

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

RECEIVED

SEP 06 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?
47-7974	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: Richard L Svancara
Name of current water right holder/claimant

3. New Owner(s)/Claimant(s): Wells Livestock LLC
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or

3948N 800E Buhl ID 83316
Mailing address City State Zip
208-543-8374 colteye@hotmail.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: 8-30-2022

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.

8. Signature: Steven G. Wells Member 9/6/2022
 Signature of new owner/claimant Title, if applicable Date
Steven G. Wells
 Print name

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

Received by SG Date 9/6/2022 For IDWR Office Use Only: Receipt No. 5039420 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 BW Date 11/17/22

SCANNED
NOV 30 2022

Case No. 77320 TS

TitleFact, Inc.

163 Fourth Avenue North
P.O. Box 486
Twin Falls, Idaho 83303

**** SPACE ABOVE FOR RECORDER ****

TWIN FALLS COUNTY
RECORDED FOR:
TITLEFACT, INC.
02:25:43 PM 08-30-2022
2022015904
NO. PAGES 1 FEE: \$15.00
KRISTINA GLASCOCK
COUNTY CLERK
DEPUTY: AR
Electronically Recorded by Simplifile

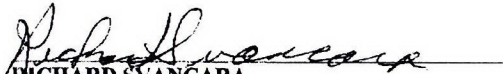
WARRANTY DEED

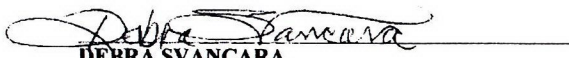
FOR VALUE RECEIVED **RICHARD SVANCARA and DEBRA SVANCARA, husband and wife**, hereinafter called the Grantor, hereby grants, bargains, sells and conveys unto **WELLS LIVESTOCK, LLC, an Idaho Limited Liability Company**, hereinafter called Grantee, whose address is: 3948 N 800 E., Buhl, ID 83316, the following described premises in Twin Falls County, Idaho; to-wit:

Part of the NE $\frac{1}{4}$ of Section 11 in Township 10 South, Range 13 East of the Boise Meridian, Twin Falls County, State of Idaho:
BEGINNING at the North $\frac{1}{4}$ corner of Section 11 in T. 10 S., R. 13 E., B.M. said corner marked by a 5/8" rebar which shall be the POINT OF BEGINNING;
THENCE North 89°57'17" East along the North line of Section 11 for a distance of 2641.14 feet to a 5/8" rebar at the Northeast corner of Section 11;
THENCE at the South 00°00'24" West along the East line of Section 11 for a distance of 2649.93 feet to a $\frac{1}{2}$ " rebar at the East $\frac{1}{4}$ corner of Section 11;
THENCE South 89°55'31" West along the South line of the NE $\frac{1}{4}$ for a distance of 891.83 feet to a $\frac{1}{2}$ " rebar;
THENCE North 01°03'33" East for a distance of 270.74 feet to a $\frac{1}{2}$ " rebar;
THENCE North 42°26'05" West for a distance of 215.90 feet to a $\frac{1}{2}$ " rebar;
THENCE North 52°46'07" West for a distance of 263.68 feet to a $\frac{1}{2}$ " rebar;
THENCE North 74°51'34" West for a distance of 321.97 feet to a $\frac{1}{2}$ " rebar;
THENCE North 74°51'34" West for a distance of 22.98 feet to the centerline of an irrigation canal;
THENCE North 41°12'10" West along said centerline for a distance of 39.40 feet;
THENCE North 60°34'19" West along said centerline for a distance of 633.27 feet;
THENCE North 62°44'07" West along said centerline for a distance of 125.84 feet;
THENCE South 76°52'34" West for a distance of 32.60 feet to a $\frac{1}{2}$ " rebar;
THENCE North 14°35'13" West (North 14°31'39" West, Rec.) for a distance of 984.76 feet to a $\frac{1}{2}$ " rebar;
THENCE North 37°04'59" West (North 37°01'25" West, Rec.) for a distance of 125.62 feet to a $\frac{1}{2}$ " rebar;
THENCE North 37°04'59" West (North 37°01'25" West, Rec.) for a distance of 33.21 feet to the West line of the NE $\frac{1}{4}$;
THENCE North 00°03'33" West along said $\frac{1}{4}$ Section line for a distance of 498.59 feet to the POINT OF BEGINNING.

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee and 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 they are free from all encumbrances except as described above; and that Grantor will warrant and defend the same from all lawful claims whatsoever.

Dated: August 30, 2022

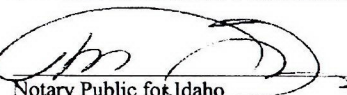

RICHARD SVANCARA


DEBRA SVANCARA

STATE OF IDAHO
County of Twin Falls

On this 30th day of August 2022, before me, a Notary Public in and for said State, personally appeared **RICHARD SVANCARA and DEBRA SVANCARA**, known or identified to me to be the persons whose names are subscribed to the foregoing instrument and acknowledged to me that they executed the same.

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


Notary Public for Idaho
Residing at Twin Falls
Commission Expires 11/01/2022

TASHA SCHURGER
COMMISSION NO. 56992
NOTARY PUBLIC
STATE OF IDAHO





0004550216

**STATE OF IDAHO**

Office of the secretary of state, Lawrence Denney

ANNUAL REPORT

Idaho Secretary of State
PO Box 83720
Boise, ID 83720-0080
(208) 334-2301
Filing Fee: \$0.00

For Office Use Only

-FILED-

File #: 0004550216

Date Filed: 1/3/2022 1:30:26 PM

Entity Name and Mailing Address:

Entity Name: WELLS LIVESTOCK, LLC
The file number of this entity on the records of the Idaho Secretary of State is: 0000310612
Address: 3948 N 800 E
BUHL, ID 83316-5918

Entity Details:

Entity Status: Active-Existing
This entity is organized under the laws of: IDAHO
If applicable, the old file number of this entity on the records of the Idaho Secretary of State was: W100432

The registered agent on record is:

Registered Agent: WALTER G WELLS
Registered Agent
Physical Address
3948 N 800 E
BUHL, ID 83316
Mailing Address

Limited Liability Company Managers and Members

Name	Title	Business Address
Walter G Wells	Manager	3948 N 800 E BUHL, ID 83316
Sherry E Wells	Member	3948 N 800 E BUHL, ID 83316
Steven G Wells	Member	3948 N 800 E BUHL, ID 83316
Vernon C Wells	Member	5511 LYNWOOD PLACE BOISE, ID 83706

The annual report must be signed by an authorized signer of the entity.

Job Title: Member

Vernon Wells01/03/2022

Sign Here

Date

RECEIVED BY ID SECRETARY OF STATE NOV 30 2022 1:30 PM



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

November 17, 2022

WELLS LIVESTOCK LLC
3948 N 800 E
BUHL ID 83316-5918

Re: Change in Ownership for Water Right No(s): 47-7974

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) 736-3033.

Sincerely,

Benny Walker
Senior Water Resource Agent,

Enclosure(s)