

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

RECEIVED

DEC 19 2024

WATER RESOURCES
WESTERN 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. If the water right is leased to the Water Supply Bank, check "Yes". If you are not sure if the water right is leased to the Water Supply Bank, see #7 of the instructions.

Water Right/Claim No.	Split?	Leased to Water Supply Bank?	Water Right/Claim No.	Split?	Leased to Water Supply Bank?
65-7173	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: ALAN R. BEUTTEL
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): LEPPERT FAMILY TRUST - DAVE LEPPERT
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or
- 947 N. Bell Ln BOISE ID 83703
Mailing address City State Zip
- 208 996-9428 geoleppert@aol.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: NOV 26, 2024
6. Do you own the land identified as the water right place of use? Yes ☒ No ☐
☐ If no, attach evidence that written notice of the change of water right ownership has been delivered to the landowner of record.
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.
☐ If water right(s) are leased to the Water Supply Bank AND there are multiple owners, a Lessor Designation form is required.
☐ If water right(s) are leased to the Water Supply Bank, the individual owner or designated lessor must complete, sign and submit an IRS Form W-9.

8. Signature: [Signature] Trustee 12/16/2024
Signature of new owner/claimant Title, if applicable Date

DAVIDE LEPPERT
Print name

Signature: [Signature] TRUSTEE 12/16/24
Signature of new owner/claimant Title, if applicable Date

PATRICIA BERENSON LEPPERT
Print name

Received by SH Date 12-19-24 For IDWR Office Use Only: Receipt No. W052299 Receipt Amt. 25-

Active in the Water Supply Bank? Yes ☐ No ☒ If yes, forward to the State Office for processing W-9 received? Yes ☐ No ☐

Name on W-9 _____ Approved by _____ Processed by SH Date 12-19-24

RECORDING REQUESTED BY

Flying S Title and Escrow of Idaho, Inc.

AND WHEN RECORDED MAIL TO:Flying S Title and Escrow of Idaho, Inc.
616 North 3rd Street Suite 101
McCall, ID 83638

Instrument # 2024-466556

Valley County, Cascade, Idaho

11/27/2024 03:04:04 PM No. of Pages: 2

Recorded for: FLYING S TITLE AND ESCROW - MCCALL

Douglas Miller Fee: \$15.00

Deputy Rclingan

Electronically Recorded

Space Above This Line for Recorder's Use Only

WARRANTY DEED

File No.: 1164589-MC (ap)

Date: November 26, 2024

For Value Received, **Alan Richard Beuttel, an unmarried person (who acquired title as Alan Richard Beuttel, a married person dealing with his sole and separate property)**, hereinafter called the Grantor, hereby grants, bargains, sells and conveys unto **David E Leppert and Patricia Berenson Leppert, trustees of the Leppert Family Trust dated April 14, 2015, and any amendments thereto**, hereinafter called the Grantee, whose current address is **947 N. Bell Ln., Boise, ID 83703**, the following described premises, situated in **Valley County, Idaho**, to-wit:

Beginning at a steel pin found to have been set for the northwest corner of Lot 4A-43 in the Cr-4 Subdivision, Cascade Reservoir, according to the corrected plat thereof on file in the Valley County Recorder's office, Cascade, Idaho, under instrument number 57151; thence S. 0°15' W. along the westerly boundary line of said Lot 4A-43 as found to be marked on the ground, 246.51 feet to a steel pin which bears N. 0°15' E. 202.69 feet from a steel pin found to have been set for the southwest corner of said Lot 4A-43; thence S. 72°51' E., 173.95 feet to a steel pin on the easterly sideline of said Lot 4A-43 as it is marked on the ground, which pin bears N. 0°15' E., 192.57 feet from a steel pin found to have been set for the southeasterly corner of said Lot 4A-43 thence N. 0°15' E. along the easterly sideline of said Lot 4A-43 as it is marked on the ground 276.83 feet to a steel pin; thence N. 82°49' W., 167.68 feet to the point of beginning.

SUBJECT TO all easements, right of ways, covenants, restrictions, reservations, applicable building and zoning ordinances and use regulations and restrictions of record, and payment of accruing present year taxes and assessments as agreed to by parties above.

TO HAVE AND TO HOLD the said premises, with its appurtenances, unto the said Grantee, and to the Grantee's heirs and assigns forever. And the said Grantor does hereby covenant to and with the said Grantee, that the Grantor is the owner in fee simple of said premises; that said premises are free from all encumbrances except current years taxes, levies, and assessments, and except U.S. Patent reservations, restrictions, easements of record and easements visible upon the premises, and that Grantor will warrant and defend the same from all claims whatsoever.

Date: 11/26/2024

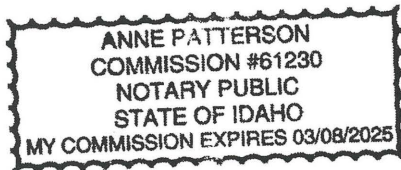
Warranty Deed
- continued

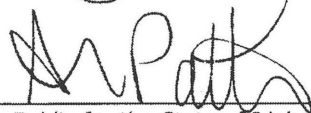
File No.: 1164589-MC (ap)


Alan Richard Beuttel

STATE OF Idaho)
COUNTY OF Ada)
SS.

On this 27th day of November, 2024, before me, a Notary Public in and for said State, personally appeared **Alan Richard Beuttel**, known or identified to me to be the person(s) whose name(s) is/are subscribed to the within instrument, and acknowledged to me that he/she/they executed the same.




Notary Public for the State of Idaho
Residing at: Boise, ID
My Commission Expires: 03/08/2025

17 Arling

17 Arling, Water Right 65-7173

Boundaries approximate

- Legend
- Ap
 - Fe
 - Fe
 - Fe
 - Fir



100 ft



IDAHO DEPARTMENT OF
WATER RESOURCES

Western Region • 2735 W Airport Way • Boise, ID 83705-5082

Phone: 208-334-2190 • Fax: 208-334-2348 • Email: westerninfo@idwr.idaho.gov • Web: idwr.idaho.gov

Governor Brad Little

Director Mathew Weaver

December 19, 2024

LEPPERT FAMILY TRUST
C/O DAVE AND PATRICIA LEPPERT
947 N BELL LN
BOISE ID 83703-5166

Re: Change in Ownership for Water Right No(s): 65-7173

Dear Water Right Holders:

The Department of Water Resources (Department) acknowledges the receipt of correspondence changing ownership of the above referenced water right to you. The Department has modified its records and has enclosed a computer-generated report for you.

Updating the ownership record for a water right does not reconfirm the validity of the right. When processing a Notice of Change in Water Right Ownership, the Department does not review the history of water use to determine if the right has been forfeited or deliberately abandoned through five years or more of non-use. To read more about water right forfeiture, including how to protect a water right from forfeiture, please see Idaho Code §§ 42-222 and 42-223.

Please note, water right owners are required to report any change of water right ownership and any change of mailing address to the Department within 120 days of the change. Reporting forms are available from any office of the Department, or from the Department's website.

I am returning your Real Estate Purchase and Sale Agreement as it is not considered sufficient evidence of ownership. The Warranty Deed you provided is sufficient to support your change in ownership.

If you have any questions concerning the enclosed information, please contact me at 208-605-4631.

Sincerely,

Susy Hobson
Technical Records Specialist 1

Enclosure(s)

IDAHO DEPARTMENT OF WATER RESOURCES
Proof Report

12/19/2024

Water Right 65-7173

<u>Owner Type</u>	<u>Name and Address</u>
Current Owner	LEPPERT FAMILY TRUST 947 N BELL LN BOISE, ID 83703-5166 (208) 996-9428
Trustee	PATRICIA BERENSON LEPPERT 947 N BELL LN BOISE, ID 83703-5166 (208) 996-9428
Trustee	DAVID E LEPPERT 947 N BELL LN BOISE, ID 83703-5166 (208) 996-9428
Original Owner	RICHARD W BEUTTEL 3809 KOOTENAI ST BOISE, ID 83705 (208) 342-5714
Previous Owner	ALAN R BEUTTEL 3511 W CASSIA ST BOISE, ID 83705-2221 (208) 570-3629

Priority Date: 11/24/1970

Basis: Decreed

Status: Active

Source
ARLING CREEK

Tributary
DUCK CREEK

<u>Beneficial Use</u>	<u>From</u>	<u>To</u>	<u>Diversion Rate</u>	<u>Volume</u>
DOMESTIC	1/01	12/31	0.020 CFS	0.6 AF
	<u>Total Diversion</u>		0.020 CFS	0.6 AF

Source and Point(s) of Diversion:

ARLING CREEK NENW Sec. 19, Twp 15N, Rge 03E, VALLEY County

Place Of Use:

DOMESTIC within VALLEY County

NE	NW	SW	SE
----	----	----	----

IDAHO DEPARTMENT OF WATER RESOURCES
Proof Report

12/19/2024

Twp	Rng	Sec	NE	NW	SW	SE	NE	NW	SW	SE	NE	NW	SW	SE	NE	NW	SW	SE	Totals
15N	03E	19		X															

Conditions of Approval:

1. N13 THE QUANTITY OF WATER UNDER THIS RIGHT SHALL NOT EXCEED 13,000 GALLONS PER DAY.
2. N11 THE QUANTITY OF WATER DECREED FOR THIS WATER RIGHT IS NOT A DETERMINATION OF HISTORICAL BENEFICIAL USE.
3. PARCEL NO. RP 00046000043B A PROPERTY ALSO KNOWN AS 17 ARLING TR. PROPERTY ALSO KNOWN AS LOT 4 A43 CR-4 SUB NO POINT.

Dates and Other Information:

Decreed Date: 10/9/1998
Civil Case Number: 39576
Judicial District: FIFTH
State or Federal: S
Owner Name Connector: OR
Water District Number: 65
Mitigation Plan: False

Combined Use Limits:

N/A

SubCase:

N/A

Water Supply Bank:

N/A