

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

RECEIVED

OCT 05 2022

DEPT. OF WATER RESOURCES
SOUTHERN 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?
37-1153-B	Yes ☐	Yes ☐	37-11638	Yes ☐	Yes ☐
37-14289	Yes ☐	Yes ☐		Yes ☐	Yes ☐
37-2614	Yes ☐	Yes ☐		Yes ☐	Yes ☐
37-11641	Yes ☐	Yes ☐		Yes ☐	Yes ☐
37-11639	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: Robert P. Dreyer
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): 17859 Hwy 20 LLC, an Idaho limited liability company
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or
- P.O. Box 30328 Santa Barbara CA 93130
Mailing address City State Zip
805-570-4544 tad@tadsmyth.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: September 29, 2022
6. Do you own the land identified as the water right place of use? Yes ☒ No ☐
o 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):
o \$25 per *undivided* water right.
o \$100 per *split* water right.
o 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.

SUPPORT DATA

IN FILE # 37-1153B

8. Signature: Theodore H. Smyth, Jr. Manager 9/29/2022
Signature of new owner/claimant Title, if applicable Date
Theodore H. Smyth, Jr.
Print name

Signature: _____
Signature of new owner/claimant Title, if applicable Date
Print name

For IDWR Office Use Only:

Received by DM Date 10-5-2022 Receipt No. 5039468 Receipt Amt. \$150-

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 AB Date 10-31-22

SCANNED

NOV 09 2022

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DEPARTMENT OF WATER RESOURCES

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Water Right/Claim No.	Split?	Leased to Water Supply Bank?	Water Right/Claim No.	Split?	Leased to Water Supply Bank?
37-1153-B	Yes ☐	Yes ☐	37-11638	Yes ☐	Yes ☐
37-14289	Yes ☐	Yes ☐		Yes ☐	Yes ☐
37-2614	Yes ☐	Yes ☐		Yes ☐	Yes ☐
37-11641	Yes ☐	Yes ☐		Yes ☐	Yes ☐
37-11639	Yes ☐	Yes ☐		Yes ☐	Yes ☐

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Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): 17859 Hwy 20 LLC, an Idaho limited liability company
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or
- P.O. Box 30328
Mailing address
805-570-4544
Telephone
- Santa Barbara
City
tad@tadsmyth.com
Email
- CA
State
93130
Zip
4. If the water rights and/or adjudication claims were split, how did the division occur?
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SUPPORT DATA

IN FILE # 37-1153B

8. Signature: Theodore H. Smyth, Jr. Manager 9/29/2022
Signature of new owner/claimant Title, if applicable Date
Theodore H. Smyth, Jr.
Print name
- Signature: _____
Signature of new owner/claimant Title, if applicable Date
Print name

For IDWR Office Use Only:

Received by DM Date 10-5-2022 Receipt No. 5039468 Receipt Amt. \$150-
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 AB Date 10-31-22

SCANNED

NOV 09 2022



PioneerTitleCo.
GOING BEYOND

491 N. Main Street, Suite 102
Ketchum, ID 83340

ELECTRONICALLY RECORDED-DO NOT
REMOVE THE COUNTY STAMPED FIRST
PAGE AS IT IS NOW INCORPORATED AS
PART OF THE ORIGINAL DOCUMENT

File No. 816403 /TG

Instrument # 696564

HAILEY, BLAINE, IDAHO
09-30-2022 3:12:43 PM No. of Pages: 3
Recorded for: PIONEER TITLE COMPANY OF BLAINE COUNT
STEPHEN MCDUGALL GRAHAM Fee: \$15.00
Ex-Officio Recorder Deputy: HJ
Electronically Recorded by Simplifile

WARRANTY DEED

For Value Received Robert P. Dreyer, a married man as his sole and separate property, who acquired title as a single man

hereinafter referred to as Grantor, does hereby grant, bargain, sell, warrant and convey unto

17859 Hwy 20, LLC, an Idaho limited liability company

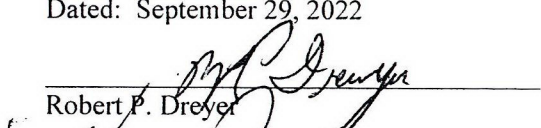
hereinafter referred to as Grantee, whose current address is PO Box 30328 Santa Barbara, CA 93130

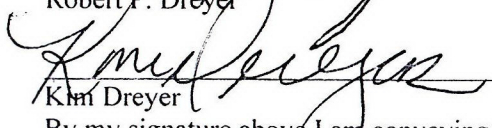
The following described premises, to-wit:

See Exhibit A attached hereto and made a part hereof.

To HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee(s), and Grantees(s) heirs and assigns forever. And the said Grantor(s) does (do) hereby covenant to and with the said Grantee(s), the Grantor(s) is/are the owner(s) in fee simple of said premises; that said premises are free from all encumbrances EXCEPT those to which this conveyance is expressly made subject and those made, suffered or done by the Grantee(s); and subject to U.S. Patent reservations, restrictions, dedications, easements, rights of way and agreements, (if any) of record, and current years taxes, levies, and assessments, includes irrigation and utility assessments, (if any) which are not yet due and payable, and that Grantor(s) will warrant and defend the same from all lawful claims whatsoever.

Dated: September 29, 2022

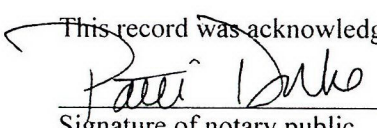

Robert P. Dreyer


Kim Dreyer

By my signature above I am conveying my homestead rights as set forth in the Idaho Code Section 55-1007 and for no other purpose as I have no interest in the subject property.

State of Idaho, County of Blaine

This record was acknowledged before me on September 29, 2022 by Robert P. Dreyer and Kim Dreyer.


Signature of notary public

Commission Expires: 11/13/2026

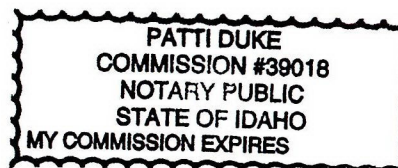


EXHIBIT A

Parcel 1:

TOWNSHIP 1 SOUTH, RANGE 18 EAST, BOISE MERIDIAN, BLAINE COUNTY, IDAHO
SECTION 13: A parcel of land more particularly described as follows:

Commencing at the Southeast corner of Section 13; thence
South 89°57'11" West 1,316.07 feet to the TRUE POINT OF BEGINNING; thence
South 89°57'11" West 2,632.15 feet; thence
North 00°16'06" East 699.83 feet; thence
North 87°57'38" East 1.50 feet; thence
South 89°27'28" East 218.26 feet; thence
North 87°57'38" East 2,412.13 feet; thence
South 00°06'29" West 781.49 feet, the TRUE POINT OF BEGINNING.

Parcel 2:

TOWNSHIP 1 SOUTH, RANGE 18 EAST, BOISE MERIDIAN, BLAINE COUNTY, IDAHO

SECTIONS 24 and 25: A parcel of land located in the East Half of the Southwest Quarter and the Southwest Quarter of the Southwest Quarter (24) and a parcel of land located in the Northeast Quarter of the Northwest Quarter (25), and more particularly described as follows:

Commencing at the GLO brass cap monument marking the southwest corner of SECTION 24 and the TRUE POINT OF BEGINNING; thence
North 00°04'47" East 1,319.78 feet along the Section line to the South sixteenth corner marked by a 5/8" rebar; thence
North 89°44'30" East 1,315.77 feet along the sixteenth line to the Southwest sixteenth corner marked by 5/8" rebar; thence
North 00°00'07" West 1,320.95 feet along the sixteenth line to the center West sixteenth corner marked by a 5/8" rebar; thence
North 89°41'24" East 1,313.90 feet along the quarter line to the center quarter corner of SECTION 24; thence
South 00°04'31" East 1,322.13 feet along the quarter line to the center South sixteenth corner marked by a 1/2" rebar; thence
South 00°05'27" East 1,322.13 feet along the quarter line to the South quarter corner of SECTION 24 marked by a GLO brass cap; thence
South 00°06'06" West 1,316.49 feet along the quarter Section line to the center North sixteenth corner of SECTION 24 marked by a 5/8" rebar; thence
South 89°38'43" West 1,317.28 feet along the sixteenth line to the Northwest sixteenth corner of SECTION 25 marked by a 5/8" rebar; thence
North 00°05'06" East 1,319.88 feet along the sixteenth line to the West sixteenth corner of SECTION 25 marked by a 5/8" rebar; thence
South 89°47'35" West 1,317.64 feet along the Section line to the TRUE POINT OF BEGINNING.

Parcel 3:

TOWNSHIP 1 SOUTH, RANGE 18 EAST, BOISE MERIDIAN, BLAINE COUNTY, IDAHO
SECTION 24: A parcel of land located in the Northeast Quarter of the Northwest Quarter and more particularly described as follows:

Commencing at the GLO brass cap monument marking the Northeast corner of SECTION 24; thence
South 89°53'57" West 1,316.09 feet along the Section line to the East sixteenth corner marked by 1/2" rebar; thence
South 89°54'01" West 1,316.10 feet along the Section line to the North Quarter corner of SECTION 24 and the TRUE POINT OF BEGINNING; thence
South 00°04'59" East 1,316.50 feet along the quarter line to the center North sixteenth corner; thence
South 89°47'43" West 1,315.00 feet along the sixteenth line to the Northwest sixteenth corner; thence
North 00°07'51" West 1,318.91 feet along the sixteenth line to the West sixteenth corner marked by a 1/2" rebar; thence
North 89°54'01" East 1,316.10 feet along the section line to the TRUE POINT OF BEGINNING.

Parcel 4:

TOWNSHIP 1 SOUTH, RANGE 18 EAST, BOISE MERIDIAN, BLAINE COUNTY, IDAHO

SECTION 24: A parcel of land located within the Southeast Quarter of the Northeast Quarter, East Half of the Southeast Quarter and the Northwest Quarter of the Southeast Quarter and more particularly described as follows:

Commencing at the GLO brass cap monument marking the southeast corner of SECTION 24 and the TRUE POINT OF BEGINNING; thence

North 00°07'41" West 2,625.04 feet along the Section line to the East Quarter corner of SECTION 24; thence

North 00°37'52" West 1,311.89 feet along the Section line to the North sixteenth corner marked by a 1/2" rebar; thence

South 89°47'24" West 1,321.49 feet along the sixteenth line to the Northeast sixteenth corner; thence

South 00°19'55" East 1,314.15 feet along the sixteenth line to the center East sixteenth corner marked by a 1/2" rebar; thence

South 89°41'19" West 1,327.52 feet along the quarter line to the center quarter corner of SECTION 24; thence

South 00°04'31" East 1,322.13 feet along the quarter line to the center South sixteenth corner marked by a 1/2" rebar; thence

North 89°28'58" East 1,328.65 feet along the sixteenth line to the Southeast sixteenth corner marked by a 1/2" rebar; thence

South 00°06'05" East 1,317.27 feet along the sixteenth line to the East sixteenth corner marked by a 1/2" rebar; thence

North 89°16'42" East 1,329.13 feet along the section line to the TRUE POINT OF BEGINNING.

Parcel 5:

TOWNSHIP 1 SOUTH, RANGE 18 EAST, BOISE MERIDIAN, BLAINE COUNTY, IDAHO

SECTION 24: A parcel of land located in the Northeast Quarter of the Northeast Quarter, West Half of the Northeast Quarter and the Southeast Quarter of the Northwest Quarter and more particularly described as follows:

Commencing at the GLO brass cap monument marking the northeast corner of SECTION 24 and the TRUE POINT OF BEGINNING; thence

South 00°34'06" East 1,311.49 feet along the Section line to the North sixteenth corner marked by a 1/2" rebar; thence

South 89°47'24" West 1,321.49 feet along the sixteenth line to the Northeast sixteenth corner; thence

South 00°19'55" East 1,314.15 feet along the sixteenth line to the center East sixteenth corner marked by a 1/2" rebar; thence

North 89°41'19" West 1,327.52 feet along the quarter line to the Center quarter corner of SECTION 24; thence

South 89°41'24" West 1,313.90 feet along the quarter line to the center West sixteenth corner marked by a 5/8" rebar; thence

North 00°07'51" West 1,318.91 feet along the sixteenth line to the Northwest Quarter sixteenth corner; thence

North 89°47'43" East 1,315.00 feet along the sixteenth line to the center North sixteenth corner; thence

North 00°04'59" West 1,316.50 feet along the 1/4 line to the North Quarter corner of SECTION 24; thence

North 89°54'01" East 1,316.10 feet along the section line to the East sixteenth corner marked by a 1/2" rebar; thence

North 89°53'57" East 1,316.09 feet along the section line to the TRUE POINT OF BEGINNING.

Parcel 6:

SECTION 13: TOWNSHIP 1 SOUTH, RANGE 18 EAST, BOISE MERIDIAN, BLAINE COUNTY, IDAHO
AND SECTION 18: TOWNSHIP 1 SOUTH, RANGE 19 EAST, BOISE MERIDIAN, BLAINE COUNTY, IDAHO

A parcel of land more particularly described as follows:

Beginning at the Southeast corner of said SECTION 13, TOWNSHIP 1 SOUTH, RANGE 18 EAST, the TRUE POINT OF BEGINNING; thence

South 89°56'50" West 649.87 feet; thence

North 00°04'00" East 38.50 feet; thence

North 89°24'05" East 339.77 feet; thence

North 51°24'08" East 396.75 feet; thence

North 64°30'04" East 76.72 feet; thence

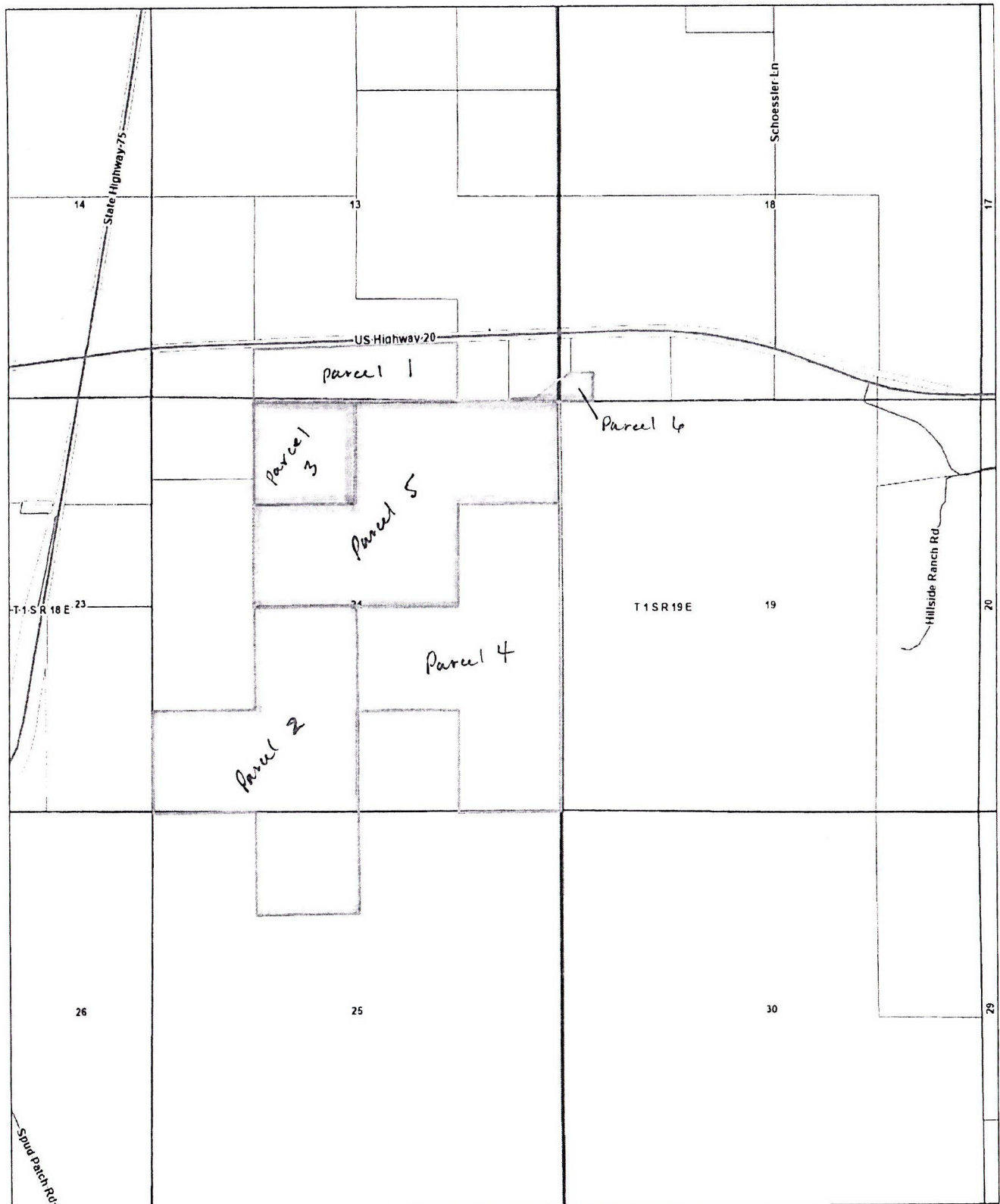
North 56°14'31" East 97.04 feet; thence

North 90°00'00" East 287.15 feet; thence

South 00°00'00" East 375.91 feet; thence

South 90°00'00" West 437.08 feet to the TRUE POINT OF BEGINNING.

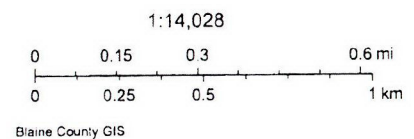
Blaine County GIS



8/23/2022, 2:51:53 PM

- Parcels
- Sections
- Townships
- Roads
- Main Roads

THIS SKETCH IS MADE SOLELY TO ASSIST IN LOCATING THE PROPERTY. THE COMPANY ASSUMES NO LIABILITY FOR VARIATION IF ANY WITH ACTUAL SURVEY.





0004923707

**STATE OF IDAHO***Office of the secretary of state, Lawrence Denney***AMENDMENT TO CERTIFICATE OF
ORGANIZATION OF LIMITED LIABILITY COMPANY**

Idaho Secretary of State
PO Box 83720
Boise, ID 83720-0080
(208) 334-2301
Filing Fee: \$30.00

For Office Use Only

-FILED-

File #: 0004923707

Date Filed: 9/23/2022 3:05:58 PM

Amendment to Certificate of Organization of Limited Liability Company

Select one: Standard, Expedited or Same Day Service (see descriptions below) Same Day Service (+\$100; filing fee \$130)

The current name of the limited liability company is: Summit Creek Ranch, LLC

The file number of this entity on the records of the Idaho Secretary of State is: 0004854600

Entity Type: Limited Liability Company

Entity Subtype: Limited Liability Company

The date the certificate of organization was originally filed: 2022-08-09 16:07:02.983

Limited Liability Company Name

Entity name 17859 Hwy 20 LLC

2. The complete street address of the principal office is amended to:

Principal Office Address THEODORE H. SMYTH, JR.
118 FOX CREEK ROAD
KETCHUM, ID 83340

3. The mailing address of the principal office is amended to:

Mailing Address THEODORE H. SMYTH, JR.
PO BOX 1778
SUN VALLEY, ID 83353-1778

4. Managers and Members

Name	Title	Address
☒ Theodore H. Smyth Jr.	Manager	THEODORE H. SMYTH, JR. PO BOX 1778 SUN VALLEY, ID 83353

Signature of Authorized Person:

Theodore H. Smyth, Jr., Manager

Sign Here

09/23/2022

Date

B0743-4347 09/23/2022 3:05 PM Received by Office of the Idaho Secretary of State



IDAHO DEPARTMENT OF
WATER RESOURCES

Southern Region • 650 Addison Ave W, Suite 500 • Twin Falls, ID 83301-5858

Phone: 208-736-3033 • Fax: 208-736-3037 • Email: southerninfo@idwr.idaho.gov • Web: idwr.idaho.gov

Governor Brad Little

Director Gary Spackman

October 31, 2022

17859 HWY 20 LLC
PO BOX 30328
SANTA BARBARA CA 93130-0328

Re: Change in Ownership for Water Right Nos: 37-1153B, 37-2614, 37-11638, 37-11639, 37-11641 & 37-14289

Dear Water Right Holder:

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

Additionally, James P. Speck is listed as the attorney of record on water rights 37-1153B, 37-2614 & 37-14289. John A Rosholt is also listed as the attorney of record on water rights 37-3614, 37-11638, 37-11639 & 37-11641. If these attorneys do not currently represent you, they can be removed as the attorneys of record on your water rights by contacting us through written correspondence.

If you have any questions concerning the enclosed information, please contact me at (208) 736-3033.

Sincerely,

Bill Mills
Water Resource Agent, Senior

Enclosure

C: Pioneer Title Co.; Water District 37