

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

RECEIVED

JAN 06 2022

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?
63-3499	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: Ann Marie Molenaar-Schram and John H. Schram
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): Callister LLC, an Idaho limited liability company
New owner(s) as listed on the conveyance document

174 S. Kestrel Place #204

Mailing address

208-573-3149

Telephone

Eagle

City

davec.hrc@gmail.com

Email

Name connector ☐ and ☐ or

ID

83616

State

Zip

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: December 20, 2021
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):
- ☐ \$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]
Signature of new owner/claimant
David Callister
Print name

Manager

Title, if applicable

Date

Signature: _____
Signature of new owner/claimant

Print name

Title, if applicable

Date

For IDWR Office Use Only:

Received by LC Date 01/06/2022 Receipt No. W050041 Receipt Amt. \$100.00

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 AB Date 7/24/23

SUPPORT DATA
IN FILE # 63-3499

SCANNED
JUL 25 2023

12-16-21

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



AFTER RECORDING MAIL TO:

Callister LLC
174 South Kestrel Place #204
Eagle, ID 83616

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

2021-086260

RECORDED

12/20/2021 02:20 PM

CHRIS YAMAMOTO
CANYON COUNTY RECORDER

Pgs=3 JWINSLOW

\$15.00

TYPE: DEED

FIRST AMERICAN TITLE INSURANCE

ELECTRONICALLY RECORDED

WARRANTY DEED

File No.: 4102-3824410 (PC)

Date: December 13, 2021

For Value Received, **Ann Marie Molenaar-Schram and John H. Schram, wife and husband**, hereinafter referred to as Grantor, does hereby grant, bargain, sell and convey unto **Callister LLC, an Idaho limited liability company**, hereinafter referred to as Grantee, whose current address is **174 South Kestrel Place #204, Eagle, ID 83616**, the following described premises, situated in **Canyon County, Idaho**, to wit:

LEGAL DESCRIPTION: Real property in the County of Canyon, State of Idaho, described as follows:

A parcel of land, situated in a portion of NW 1/4 of the SW 1/4 of Section 34, Township 5 North, Range 2 West, Boise Meridian, Canyon County, Idaho, being more particularly described as follows:

COMMENCING at a brass cap monument making the northeast corner of said NW 1/4 of the SW 1/4 (CW 1/6 Corner), from which an aluminum cap monument marking the northwest corner of said NW 1/4 of the SW 1/4 bears N.89°40'14"W. a distance of 1317.43 feet, thence along the east line of said NW 1/4 of the SW 1/4 S.00°16'23"W. a distance of 225.00 feet to a 5/8 inch rebar marking the **POINT OF BEGINNING**;

1) Thence, continuing along said east line, S.00°16'23"W. a distance of 1037.42 feet to a 5/8 inch rebar on the north right-of-way line of Quail Haven Way;

2) Thence, leaving said east line and along said north right-of-way line N.89°41'52"W. a distance of 1320.54 feet to a 5/8 inch rebar on the west line of said NW 1/4 of the SW 1/4;

3) Thence, leaving said north right-of-way line and along said west line, N.00°24'52"E. a distance of 1038.05 feet to a 5/8 inch rebar;

4) Thence, leaving said west line and along a line parallel with said north line of NW 1/4 of the SW 1/4 and 225.00 south when measured perpendicular thereto, S.89°40' 14"E. a distance of 1317.98 feet to the POINT OF BEGINNING.

APN: 37617010A0

SCANNED

JUL 25 2023

APN: 37617010A0

Warranty Deed
- continued

File No.: 4102-3824410 (PC)
Date: 12/13/2021

TO HAVE AND TO HOLD the said premises, with their appurtenances, unto 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.

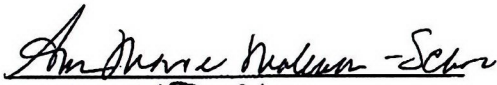
SCANNED

JUL 25 2023

APN: 37617010A0

Warranty Deed
- continued

File No.: 4102-3824410 (PC)
Date: 12/13/2021

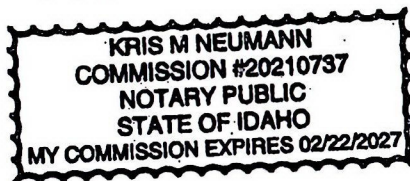

Ann Marie Molenaar-Schram


John H. Schram

STATE OF Idaho)
COUNTY OF Ada)
ss.

This record was acknowledged before me on 12/16/21 by Ann Marie Molenaar-Schram and John H. Schram.


Signature of Notary Public
My Commission Expires: _____



Canyon County, Idaho

generated on 9/15/2021 12:10:22 PM EST

Parcel

Parcel Number	Site Address	Current Total Assessed Value
37617010A0	0 LANSING LN, MIDDLETON	\$180,060

Owner Information

Owner Name	MOLENAAR-SCHRAM ANN MARIE SCHRAM JOHN H
Mailing Address	3353 N MUNGER RD STAR ID 83669
Transfer Date	01/27/2021
Document #	2021006290
Deed Book/Page	

Location / Description

Tax District	031-00	Legal Desc.	34-5N-2W NW TX 21059 IN NWSW T72725
Parcel Situs Address	0 LANSING LN, MIDDLETON		
Deeded Acreage	31.4300		

Parcel Type

Property Class Code	110 Agri homesite land
Neighborhood Code	240000

Assessment Information

Current Land Value	\$180,060	Residential Land	\$0	Adjustment Factor	0.00
Current Imp. Value	\$0	Residential Imp.	\$0	Average Value / Acre	\$0
Current Total Assessed Value	\$180,060	Residential Total	\$0	Appraisal Date	3/3/2021
Commercial Land	\$0	Non-Res Land	\$0	Reason For Change	02
Commercial Imp.	\$0	Non-Res Imp.	\$0	Prior Land Value	
Commercial Total	\$0	Non-Res Total	\$0	Prior Imp. Value	
Dwelling Value	\$0	Classified Land Value	\$0		
Farmland Value	\$0	Homesite Value	\$0		

SCANNED

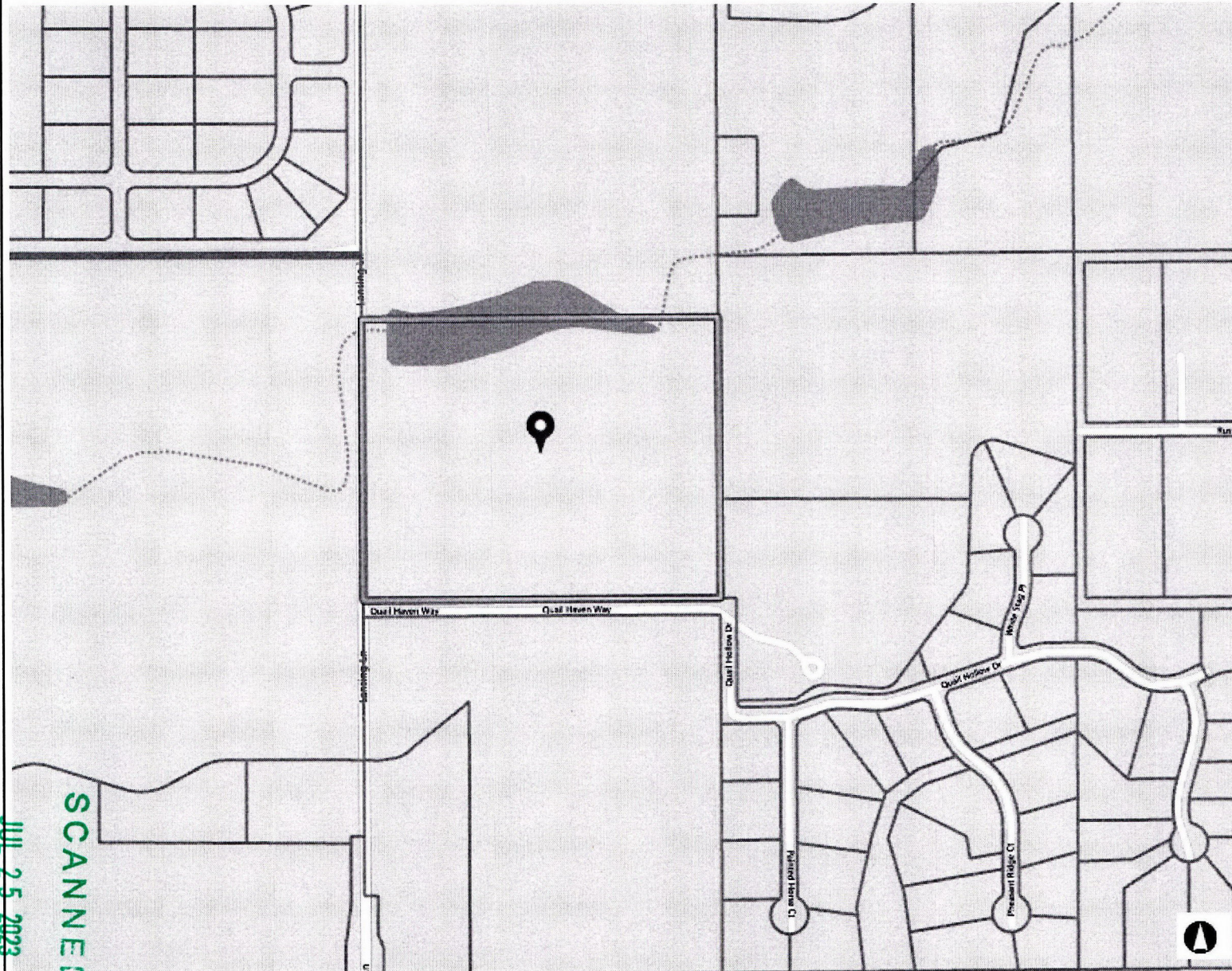
JUL 25 2023



- ☐ Taxlot
- ☐ County Boundary

9/20/2021

Notes



1,504.7 0 752.33 1,504.7 Feet

© First American Title

First American Title Insurance Company makes no express or implied warranty respecting the Information presented and assumes no responsibility for errors or omissions. FIRST AMERICAN, the Eagle logo, and FIRST AMERICAN TITLE INSURANCE COMPANY are trademarks owned by First American Financial Corporation.

SCANNED
JUL 25 2023



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 Gary Spackman

July 25, 2023

CALLISTER LLC
174 S KESTREL PL STE 204
EAGLE ID 83616-7901

Re: Change in Water Right Ownership: 63-3499 (Split into 63-3499 and 63-35463),

Dear Water Right Holder(s):

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

Your portion of each water right(s) has a specified point of diversion, nature of use and place of use. If you plan to change the authorized point of diversion, nature of use, or place of use, including adding a new point of diversion, you must file an Application for Transfer of Water Right. If you do not plan to change any elements of your water right, then no further action is required at this time.

The portion of the water right retained by the original right holder retains the original water right number. The Department is sending the original right holder a copy of this letter and a computer-generated report showing the changes to the original water right.

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) 605-4623.

Sincerely,

Allen Bradbury
Water Resource Agent, Senior

Enclosure(s)

cc: ANN MARIE SCHRAM & JOHN SCHRAM

SCANNED

JUL 25 2023

IDAHO DEPARTMENT OF WATER RESOURCES
Proof Report

7/24/2023

Water Right 63-3499

BEFORE SPLIT

Owner Type **Name and Address**
Current Owner JOHN SCHRAM
 3353 N MUNGER RD
 STAR, ID 83669
 (208) 286-7114

Current Owner ANN MARIE SCHRAM
 3353 N MUNGER RD
 STAR, ID 83669
 (208) 286-7114

Priority Date: 4/15/1966

Basis: Decreed

Status: Active

Source
UNNAMED DRAIN

Tributary
WILLOW CREEK

<u>Beneficial Use</u>	<u>From</u>	<u>To</u>	<u>Diversion Rate</u>	<u>Volume</u>
IRRIGATION	3/15	11/15	2.040 CFS	459.0 AF
IRRIGATION STORAGE	1/01	12/31		7.3 AF
IRRIGATION FROM STORAGE	3/15	11/15		7.3 AF
STOCKWATER	1/01	12/31	0.040 CFS	2.0 AF
	<u>Total Diversion</u>		2.080 CFS	468.3 AF

Source and Point(s) of Diversion:

UNNAMED DRAIN NWSW Sec. 34, Twp 05N, Rge 02W, CANYON County

Place Of Use:

IRRIGATION within CANYON County

			NE				NW				SW				SE				
Twp	Rng	Sec	NE	NW	SW	SE	NE	NW	SW	SE	NE	NW	SW	SE	NE	NW	SW	SE	Totals
05N	02W	34							36.0	36.0			30.0						102.0

POU Total Acres: 102.0

STOCKWATER Same as IRRIGATION

IRRIGATION FROM STORAGE Same as IRRIGATION

Conditions of Approval:

IDAHO DEPARTMENT OF WATER RESOURCES
Proof Report

7/24/2023

1. G16 This right remains subject to the right of the original appropriator, in good faith and in compliance with state laws governing changes in use and/or expansion of water rights, to cease wasting water, to change the place or manner of wasting it, or to recapture it.
2. R32 This right when combined with all other rights shall provide no more than .02 cfs per acre nor more than 4.5 afa per acre for irrigation of the lands above.
3. STOCKWATER USE IS FOR 150 RANGE CATTLE.
4. T08 Failure of the right holder to comply with the conditions of Transfer No. 4344 is cause for the Director to rescind approval of the transfer.
5. 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.
6. T07 The right holder shall accomplish the change authorized by Transfer No. 4344 within one (1) year of the date of this approval.
7. W14 Use of this right is combined with water from Black Canyon Irrigation District.
8. S39 The use of water for irrigation under this right may begin as early as March 1, provided other elements of the right are not exceeded. The use of water before March 15 under this remark is subordinate to all water rights having no subordinated early or late irrigation use and a priority date earlier than the date a partial decree is entered for this right.

Comments:

Dates and Other Information:

Decreed Date: 2/6/2009
Civil Case Number: 39576
Judicial District: FIFTH
State or Federal: S
Owner Name Connector: AND
Water District Number: TBD
Mitigation Plan: False

Combined Use Limits:

N/A

SubCase:

N/A

Water Supply Bank:

N/A

Water Right

63-3499

IRRIGATION

BEFORE SPLIT

The map depicts the place of use for the water use listed above and point(s) of diversion of this right as currently derived from interpretations of the paper records and is used solely for illustrative purposes. Discrepancies between the computer representation and the permanent document file will be resolved in favor of the actual water right documents in the water right file.



Date created: 7/24/2023



Legend

- Quarter Quarters
- PLS Sections
- Townships
- Place of Use Boundary
- Point of Diversion



SCANNED

JUL 25 2023

IDAHO DEPARTMENT OF WATER RESOURCES
Proof Report

7/24/2023

Water Right 63-3499

AFTER SPLIT

Owner Type **Name and Address**
Current Owner JOHN SCHRAM
 3353 N MUNGER RD
 STAR, ID 83669
 (208) 286-7114

Current Owner ANN MARIE SCHRAM
 3353 N MUNGER RD
 STAR, ID 83669
 (208) 286-7114

Priority Date: 4/15/1966

Basis: Decreed

Status: Active

Source
UNNAMED DRAIN

Tributary
WILLOW CREEK

<u>Beneficial Use</u>	<u>From</u>	<u>To</u>	<u>Diversion Rate</u>	<u>Volume</u>
IRRIGATION	3/15	11/15	1.440 CFS	324.0 AF
IRRIGATION STORAGE	1/01	12/31		5.2 AF
IRRIGATION FROM STORAGE	3/15	11/15		5.2 AF
STOCKWATER	1/01	12/31	0.030 CFS	1.4 AF
	<u>Total Diversion</u>		1.440 CFS	324.0 AF

Source and Point(s) of Diversion:

UNNAMED DRAIN NWSW

Sec. 34, Twp 05N, Rge 02W, CANYON County

Place Of Use:

IRRIGATION FROM STORAGE Same as IRRIGATION

STOCKWATER Same as IRRIGATION

IRRIGATION within CANYON County

			NE				NW				SW				SE				Totals
Twp	Rng	Sec	NE	NW	SW	SE	NE	NW	SW	SE	NE	NW	SW	SE	NE	NW	SW	SE	
05N	02W	34							36.0	36.0									72.0

POU Total Acres: 72.0

Conditions of Approval:

IDAHO DEPARTMENT OF WATER RESOURCES
Proof Report

7/24/2023

1. G16 This right remains subject to the right of the original appropriator, in good faith and in compliance with state laws governing changes in use and/or expansion of water rights, to cease wasting water, to change the place or manner of wasting it, or to recapture it.
2. R32 This right when combined with all other rights shall provide no more than .02 cfs per acre nor more than 4.5 afa per acre for irrigation of the lands above.
3. STOCKWATER USE IS FOR 150 RANGE CATTLE.
4. T08 Failure of the right holder to comply with the conditions of Transfer No. 4344 is cause for the Director to rescind approval of the transfer.
5. 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.
6. T07 The right holder shall accomplish the change authorized by Transfer No. 4344 within one (1) year of the date of this approval.
7. W14 Use of this right is combined with water from Black Canyon Irrigation District.
8. S39 The use of water for irrigation under this right may begin as early as March 1, provided other elements of the right are not exceeded. The use of water before March 15 under this remark is subordinate to all water rights having no subordinated early or late irrigation use and a priority date earlier than the date a partial decree is entered for this right.

Comments:

1 ABradbury 7/24/2023 Split Right
Split into 63-35463 and 63-3499 due to change in ownership.

2 ABradbury 7/24/2023 POU
Updated Shape

Dates and Other Information:

Decreed Date: 2/6/2009
Civil Case Number: 39576
Judicial District: FIFTH
State or Federal: S
Owner Name Connector: AND
Water District Number: TBD
Mitigation Plan: False

Combined Use Limits:

N/A

SubCase:

N/A

Water Supply Bank:

N/A

State of Idaho
Department of Water Resources
Attachment to Water Right
63-3499

AFTER SPLIT

This map depicts the IRRIGATION place of use boundary for this water right at the time of this approval and is attached to the approval document solely for illustrative purposes.



0 0.1 0.2 0.4 Miles

-  Place Of Use Boundary
-  Townships
-  PLS Sections
-  Quarter Quarters
-  Point of Diversion

SCANNED



JUL 25 2023

IDAHO DEPARTMENT OF WATER RESOURCES
Proof Report

7/24/2023

Water Right 63-35463

CREATED BY SPLIT

Owner Type **Name and Address**
Current Owner CALLISTER LLC
174 S KESTREL PL STE 204
EAGLE, ID 83616-7901
(208) 573-3149

Priority Date: 4/15/1966
Basis: Decreed
Status: Active

Source **Tributary**
UNNAMED DRAIN WILLOW CREEK

Beneficial Use	From	To	Diversion Rate	Volume
IRRIGATION	3/15	11/15	0.600 CFS	135.0 AF
IRRIGATION STORAGE	1/01	12/31		2.2 AF
IRRIGATION FROM STORAGE	3/15	11/15		2.2 AF
STOCKWATER	1/01	12/31	0.010 CFS	0.6 AF
	Total Diversion		0.600 CFS	135.0 AF

Source and Point(s) of Diversion:
UNNAMED DRAIN NWSW Sec. 34, Twp 05N, Rge 02W, CANYON County

Place Of Use:

STOCKWATER Same as IRRIGATION

IRRIGATION FROM STORAGE Same as IRRIGATION

IRRIGATION within CANYON County

			NE				NW				SW				SE				Totals
Twp	Rng	Sec	NE	NW	SW	SE	NE	NW	SW	SE	NE	NW	SW	SE	NE	NW	SW	SE	
05N	02W	34											30.0						30.0

POU Total Acres: 30.0

Conditions of Approval:

1. G16 This right remains subject to the right of the original appropriator, in good faith and in compliance with state laws governing changes in use and/or expansion of water rights, to cease wasting water, to change the place or manner of wasting it, or to recapture it.
2. R32 This right when combined with all other rights shall provide no more than .02 cfs per acre nor more than 4.5 afa per acre for irrigation of the lands above.

IDAHO DEPARTMENT OF WATER RESOURCES
Proof Report

7/24/2023

3. STOCKWATER USE IS FOR 150 RANGE CATTLE.
4. T08 Failure of the right holder to comply with the conditions of Transfer No. 4344 is cause for the Director to rescind approval of the transfer.
5. 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.
6. T07 The right holder shall accomplish the change authorized by Transfer No. 4344 within one (1) year of the date of this approval.
7. W14 Use of this right is combined with water from Black Canyon Irrigation District.
8. S39 The use of water for irrigation under this right may begin as early as March 1, provided other elements of the right are not exceeded. The use of water before March 15 under this remark is subordinate to all water rights having no subordinated early or late irrigation use and a priority date earlier than the date a partial decree is entered for this right.

Comments:

- | | | | |
|---|-----------|-----------|-------------|
| 1 | ABradbury | 7/24/2023 | Split Right |
| This right is the result of split from 63-3499. | | | |
| 2 | ABradbury | 7/24/2023 | POU |
| Updated Shape | | | |

Dates and Other Information:

Decreed Date: 2/6/2009
Civil Case Number: 39576
Judicial District: FIFTH
State or Federal: S
Owner Name Connector: AND
Water District Number: TBD
Mitigation Plan: False

Combined Use Limits:

N/A

SubCase:

N/A

Water Supply Bank:

N/A

State of Idaho
Department of Water Resources
Attachment to Water Right
63-35463

CREATED BY SPLIT

This map depicts the IRRIGATION place of use boundary for this water right at the time of this approval and is attached to the approval document solely for illustrative purposes.

02W



0 0.0425 0.085 0.17 Miles

- Place Of Use Boundary
- Townships
- PLS Sections
- Quarter Quarters
- Point of Diversion

SCANNER

JUL 25 2023

