

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

RECEIVED

JUN 05 2023

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?
63-26705	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: WARD, Charles and Charlotte

Name of current water right holder/claimant

3. New Owner(s)/Claimant(s): Wilson Landing LLC, an Idaho Limited Liability Company

1494 Leisure World

New owner(s) as listed on the conveyance document

Name connector ☐ and ☐ or
Mesa Arizona 85206

Mailing address

(208) 484-5042

City

dirt2doors@outlook.com

State

Zip

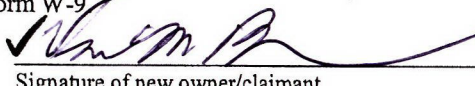
Telephone

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: 1-31-2022
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:  Managing Member 6/2/2023
- Signature of new owner/claimant Title, if applicable Date
- Vernon Brockman
- Print name

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

For IDWR Office Use Only:

Received by DM Date 6-5-23 Receipt No. W051290 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 DM Processed by DM Date 6-6-2023

SCANNED

JUN 06 2023

THIS INSTRUMENT FILED
FOR RECORD BY STEWART
TITLE COMPANY AS AN
ACCOMMODATION ONLY. IT
HAS NOT BEEN EXAMINED
AS TO ITS EFFECTS UPON
THE TITLE



2022-047624
RECORDED
10/20/2022 08:03 AM
CHRIS YAMAMOTO
CANYON COUNTY RECORDER
Pgs=2 JWINSLOW \$15.00
TYPE: DEED
STEWART TITLE - MERIDIAN OFFICE
ELECTRONICALLY RECORDED

QUITCLAIM DEED

THIS INDENTURE, made this 19th day of October, 2022, between

Dawn E. Brockman and Vernon Brockman, wife and husband AND Mark Peterson and Tamara Peterson, husband and wife, as **GRANTOR(S)** and

Wilson Landing, LLC, an Idaho Limited Liability Company, **GRANTEE(S)**

whose current address is 1494 Leisure World, Mesa, AZ., 85206.

WITNESS, that said Grantor(s), for and in consideration in lawful money of the United States of America, in hand paid by the Grantee, the receipt whereof is hereby acknowledged, does by these premises remise, release and forever QUITCLAIM, unto the said Grantee(s) and to its heirs and assigns all that certain lot, piece or parcel of land, bounded and particularly described as follows, to wit:

A part of the Southwest quarter of the Northwest quarter of Section 36, Township 3 North, Range 2 West of the Boise Meridian, Canyon County, Idaho, more particularly described as follows, to-wit:

Commencing at the Northwest corner of the Southwest quarter of the Northwest quarter of Section 36, Township 3 North, Range 2 West of the Boise Meridian; thence
South 89°42'27" East 329.77 feet along the North boundary of the said Southwest quarter of the Northwest quarter to the Northwest corner of the East three-quarters of the said Southwest quarter of the Northwest quarter; thence leaving the said North Boundary
South 0°05'26" East 320.00 feet along the West boundary of the said East three-quarters of the said Southwest quarter of the Northwest quarter; thence leaving the said West boundary
South 89°42'27" East 445.01 feet along a line parallel to the said North boundary to the Initial Point; thence
South 0°05'26" East 1001.58 feet along a line parallel to the said West boundary, to a point in the South boundary of the said East three-quarters; thence
South 89°45'20" East 218.00 feet along the said South boundary; thence leaving the said South boundary
North 0°05'26" West 1001.40 feet along a line parallel to the said West boundary of the said East three-quarters, to a point 320.00 feet South of the said North boundary; thence
North 89°42'27" West 218.00 feet along a line parallel to the said North boundary, to the Initial Point.

Excepting Therefrom:

Beginning at a point in the West line of said Section 36, 434 feet North of the quarter corner of the West side of the section and running North along said West line 33 feet; thence
South 89°53' East 41.5 feet; thence South 51°13' East 693 feet; thence
North 89°52' East 531.6 feet; thence East 196.1 feet; thence
South 66.9 feet; thence East 198.1 feet; thence
South 1°18' West 108.6 feet; thence
South 49°22' East 1487.4 feet to the North and South center line of said Section 36; thence
South along said line 237 feet; thence
West 16 feet; thence North 202.9 feet; thence
North 49°22' West 1514.1 feet; thence
North 1°18' East 91.4 feet; thence
West 198 feet; thence

SCANNED

JUN 06 2023

North 67 feet; thence
West 162.9 feet; thence
South 89°52' West 543.1 feet; thence
North 51°18' West 692.9 feet; thence
North 89°53' West 29.3 feet to Place of Beginning as affecting the above described property.

Also Excepting Therefrom:

Right-of-way for road along the South 12 feet thereof.

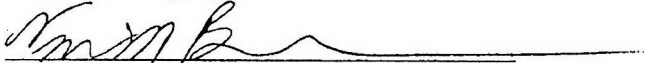
Parcel Number: 32434000 0

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD, All and singular the said premises, together with the appurtenances, unto the Grantee and to its heirs and assigns forever.

IN WITNESS WHEREOF, the grantor(s) has executed this deed on the date set forth above.


Dawn E. Brockman


Vernon Brockman


Mark Peterson


Tamara Peterson

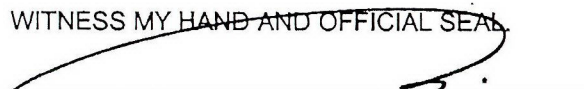
State of Idaho

) ss.

County of Canyon

On this 19th day of October, 2022, before me, the undersigned, a Notary Public, in and for said State, personally appeared Dawn E. Brockman and Vernon Brockman AND Mark Peterson and Tamara Peterson known to me, and or identified to me on the basis of satisfactory evidence, to be the person(s) whose name is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same.

WITNESS MY HAND AND OFFICIAL SEAL.


Notary Public: Pamela Draper
Notary resides: Eagle, Id
My commission expires: 4/16/2027

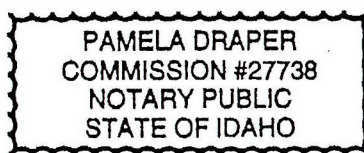
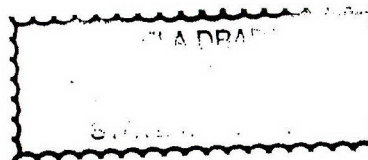


EXHIBIT "A"

LEGAL DESCRIPTION

A part of the Southwest quarter of the Northwest quarter of Section 36, Township 3 North, Range 2 West of the Boise Meridian, Canyon County, Idaho, more particularly described as follows, to-wit:

Commencing at the Northwest corner of the Southwest quarter of the Northwest quarter of Section 36, Township 3 North, Range 2 West of the Boise Meridian; thence South 89°42'27" East 329.77 feet along the North boundary of the said Southwest quarter of the Northwest quarter to the Northwest corner of the East three-quarters of the said Southwest quarter of the Northwest quarter; thence leaving the said North Boundary South 0°05'26" East 320.00 feet along the West boundary of the said East three-quarters of the said Southwest quarter of the Northwest quarter; thence leaving the said West boundary South 89°42'27" East 445.01 feet along a line parallel to the said North boundary to the Initial Point; thence South 0°05'26" East 1001.58 feet along a line parallel to the said West boundary, to a point in the South boundary of the said East three-quarters; thence South 89°45'20" East 218.00 feet along the said South boundary; thence leaving the said South boundary North 0°05'26" West 1001.40 feet along a line parallel to the said West boundary of the said East three-quarters, to a point 320.00 feet South of the said North boundary; thence North 89°42'27" West 218.00 feet along a line parallel to the said North boundary, to the Initial Point.

Excepting Therefrom:

Beginning at a point in the West line of said Section 36, 434 feet North of the quarter corner of the West side of the section and running North along said West line 33 feet; thence South 89°53' East 41.5 feet; thence South 51°13' East 693 feet; thence North 89°52' East 531.6 feet; thence East 196.1 feet; thence South 66.9 feet; thence East 198.1 feet; thence South 1°18' West 108.6 feet; thence South 49°22' East 1487.4 feet to the North and South center line of said Section 36; thence South along said line 237 feet; thence West 16 feet; thence North 202.9 feet; thence North 49°22' West 1514.1 feet; thence North 1°18' East 91.4 feet; thence West 198 feet; thence North 67 feet; thence West 162.9 feet; thence South 89°52' West 543.1 feet; thence North 51°18' West 692.9 feet; thence North 89°53' West 29.3 feet to Place of Beginning as affecting the above described property.

Also Excepting Therefrom:

Right-of-way for road along the South 12 feet thereof.

SCANNED

JUN 06 2023



Order Number: 21440190

Warranty Deed

For value received,

Darrin Buys, a single man, and Tamara Buys, a single woman

the grantor, does hereby grant, bargain, sell, and convey unto

Dawn E. Brockman and Vernon Brockman wife and husband and Mark Peterson and Tamara Peterson, husband and wife

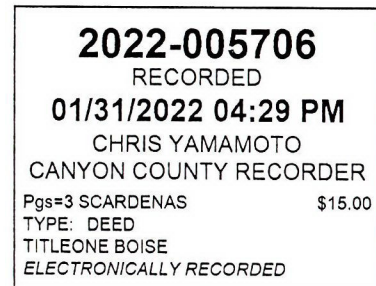
whose current address is 1494 Leisure World, Mesa, AZ 85206

the grantee, the following described premises, in Canyon County, Idaho, to wit:

See Exhibit A, attached hereto and incorporated herein.

To have and to hold the said premises, with their appurtenances unto the said Grantee, its heirs and assigns forever. And the said Grantor does hereby covenant to and with the said Grantee, that Grantor is the owner in fee simple of said premises; that they are free from all encumbrances except those to which this conveyance is expressly made subject and those made, suffered or done by the Grantee; and subject to all existing patent reservations, easements, right(s) of way, protective covenants, zoning ordinances, and applicable building codes, laws and regulations, general taxes and assessments, including irrigation and utility assessments (if any) for the current year, which are not due and payable, and that Grantor will warrant and defend the same from all lawful claims whatsoever. Whenever the context so requires, the singular number includes the plural.

Remainder of page intentionally left blank.



Order Number: 21440190

SCANNED
Warranty Deed - Page 1 of 3
JUN 06 2023

Dated: January 28, 2022

Darrin Buys
Darrin Buys

Tamara Buys
Tamara Buys

State of Idaho, County of Ada, ss.

On this 31 day of January 2022, before me, the undersigned, a Notary Public in and for said State, personally appeared Darrin Buys and Tamara Buys, 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.

Gabriela Ramirez
Notary Public

Residing In:

My Commission Expires:
(seal)

Residing: Meridian, ID
Commission expires: 8/22/2024

GABRIELA RAMIREZ
COMMISSION #60164
NOTARY PUBLIC
STATE OF IDAHO

EXHIBIT A
LEGAL DESCRIPTION OF THE PREMISES

A part of the Southwest quarter of the Northwest quarter of Section 36, Township 3 North, Range 2 West of the Boise Meridian, Canyon County, Idaho, more particularly described as follows, to-wit:

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South 89°52' West 543.1 feet; thence
North 51°18' West 692.9 feet; thence
North 89°53' West 29.3 feet to Place of Beginning as affecting the above described property.

Also Excepting Therefrom:

Right-of-way for road along the South 12 feet thereof.

IDAHO DEPARTMENT OF WATER RESOURCES
Proof Report

6/6/2023

Water Right 63-26705

Owner Type **Name and Address**
Current Owner WILSON LANDING LLC
1494 LEISURE WORLD
MESA, AZ 85206-2307

Original Owner CHARLES R WARD
3320 WILSON LN
NAMPA, ID 83686
(208) 466-3883

Original Owner CHARLOTTE J WARD
3320 WILSON LN
NAMPA, ID 83686
(208) 466-3883

Priority Date: 10/21/1971

Basis: Decreed

Status: Active

Source
GROUND WATER

Tributary

<u>Beneficial Use</u>	<u>From</u>	<u>To</u>	<u>Diversion Rate</u>	<u>Volume</u>
STOCKWATER	1/01	12/31	0.020 CFS	
DOMESTIC	1/01	12/31	0.040 CFS	
	<u>Total Diversion</u>		0.060 CFS	

Source and Point(s) of Diversion:

GROUND WATER SWNW

Sec. 36, Twp 03N, Rge 02W, CANYON County

Place Of Use:

DOMESTIC 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	
03N	02W	36							X										

STOCKWATER 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	
03N	02W	36							X										

Conditions of Approval:

IDAHO DEPARTMENT OF WATER RESOURCES
Proof Report

6/6/2023

1. N13 THE QUANTITY OF WATER UNDER THIS RIGHT SHALL NOT EXCEED 13,000 GALLONS PER DAY.
2. 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.
3. N11 THE QUANTITY OF WATER DECREED FOR THIS WATER RIGHT IS NOT A DETERMINATION OF HISTORICAL BENEFICIAL USE.
4. PARCEL NO. 1R32434-000-0 STOCKWATER, 10 RANGE CATTLE

Dates and Other Information:

Decreed Date: 4/28/2000
Civil Case Number: 39576
Judicial District: FIFTH
State or Federal: S
Owner Name Connector: OR
Water District Number: TBD
Mitigation Plan: False

Combined Use Limits:

N/A

SubCase:

N/A

Water Supply Bank:

N/A

SCANNED



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

August 16, 2023

WILSON LANDING LLC
1494 LEISURE WORLD
MESA AZ 85206-2307

RE: Change in Water Right Ownership for Water Right No(s): **63-26705**

Dear Interested Parties:

The Idaho Department of Water Resources (Department) received a Notice of Change in Water Right Ownership (Notice) from you on July 12, 2023 for the above referenced water rights. The Notice was requesting that the Water Right be split to complete the Ownership Change. After speaking with our water right agents regarding the notice and the details of the split, you have requested to withdraw your Notice of Change in Water Right Ownership.

The Department is returning your Notice of Change in Water Right Ownership and the attachments. A refund of \$100 has been requested and will be mailed to WILSON LANDING LLC under separate cover from the Idaho State Controller's Office.

If you have any questions regarding this matter, please contact me at (208)605-4620.

Sincerely,

Debra Mansfield
Office Specialist II

Enclosure(s)

SCANNED

AUG 16 2023

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

RECEIVED

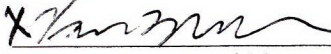
JUL 12 2023

NOTICE OF CHANGE IN WATER RIGHT OWNERSHIP WATER RESOURCES
WESTERN REGION

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?
63-26705	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: Wilson Landing, LLC, an Idaho Limited Liability Company
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): Wilson Landing, LLC, an Idaho Limited Liability Company
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or
- 1494 Leisure World Mesa Az 85206
Mailing address City State Zip
- (208) 484-5042 dirt2doors@outlook.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: 1-31-2022
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:  Managing Member 7-11-2023
Signature of new owner/claimant Title, if applicable Date
Vernon Brockman
Print name
- Signature: _____
Signature of new owner/claimant Title, if applicable Date

Print name

For IDWR Office Use Only:

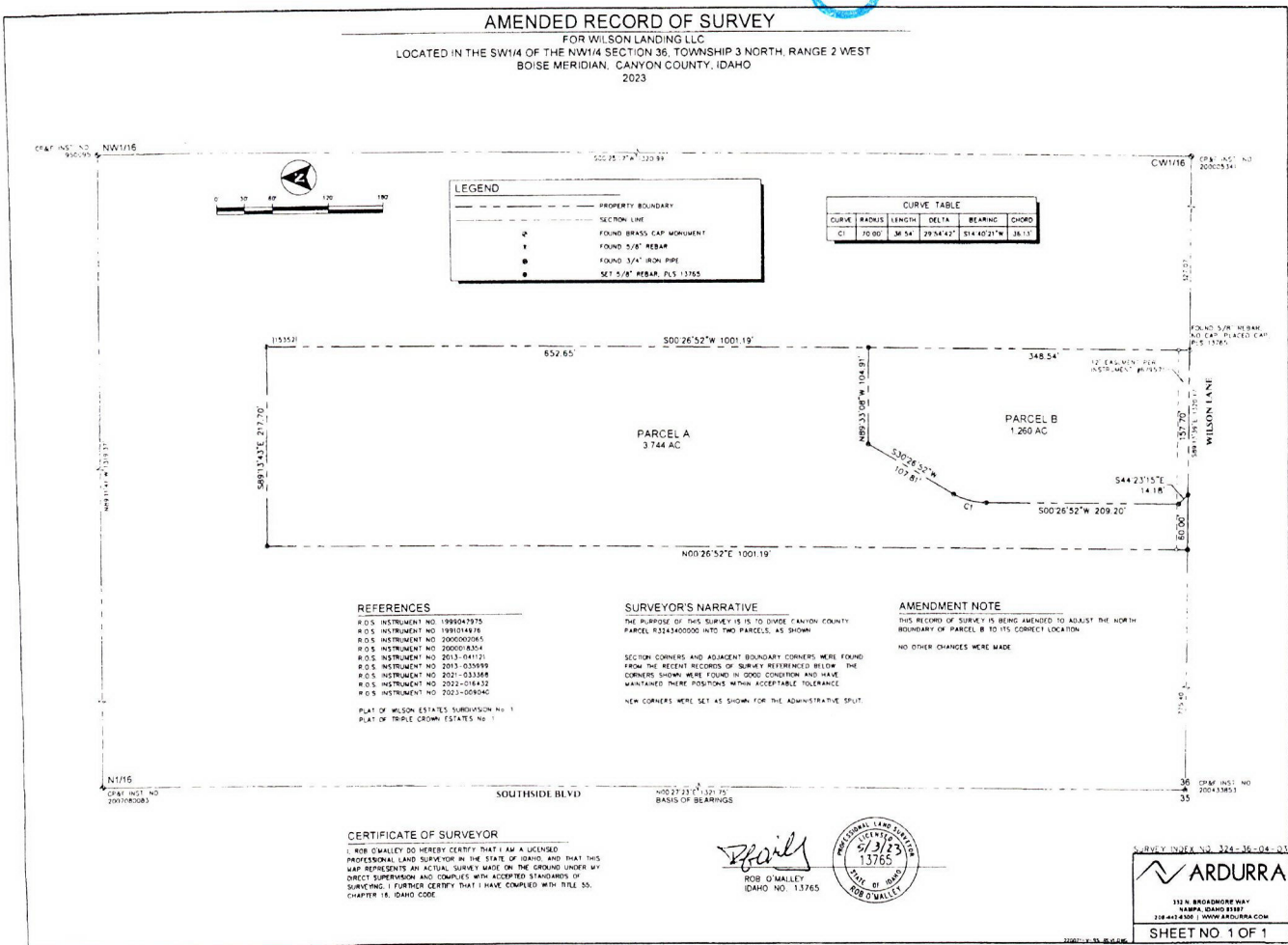
Received by CC Date 7-12-23 Receipt No. W051382 Receipt Amt. \$100.00

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 _____ Date SCANNED

AUG 16 2023

COPY



2023-013969
RECORDED
05/03/2023 02:01 PM
CHRIS YAMAMOTO
CANYON COUNTY RECORDER
Pg# 1 TYPUREN
SURVEY
ARDURRA

NOT OFFICIAL
SEE ORIGINAL IN RECORDER'S
OFFICE

THIS INSTRUMENT FILED
FOR RECORD BY STEWART
TITLE COMPANY AS AN
ACCOMMODATION ONLY. IT
HAS NOT BEEN EXAMINED
AS TO ITS EFFECTS UNDER
THE RULE



2023-016869
RECORDED
05/30/2023 11:11 AM
CHRIS YAMAMOTO
CANYON COUNTY RECORDER
Pgs=3 ADMARTINEZ \$15.00
TYPE: DEED
STEWART TITLE - MERIDIAN OFFICE
ELECTRONICALLY RECORDED

TITLE

This Deed is being recording to correct the legal description of that document recorded April 13, 2023, at Recorder's No. 2023-011641

WARRANTY DEED

For Value Received **Wilson Landing LLC, an Idaho Limited Liability Company**, duly organized and existing under and by virtue of the State of **Idaho** with its principal office at 1494 Leisure World, Mesa, AZ 85206, Grantor, hereby **CONVEYS OR GRANTS** and **WARRANTS** unto **Wilson Landing, LLC, an Idaho Limited Liability Company**, the Grantee, whose current address is: 1494 Leisure World, Mesa, AZ., 85206, the following described premises, to wit:

SEE PARCEL "B" ATTACHED HERETO AND MADE A PART HEREOF

Parcel No. 32434000 0

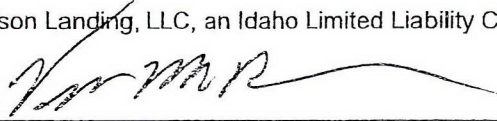
SUBJECT TO: Current General Taxes, a lien in the process of assessments, not yet due or payable. Easements, restrictions, reservations, provisions of record and assessments, if any.

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee, their heirs and assigns forever. And the said Grantor does hereby covenant to and with the said Grantee, that it is the owner in fee simple of said premises, that said premises are free from all encumbrances and that he will warrant and defend the same from all lawful claims whatsoever.

The officers who sign this deed hereby certify that this deed and the transfer represented thereby was duly authorized under a resolution duly adopted by the board of directors of the Grantor at a lawful meeting duly held and attended by a quorum.

IN WITNESS WHEREOF, the grantor has caused its corporate name to be hereunto subscribed by its authorized officers, this 26 day of May, 2023.

Wilson Landing, LLC, an Idaho Limited Liability Company

By: 

Vernon Brockman

Its: Managing Member

COPY

State of Arizona

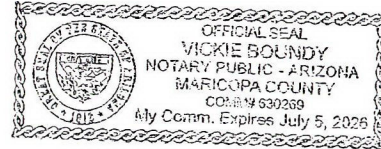
) ss

County of Maricopa

On this 26 day of May, 2023, before me, the undersigned, a Notary Public, in and for said State, personally appeared Vernon Brockman, known to me, and/or identified to me on the basis of satisfactory evidence, to be the Managing Member of the Limited Liability Company that executed the instrument and the foregoing instrument was signed on behalf of said company by authority of consent of its members and acknowledged to me that he/she/they executed the same.

WITNESS MY HAND AND OFFICIAL SEAL.

Vickie Boundy
Notary Public:
Residing at: 908 S. Power Rd, Mesa, AZ
My commission expires: July 5, 2026



COPY



Project No: 220071

Date: May 2, 2023

Page 1 of 1

PARCEL B
Property Description

Located in the SW1/4 of the NW1/4 of Section 36, Township 3 North, Range 2 West, Boise Meridian, City of Nampa, Canyon County, Idaho, more particularly described as follows:

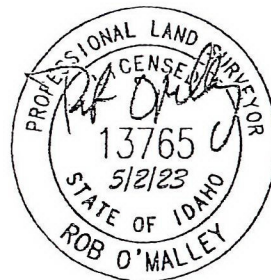
COMMENCING at a 5/8-inch rebar marking the west one-quarter corner of said Section 36; thence, along the south boundary of said SW1/4 of the NW1/4 and the north right-of-way of Wilson Lane per Quitclaim Deed Instrument No. 670204, records of Canyon County, Idaho,

A. S.89°13'39"E., 835.40 feet to the **POINT OF BEGINNING**; thence, leaving said south boundary and north right-of-way,

1. N.44°23'15"W., 14.18 feet; thence,
2. N.00°26'52"E., 209.20 feet; to the beginning of a tangent curve; thence,
3. Northeasterly along said curve to the right, having a radius of 70.00 feet, an arc length of 36.54 feet, through a central angle of 29°54'42" and a long chord which bears N.14°40'21"E., 36.13 feet; thence, tangent from said curve,
4. N.30°26'52"E., 107.81 feet; thence,
5. S.89°33'08"E., 104.91 feet; thence,
6. S.00°26'52"W., 348.54 feet to said north right-of-way; thence,
7. N.89°13'39"W., 157.70 feet to the **POINT OF BEGINNING**.

COPY

CONTAINING: 1.260 acres, more or less.



THIS INSTRUMENT FILED
FOR RECORD BY STEWART
TITLE COMPANY AS AN
ACCOMMODATION ONLY. IT
HAS NOT BEEN EXAMINED
AS TO ITS EFFECTS UPON
THE TITLE.



TITLE

This Deed is being recording to correct the legal description of that document recorded April 13, 2023, at Recorder's No. 2023-011641

WARRANTY DEED

For Value Received **Wilson Landing LLC, an Idaho Limited Liability Company**, duly organized and existing under and by virtue of the State of **Idaho** with its principal office at 1494 Leisure World, Mesa, AZ 85206, Grantor, hereby CONVEYS OR GRANTS and WARRANTS unto **Wilson Landing, LLC, an Idaho Limited Liability Company**, the Grantee, whose current address is: 1494 Leisure World, Mesa, AZ., 85206, the following described premises, to wit:

SEE PARCEL "B" ATTACHED HERETO AND MADE A PART HEREOF

Parcel No. 32434000 0

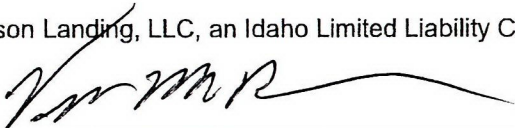
SUBJECT TO: Current General Taxes, a lien in the process of assessments, not yet due or payable. Easements, restrictions, reservations, provisions of record and assessments, if any.

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee, their heirs and assigns forever. And the said Grantor does hereby covenant to and with the said Grantee, that it is the owner in fee simple of said premises, that said premises are free from all encumbrances and that he will warrant and defend the same from all lawful claims whatsoever.

The officers who sign this deed hereby certify that this deed and the transfer represented thereby was duly authorized under a resolution duly adopted by the board of directors of the Grantor at a lawful meeting duly held and attended by a quorum.

IN WITNESS WHEREOF, the grantor has caused its corporate name to be hereunto subscribed by its authorized officers, this 26 day of May, 2023.

Wilson Landing, LLC, an Idaho Limited Liability Company

By: 

Vernon Brockman
Its: Managing Member

COPY

State of Arizona

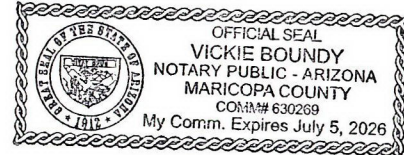
) ss

County of Maricopa

On this 26 day of May, 2023, before me, the undersigned, a Notary Public, in and for said State, personally appeared Vernon Brockman, known to me, and/or identified to me on the basis of satisfactory evidence, to be the Managing Member of the Limited Liability Company that executed the instrument and the foregoing instrument was signed on behalf of said company by authority of consent of its members and acknowledged to me that he/she/they executed the same.

WITNESS MY HAND AND OFFICIAL SEAL.

Vickie Boundy
Notary Public:
Residing at: 908 S. Power Rd, Mesa, AZ
My commission expires: July 5, 2026



COPY



Project No: 220071
Date: May 2, 2023
Page 1 of 1

PARCEL B
Property Description

Located in the SW1/4 of the NW1/4 of Section 36, Township 3 North, Range 2 West, Boise Meridian, City of Nampa, Canyon County, Idaho, more particularly described as follows:

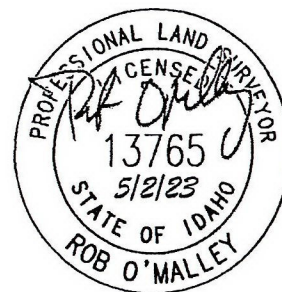
COMMENCING at a 5/8-inch rebar marking the west one-quarter corner of said Section 36; thence, along the south boundary of said SW1/4 of the NW1/4 and the north right-of-way of Wilson Lane per Quitclaim Deed Instrument No. 670204, records of Canyon County, Idaho,

A. S.89°13'39"E., 835.40 feet to the **POINT OF BEGINNING**; thence, leaving said south boundary and north right-of-way,

1. N.44°23'15"W., 14.18 feet; thence,
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3. Northeasterly along said curve to the right, having a radius of 70.00 feet, an arc length of 36.54 feet, through a central angle of 29°54'42" and a long chord which bears N.14°40'21"E., 36.13 feet; thence, tangent from said curve,
4. N.30°26'52"E., 107.81 feet; thence,
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CONTAINING: 1.260 acres, more or less.

COPY



THIS INSTRUMENT FILED
FOR RECORD BY STEWART
TITLE COMPANY AS AN
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THE TITLE



2023-016870
RECORDED
05/30/2023 11:11 AM
CHRIS YAMAMOTO
CANYON COUNTY RECORDER
Pgs=3 ADMARTINEZ \$15.00
TYPE: DEED
STEWART TITLE - MERIDIAN OFFICE
ELECTRONICALLY RECORDED

TITLE

This Deed is being recording to correct the legal description of that document recorded April 13, 2023, at Recorder's No. 2023-011638

WARRANTY DEED

For Value Received **Wilson Landing LLC, an Idaho Limited Liability Company**, duly organized and existing under and by virtue of the State of **Idaho** with its principal office at 1494 Leisure World, Mesa, AZ 85206, Grantor, hereby CONVEYS OR GRANTS and WARRANTS unto **Wilson Landing, LLC, an Idaho Limited Liability Company**, the Grantee, whose current address is: 1494 Leisure World, Mesa, AZ., 85206, the following described premises, to wit:

SEE PARCEL "A" ATTACHED HERETO AND MADE A PART HEREOF

Parcel No. 324340100 0

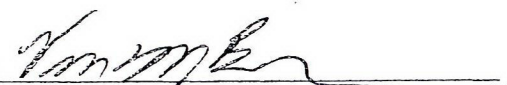
SUBJECT TO: Current General Taxes, a lien in the process of assessments, not yet due or payable. Easements, restrictions, reservations, provisions of record and assessments, if any.

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee, their heirs and assigns forever. And the said Grantor does hereby covenant to and with the said Grantee, that it is the owner in fee simple of said premises, that said premises are free from all encumbrances and that he will warrant and defend the same from all lawful claims whatsoever.

The officers who sign this deed hereby certify that this deed and the transfer represented thereby was duly authorized under a resolution duly adopted by the board of directors of the Grantor at a lawful meeting duly held and attended by a quorum.

IN WITNESS WHEREOF, the grantor has caused its corporate name to be hereunto subscribed by its authorized officers, this 26 day of May, 2023

Wilson Landing, LLC, an Idaho Limited Liability Company

By: 

Vernon Brockman

Its: Managing Member

COPY

State of Arizona

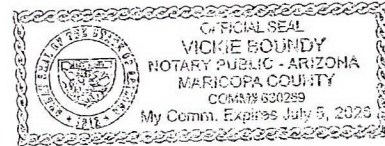
) ss.

County of Maricopa

On this 26 day of May, 2023, before me, the undersigned, a Notary Public, in and for said State, personally appeared Vernon Brockman, known to me, and/or identified to me on the basis of satisfactory evidence, to be the Managing Member of the Limited Liability Company that executed the instrument and the foregoing instrument was signed on behalf of said company by authority of consent of its members and acknowledged to me that he/she/they executed the same.

WITNESS MY HAND AND OFFICIAL SEAL.

Vickie Bandy
Notary Public:
Residing at: 908 S. Power Rd., Mesa, AZ
My commission expires: July 5, 2026



COPY



Project No: 220071

Date: May 2, 2023

Page 1 of 1

PARCEL A
Property Description

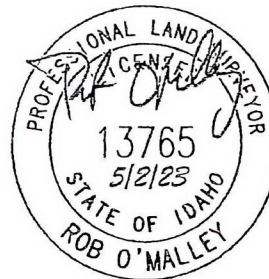
Located in the SW1/4 of the NW1/4 of Section 36, Township 3 North, Range 2 West, Boise Meridian, Canyon County, Idaho, more particularly described as follows:

COMMENCING at a 5/8-inch rebar marking the west one-quarter corner of said Section 36; thence, along the south boundary of said SW1/4 of the NW1/4 and the north right-of-way of Wilson Lane per Quitclaim Deed Instrument No. 670204, records of Canyon County, Idaho,

A. S.89°13'39"E., 775.40 feet to the **POINT OF BEGINNING**; thence, leaving said south boundary and north right-of-way,

1. N.00°26'52"E., 1001.19 feet; thence,
2. S.89°13'43"E., 217.70 feet; thence,
3. S.00°26'52"W., 652.65 feet; thence,
4. N.89°33'08"W., 104.91 feet; thence,
5. S.30°26'52"W., 107.81 feet to the beginning of a tangent curve; thence,
6. Southwesterly along said curve to the left, having a radius of 70.00 feet, an arc length of 36.54 feet, through a central angle of 29°54'42" and a long chord which bears S.14°40'21"W., 36.13 feet; thence, tangent from said curve,
7. S.00°26'52"W., 209.20 feet; thence,
8. S.44°23'15"E., 14.18 feet to said north right-of-way; thence, along said right-of-way,
9. N.89°13'39"W., 60.00 feet to the **POINT OF BEGINNING**.

CONTAINING: 3.744 acres, more or less.



THIS INSTRUMENT FILED
FOR RECORD BY STEWART
TITLE COMPANY AS AN
ACCOMMODATION ONLY. IT
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AS TO ITS EFFECTS UPON
THE TITLE



TITLE

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Wilson Landing, LLC, an Idaho Limited Liability Company

COPY

By: 
Vernon Brockman
Its: Managing Member

State of Arizona

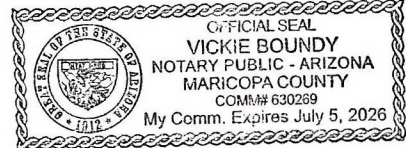
) ss.

County of Maricopa

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WITNESS MY HAND AND OFFICIAL SEAL.

Vickie Boundy
Notary Public:
Residing at: 908 S. Power Rd., Mesa, AZ
My commission expires: July 5, 2026



COPY

SCANNED



Project No: 220071
Date: May 2, 2023
Page 1 of 1

PARCEL A
Property Description

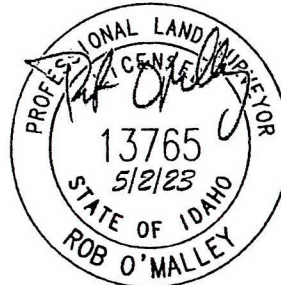
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9. N.89°13'39"W., 60.00 feet to the **POINT OF BEGINNING**.

CONTAINING: 3.744 acres, more or less.



IN THE DISTRICT COURT OF THE FIFTH JUDICIAL DISTRICT OF THE
STATE OF IDAHO, IN AND FOR THE COUNTY OF TWIN FALLS

In Re SRBA)
Case No. 39576)
PARTIAL DECREE PURSUANT TO
I.R.C.P. 54(b) FOR
Water Right 63-26705

NAME AND ADDRESS: CHARLES R WARD
CHARLOTTE J WARD
3320 WILSON LN
NAMPA, ID 83686

SOURCE: GROUNDWATER

QUANTITY: 0.06 CFS

THE QUANTITY OF WATER UNDER THIS RIGHT SHALL NOT EXCEED 13,000
GALLONS PER DAY.

PRIORITY DATE: 10/21/1971

POINT OF DIVERSION: T03N R02W S36 SWNW Within Canyon County

PURPOSE AND PERIOD OF USE:	PURPOSE OF USE	PERIOD OF USE	QUANTITY
	Domestic 1 HOME	01-01 TO 12-31	0.04 CFS
	Stockwater	01-01 TO 12-31	0.02 CFS

PLACE OF USE:	Stockwater		Within Canyon County
	T03N R02W S36	SWNW	
	Domestic		Within Canyon County
	T03N R02W S36	SWNW	

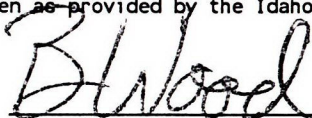
OTHER PROVISIONS NECESSARY FOR DEFINITION OR ADMINISTRATION OF THIS WATER RIGHT:

THE QUANTITY OF WATER DECREED FOR THIS WATER RIGHT IS NOT A
DETERMINATION OF HISTORICAL BENEFICIAL USE.

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. I.C. SECTION 42-1412(6).

RULE 54(b) CERTIFICATE

With respect to the issues determined by the above judgment or order, it is hereby CERTIFIED, in accordance with Rule 54(b), I.R.C.P., that the court has determined that there is no just reason for delay of the entry of a final judgment and that the court has and does hereby direct that the above judgment or order shall be a final judgment upon which execution may issue and an appeal may be taken as provided by the Idaho Appellate Rules.


Barry Wood
Administrative District Judge
Presiding Judge of the
Snake River Basin Adjudication



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

June 06, 2023

WILSON LANDING LLC
1494 LEISURE WORLD
MESA AZ 85206-2307

Re: Change in Ownership for Water Right No(s): **63-26705**

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)605-4620.

Sincerely,

Debra Mansfield
Office Specialist II

Enclosure(s)

SCANNED

JUN 06 2023

Mansfield, Debra

From: Mansfield, Debra
Sent: Wednesday, August 16, 2023 9:22 AM
To: IdwrPayable
Subject: REFUND - Wilson Landing LLC

TO: Sascha Marston, Susan Steed

FROM: Debra Mansfield

DATE: August 16, 2023

RE: *Refund: Notice Of Change In Water Right Ownership*

Wilson Landing LLC submitted a Notice Of Change In Water Right Ownership but decided to not complete the process. The applicant is cancelling their request.

Please issue a refund of \$100.00 to:

WILSON LANDING LLC
1494 LEISURE WORLD
MESA AZ 85206-2307

RECEIPT #

W051382

Thank you,

Debra Mansfield | Office Specialist II
IDWR - Western Region
2735 W Airport Way, Boise ID 83705
(208) 334-2190 | Debra.Mansfield@idwr.idaho.gov

SCANNED

AUG 16 2023