

RECEIVED

JUN 15 2023

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

IDWR / NORTH 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?
95-9024	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: BBHC LLC

Name of current water right holder/claimant

3. New Owner(s)/Claimant(s): Majid Gerami

New owner(s) as listed on the conveyance document

Name connector ☐ and ☐ or

300 Cress Rd

Mailing address

Santa Cruz CA 95060

City

State

Zip

408-202-0274

Telephone

info@nationalsecurityind.com

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: 4/17/2023

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: Majid Gerami 06/15/2023 12:55 PM

Signature of new owner/claimant

Title, if applicable

Date

Majid Gerami

Print name

Signature: _____

Signature of new owner/claimant

Title, if applicable

Date

Print name

For IDWR Office Use Only:

Received by: NS Date: 6/15/23 Receipt No. N043621 Receipt Amt. \$25.00

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 NS Date 7/3/23

Water Right Report : 95-9024(Decreed/Active)

Water Right Owners

Owner Type	Name	Address	City	State	Postal Code
Current Owner	BB&C LLC	5868 MAPLEWOOD	POST FALLS	ID	83854
Original Owner	FROST, CRAIG	5868 E MAPLEWOOD AVE	POST FALLS	ID	83854

Water Right Status

Priority Date : 7/2/2003
 Basis : Decreed
 Status : Active

Water Source

Source	Source Qualifier	Tributary	Tributary Qualifier
SPOKANE RIVER		COLUMBIA RIVER	

Points Of Diversion (Location)

Source	Township	Range	Section	Govt. Lot	QQQ	QQ	Q	County	Diversion Type
SPOKANE RIVER	50N	04W	8	0				NW NW KOOTENAI	

Water Uses

Beneficial Use	From	To	Diversion Rate	Volume
IRRIGATION	03/15	11/15	0.05 CFS	4.80 AFA
TOTAL			0.05 CFS	4.80 CFS

Places of Use



Place of Use Legal Description : IRRIGATION (KOOTENAI county)

Township	Range	Section	Lot	QQQ	QQ	Q	Acres
50N	04W	8				NW NW	0.2
50N	04W	8	1			NW NW	1.4

Irrigation Totals

Total Acres Acre Limit
 1.60

Conditions

Code Conditions

- C18 This partial decree is subject to such general provisions necessary for the definition of the rights or for the efficient administration of the water rights as may be ultimately determined by the Court at a point in time no later than the entry of a final unified decree. Section 42-1412(6), Idaho Code.
- C03 Right includes accomplished change in point of diversion pursuant to Section 42-1425, Idaho Code.
- C05 Right includes accomplished change in place of use pursuant to Section 42-1425, Idaho Code.
- PIN Parcel No. 50N04W083185
- 004 This right does not grant any right-of-way or easement across the land of another.
- WB9 Water shall not be diverted under this right when flows in the Spokane River are below established minimum flow amounts.

Dates

Licensed Date :
Decreed Date : 11/8/2019
Permit Proof Due Date : 10/1/2002
Permit Proof Made Date : 7/2/2003
Permit Approved Date : 10/12/1999
Permit Moratorium Expiration Date :
Enlargment Use Priority Date :
Enlargement Statute Priority Date :
Application Received Date: 8/9/1999
Protest Deadline Date:

Other Information

State or Federal :
Water District Number : NWD
Generic Max Rate Per Acre : 0
Generic Max Volume Per Acre : 0
Civil Case Number :
Decree Plaintiff :
Decree Defendant :
Swan Falls Trust or Nontrust :
Swan Falls Dismissed :
DLE Act Number :
Cary Act Number :
Mitigation Plan: False

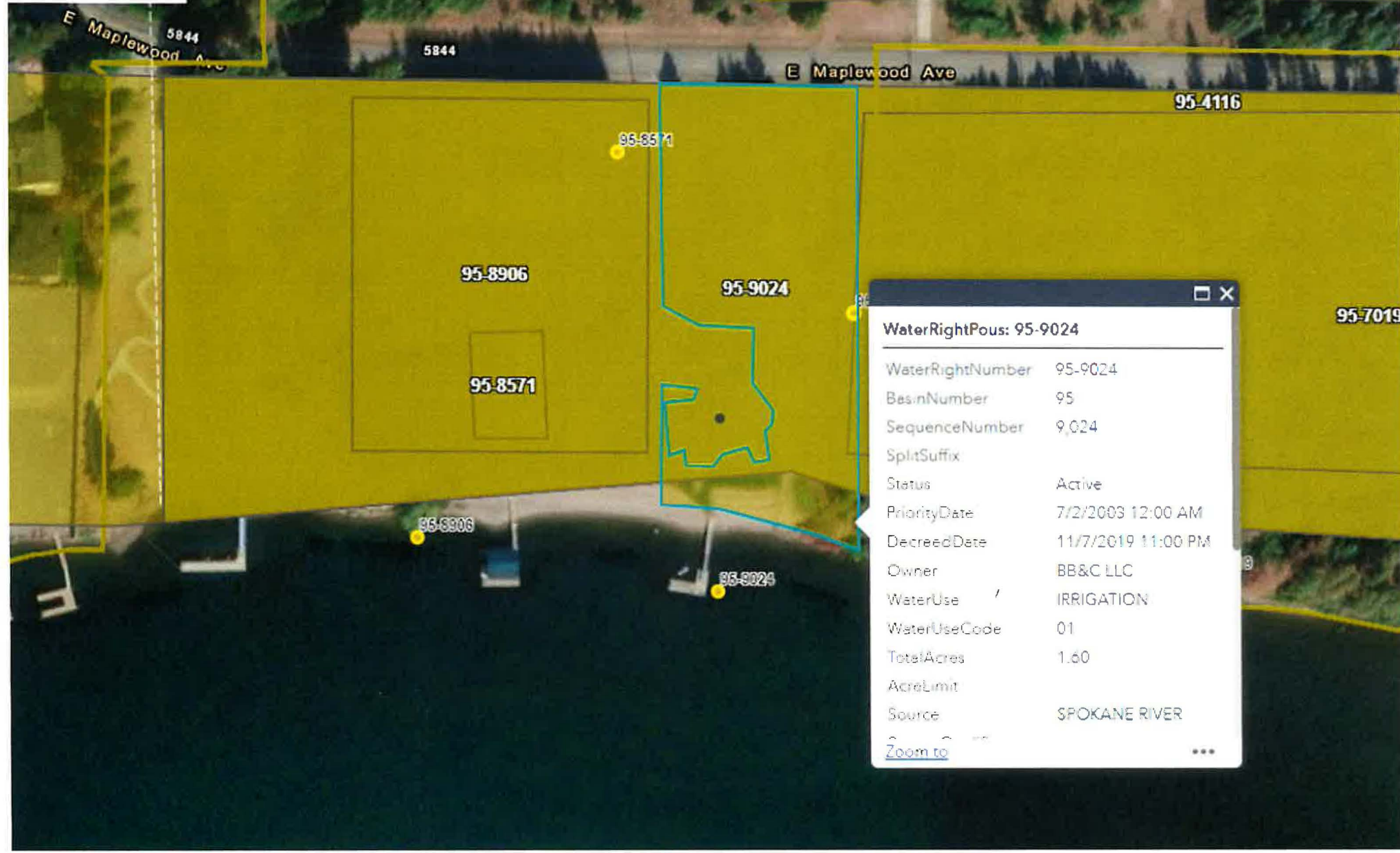
IDAHO DEPARTMENT OF WATER RESOURCES

6/15/2023

Maplewood Ave, Pc X



h results for 5868 E ...



WaterRightPous: 95-9024

WaterRightNumber	95-9024
BasinNumber	95
SequenceNumber	9,024
SplitSuffix	
Status	Active
PriorityDate	7/2/2003 12:00 AM
DecreedDate	11/7/2019 11:00 PM
Owner	BB&C LLC
WaterUse	IRRIGATION
WaterUseCode	01
TotalAcres	1.60
AcresLimit	
Source	SPOKANE RIVER

[Zoom to](#) ...

THIS IS CERTIFIED TO BE
A TRUE AND EXACT COPY
OF THE ORIGINAL

Michael Hensley

JENNIFER LOCKE 2 P 2934238000
KOOTENAI COUNTY RECORDER
DAP 4/17/2023 4:19 PM
REQ OF FLYING S TITLE AND ESCROW -
CD/A

RECORDING FEE: \$15.00
Electronically Recorded

DD

TRUSTEE'S DEED

THIS TRUSTEE'S DEED is made by PATRICK J. GEILE, the Chapter 7 Trustee for the bankruptcy estate of Craig Frost, 5868 Maplewood Ave., Post Falls, ID 83854 filed in the U.S. Bankruptcy Court for the District of Idaho, Case No. 21-20463-NGH (the "Bankruptcy Estate"), whose address is P.O. Box 6538, Boise, Idaho 83707, as Grantor, to and in favor of Majid Gerami and Kim Gurries Gerami, as trustees of the Gerami 1998 Revocable Trust Agreement dated October 14, 1998 whose address is 300 Cress, Santa Cruz, CA 95060 as Grantees.

THEREFORE, for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Grantor grants, bargains, sells, transfers, and conveys to Grantees all of the Bankruptcy Estate's right, title, and interest in and to the following described real property in Kootenai County, Idaho:

SEE ATTACHED LEGAL DESCRIPTION (EXHIBIT A)

Together with all water rights and appurtenances thereto.

EXECUTED: 4/14/23

[Signature]
Patrick J. Geile, Chapter 7 Trustee

STATE OF IDAHO)
 : ss
COUNTY OF Ada)

On this 14th day of April, 2023, before me, the undersigned, a notary public in and for said state, personally appeared, Patrick J. Geile, known or identified to me to be the person whose name is subscribed to the within instrument, as the Chapter 7 Trustee of the Bankruptcy Estate of Craig Frost, 5868 Maplewood Ave., Post Falls, ID 83854, and acknowledged to me that he executed the same as such Trustee

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



[Signature]
NOTARY PUBLIC
Residing at: Boise, Idaho
My Commission Expires: July 31, 2018

TRUSTEE'S DEED

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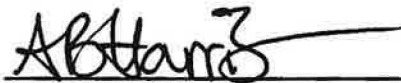
Patrick J. Geile, Chapter 7 Trustee

STATE OF IDAHO)
 : ss
COUNTY OF Ada)

On this 14th day of April, 2023, before me, the undersigned, a notary public in and for said state, personally appeared, Patrick J. Geile, known or identified to me to be the person whose name is subscribed to the within instrument, as the Chapter 7 Trustee of the Bankruptcy Estate of Craig Frost, 5868 Maplewood Ave., Post Falls, ID 83854, and acknowledged to me that he executed the same as such Trustee.

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





NOTARY PUBLIC
Residing at: Boise, Idaho
My Commission Expires: July 31, 2018

Date: **April 14, 2023**

File No.: **1084194-C (mh)**

EXHIBIT 'A'

LEGAL DESCRIPTION:

All that certain real property situate in the County of Kootenai, State of Idaho, described as follows:

A portion of Government Lot 1, Section 8, Township 50 North, Range 4 West, Boise Meridian, more particularly described as follows:

Commencing at the Northwest corner of said Section 8;

Thence Easterly along the Northerly boundary line of said Section 8 a distance of 400.00 feet to the true point of beginning of that certain parcel of land hereinafter described;

Thence continuing Easterly along said northerly boundary line a distance of 190.00 feet;

Thence Southerly along a line parallel with the Westerly boundary line of said Section 8 to the Northerly bank of the Spokane River;

Thence Westerly along said Northerly bank a distance of 190 feet, more or less, to a point which is southerly from the true point of beginning on a line parallel with said Westerly boundary line of Section 8;

Thence Northerly to the point of beginning.

Excepting therefrom any property within road right-of-way.



IDAHO DEPARTMENT OF
WATER RESOURCES

Northern Region • 7600 N Mineral Drive, Suite 100 • Coeur D'Alene, ID 83815-7763
Phone: 208-762-2800 • Fax: 208-762-2819 • Email: northerninfo@idwr.idaho.gov • Web: idwr.idaho.gov

Governor Brad Little

Director Gary Spackman

July 03, 2023

GERAMI 1998 REVOCABLE TRUST AGREEMENT
300 CRESS RD
SANTA CRUZ CA 95060-1000

Re: Change in Ownership for Water Right No(s): 95-9024

Dear Water Right Holder(s):

The Department of Water Resources (Department) acknowledges the receipt of correspondence changing ownership of the above referenced water right(s) 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.

If you have any questions concerning the enclosed information, please contact me at (208) 762-2800.

Sincerely,

Natalie Steading
Tech Records Specialist 1

Enclosure(s)