RESOURCES NOTICE OF CHANGE IN WATER RIGHT OWNERSHIP

RECEIVED

DEC 22 2005

DEPARTMENT OF
WATER RESOURCES

Please print or type. Attach pages with additional information. Instructions are included at the end of this form.
Incomplete forms will be returned.

Please list the water right number(s) and/or adjudication claim number(s) (if any) for each water right to be changed. List just the adjudication claim number if there is no corresponding water right record on file with the department. Indicate by checking in the space provided (under the "split" heading), if the change in ownership is limited to a portion of a water right in which case division of the existing water right or adjudication claim record will be required.

Water Right No(s).	Adjudication Claim No(s).	Split	Water Right No(s).	Adjudication Claim No(s).	Split
45-11706					

The following **REQUIRED** information must be submitted with this form:

- A. The appropriate **FILING FEE**. See instructions for fee amounts.
- B. A copy of the most recent **DEED, TITLE POLICY, CONTRACT OF SALE** or other legal document indicating your ownership of the property and water right(s) or claim(s) in question, **WITH ATTACHED LEGAL DESCRIPTION**.
- C. Either of the following (if necessary to clarify division of water rights or other complex property descriptions):
PLAT OF PROPERTY or **SURVEY MAP** clearly showing the location of the point(s) of diversion and place of use of your water right(s) and/or adjudication claim(s) (these are usually attached to your deed or on file with the county).

OR

If your water right(s) and/or adjudication claim(s) is for ten or more acres of irrigation, you must submit a USDA Farm Service Agency **AERIAL PHOTO** with the irrigated acres outlined and point(s) of diversion clearly marked. The **AERIAL PHOTO** should be submitted in place of the **PLAT OF PROPERTY** or **SURVEY MAP**.

Name and Address of Former Owner/Claimant(s)	<u>George E. Wilson</u> <u>3334 Chandell Dr. Burley, ID 83318</u>
New Owner/Claimant(s)	<u>High Desert Land Group LLC</u> Name Connector (Check one): ☐ and, ☐ or, ☐ and/or
New Mailing Address	<u>227 E. 400 S.</u>
City, State and ZIP Code	<u>Burley, ID 83318</u>
New Telephone Number	() <u></u>
Date you acquired the property	<u>12-20-05</u>

If the change in ownership affects the entire water right for each water right or adjudication claim number listed in item 1, THEN SKIP THIS ITEM AND GO TO ITEM 7. If the change in ownership divides the water right(s) among multiple owners, you must describe, in detail, your portion of each water right after the change. Fill in the appropriate spaces in the box(es) below to describe your water right(s) after the change (one water right per box, you may copy this page as necessary). If your quantity of water is greater than a proportionate split, you must attach documentation to show justification for a larger amount. If you are not sure how to identify your portion of the original water right or adjudication claim records, please contact the nearest IDWR office for assistance.

DESCRIPTION OF YOUR PORTION OF WATER RIGHT
(If the right(s) will not be split, skip this area and proceed to item 7)

Water Right and/or Adjudication Claim Number _____		
Water Use	Diversion Rate or Volume	Description
	(cubic feet per second or acre-feet per annum)	(acres, number and type of stock, homes, etc)
Irrigation	_____	_____
Stock	_____	_____
Domestic	_____	_____
Other _____	_____	_____
Total	_____	_____

DESCRIPTION OF YOUR PORTION OF WATER RIGHT
(If the right(s) will not be split, skip this area and proceed to item 7)

Water Right and/or Adjudication Claim Number _____		
Water Use	Diversion Rate or Volume	Description
	(cubic feet per second or acre-feet per annum)	(acres, number and type of stock, homes, etc)
Irrigation	_____	_____
Stock	_____	_____
Domestic	_____	_____
Other _____	_____	_____
Total	_____	_____

Signature of New Owner(s) or Claimant(s) HIGH DESERT LAND GROUP LLC
(include title if applicable)

SCANNED

Dan Ward

FEB 28 2006

For Snake River Basin Adjudication Claims: Please attach a Notice of Appearance completed by your attorney, if you wish IDWR to correspond with him/her for all matters related to your claims.

For Office Use Only

Received by _____	Date <u>12.22.05</u>	Fee <u>\$25.00</u>
Receipted by <u>CM</u>	Date _____	Receipt No. <u>0079899</u>
Processed by _____	AJ Date _____	WR _____ Date _____

WARRANTY DEED

#41283

For Value Received

RICK D. LARSON and WENDY LARSON, husband and wife

Hereinafter called the Grantor, hereby grants, bargains, sells and conveys unto

HIGH DESERT LAND GROUP LLC. An Idaho Limited Liability Company

Address: 227 E. 400 S. Burley, ID 83318

Hereinafter called the Grantee, the following described premises situated in Cassia County, Idaho, to-wit:

SEE EXHIBIT "A"

TOGETHER WITH all water and water rights, ditches and ditch rights used thereon or appurtenant thereto.

SUBJECT TO:

All reservations in patents or deeds in the chain of title.

Taxes subsequent to the year 2005, a lien, but not yet due or payable.

Assessments of the Burley Irrigation District and the rights and powers of said District as by law provided.

Contract between William G. Phoenix and Ethel Phoenix and Oregon Short Line Railroad Company, dated November 14, 1935 and recorded February 4, 1936 as Instrument No. 117796 in Book 6 of Bills of Sale and Agreements, Pages 108, 109 and 110, records of Cassia County, Idaho.

Sewer and Water Construction Reimbursement Agreement between Valley Wholesale, Inc. and City of Burley, dated January 7, 1998 and recorded January 8, 1998 as Instrument No. 253058 on Film No. 295, records of Cassia County, Idaho.

IO HAVE AND TO HOLD, the said premises, with their appurtenances unto the said Grantee and to the successors heirs and assigns of the Grantee forever. The Grantor does hereby covenant to and with the said Grantee, that the Grantor is the owner in fee simple of said premises; that they are free from all incumbrances except as above described and that Grantor will warrant and defend the same from all lawful claims whatsoever.

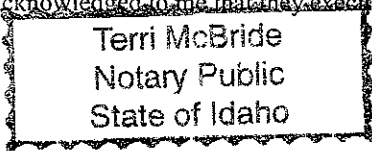
Dated: **December 19, 2005**

Rick Larson
RICK D. LARSON

Wendy Larson
WENDY LARSON

STATE OF IDAHO)
) ss.
COUNTY OF CASSIA)

On this 19th day of **December, 2005**, before me, the undersigned, a Notary Public in and for said State, personally appeared **RICK D. LARSON and WENDY LARSON**, known or identified to me to be the persons whose names subscribed to the within instrument, and acknowledged to me that they executed the same



Terri McBride
Notary Public
Residing at: Idaho
My Commission expires: 2-5-08

EXHIBIT "A"

PARCEL NO. 1:

TOWNSHIP 10 SOUTH, RANGE 23 EAST OF THE BOISE MERIDIAN,
CASSIA COUNTY, IDAHO

Section 19:

Beginning at a point on the East line of said Section 19, which point is located 631.55 feet North of the Southeast corner of the NE $\frac{1}{4}$ SE $\frac{1}{4}$ of said Section 19; Thence South 73°56' West along the North edge of the North rail of the main line of the Twin Falls Branch of the Oregon Short Line Railroad a distance of 38.05 feet to the center line of the United States Reclamation Service G 15 B Lateral; Thence South 73°56' West along the North edge of the said railroad rail a distance of 1332.7 feet to the East line of Lot 3 of said Section 19; Thence due North along the East line of said Lot 3 a distance of 49.62 feet to the North line of the right of way of the said Twin Falls Branch of the Oregon Short Line Railroad, which place is the Point of Beginning;
Thence due North 344.18 feet to an iron pipe one inch in diameter and 15 inches long driven flush with the surface of the ground;
Thence South 71°56' West 455.6 feet;
Thence North 55°17' West 131 feet;
Thence North 80°45' West 169.1 feet;
Thence South 72°55' West 356.6 feet;
Thence South 18°50' East 433 feet to the North line of the right of way of the Twin Falls Branch of the Oregon Short Line Railroad;
Thence Northeasterly along said North right of way line a distance of 300 feet, more or less;
Thence at right angles Southeasterly along said railroad right of way a distance of 50 feet;
Thence Northeasterly along said railroad right of way 612.6 feet, more or less, to the Place of Beginning.

PARCEL NO. 2:

TOWNSHIP 10 SOUTH, RANGE 23 EAST OF THE BOISE MERIDIAN,
CASSIA COUNTY, IDAHO

Section 19:

Part of the W $\frac{1}{2}$ S $\frac{1}{2}$, more particularly described as follows:

Beginning at a point 1,008.3 feet North and 625.5 feet North 73°52' East of the Southwest corner of said Section, which point is on the North Right-of-Way of the Twin Falls Branch of the Oregon Short Line Railroad;
Thence South 73°52' West for 8 feet;
Thence North 18°50' West for 90 feet;
Thence North 73°52' East for 8 feet;
Thence South 18°50' East for 90 feet to the Point of Beginning

230069

QUITCLAIM DEED

D4-9A

For Value Received GEORGE E. WILSON, a widower

Hereinafter called the grantor, hereby remises, releases, and forever Quitclaims unto

RICK D. LARSON and WENDY LARSON, husband and wife
ADDRESS: Route 4, Box 4001 A, Burley, Idaho 83318

Hereinafter called the grantee, the following described premises, in Cassia

County, Idaho

to-wit:

TOWNSHIP 10 SOUTH, RANGE 23 EAST OF THE BOISE MERIDIAN,
CASSIA COUNTY, IDAHOSection 19: Part of the W $\frac{1}{2}$ S $\frac{1}{2}$ more particularly described as follows:

Beginning at a point 1,008.3 feet North and
625.5 feet North 73°52' East of the Southwest
corner of said Section, which point is on the
North right-of-way of the Twin Falls Branch of
the Oregon Short Line Railroad;
Thence South 73°52' West for 8 feet;
Thence North 18°50' West for 90 feet;
Thence North 73°52' East for 8 feet;
Thence South 18°50' East for 90 feet to the
Point of Beginning.

TO HAVE AND TO HOLD the said premises, with their appurtenances unto said Grantee, and the grantee's heirs and assigns forever

Dated: March 25, 1994

GEORGE E. WILSON

George E. Wilson

Individual

STATE OF IDAHO, COUNTY OF CASSIA

On this 25th day of March, 1994
before me, a Notary Public in and for said State,
personally appeared

GEORGE E. WILSON

known or identified to me to be the persons
whose names are subscribed to the within
instrument, and acknowledged to me that they
executed the same.*Barbara Ehle*

Notary Public

Residing at Burley, Idaho
Commission expires 6/12/97RESIDING AT BURLEY, IDAHO
MY COMMISSION EXPIRES 6/12/97BARBARA EHLE
★ NOTARY PUBLIC ★
STATE OF IDAHO

LAND TITLE & ESCROW

FEE 300 DEPOSIT 111

REORDER

JANUARY 1994
JANUARY 1994

JANUARY 1994

254

LAND TITLE & ESCROW

230069