

RECEIVED

JAN 22 2024

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCESDepartment of Water Resources
Eastern 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?
22-13879	Yes ☐	Yes ☐		Yes ☐	Yes ☐
22-13882	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: Tetonia Properties, LLC
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): Teton Rock, LLC
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or
- PO Box 33 Driggs ID 83422
Mailing address City State Zip
208-709-6669 actionexoffice@gmail.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: March 18, 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: [Signature] Member 5.17.23
Signature of new owner/claimant Title, if applicable Date
Jamie Lerwill
Print name

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

Print name

For IDWR Office Use Only:
Received by JB Date 1/22/2024 Receipt No. E049747 Receipt Amt. \$50.-
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 JB Processed by JB Date _____

IN FILE # 22-13879

WARRANTY DEED

Tetonia Properties LLC, an Idaho limited liability company, c/o Peter J. Freymann, P.O. Box 8652, Jackson, WY 83002 (hereinafter "Grantor"), for and in consideration of \$10.00 and other good and valuable consideration, hereby transfer, grant, convey, and warrant unto **Teton Rock, LLC**, an Idaho limited liability company, of P.O. Box 33, Driggs, ID 83422 (hereinafter "Grantee"), all of Grantor's interest in and to the following described real property (hereinafter referred to as the "Subject Property") located in Teton County, Idaho, to wit:

See attached Exhibit A.

Together with: Except as provided herein, all and singular the tenements, hereditaments, appurtenances, easements, rights, water rights (if any), rights of way, improvements thereunto belonging or in anywise appertaining; the reversion and reversions, remainder and remainders, rents, issues, profits thereof; and all estate, right, title, and interest in and to the said property, as well in law as in equity.

Subject to: All easements, encumbrances, rights of way, covenants, conditions, restrictions, reservations, patent reservations, dedications, easements, applicable building and zoning ordinances and use regulations and restrictions of record, all facts and circumstances that would be revealed by inspection of the property or inquiry of persons in possession thereof, and payment of present year's property taxes, which are an accruing lien not yet due.

Grantor, for itself and its heirs, successors, and assigns, warrants and represents as follows:

Grantor has the legal right to transfer the real property described herein.

Grantor is the owner of the real property described in this Warranty Deed and has the legal right to convey said real property to Grantee.

The real property described in this deed is free from all liens, encumbrances, and defects in title, except as otherwise shown in this deed or of record.

Grantor will forever warrant and defend the quiet and peaceful possession of the Subject Property granted by this warranty deed to Grantee, its successors in interest, heirs, and assigns against all lawful claims.

Date: 5 MAY, 2022.

TETONIA PROPERTIES LLC


Peter J. Freymann, Manager

State of Idaho

ss.

County of Teton

On this 5TH day of MAY, in the year of 2022, before me, an Idaho notary public, personally appeared Peter J. Freymann, known or identified to me to be the person whose name is subscribed to the within instrument and the Manager of Tetonia Properties LLC, an Idaho limited liability company, and acknowledged to me that such limited liability company executed the same.

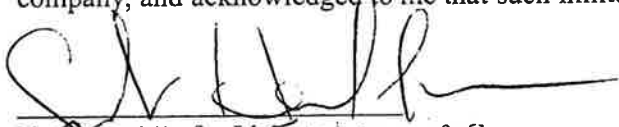

Notary Public for Idaho Wyoming
Residing at: Jackson, WY
My commission expires: 10/20/24
(Seal)



EXHIBIT A

The following real property located in Teton County, Idaho:

A part of the NW $\frac{1}{4}$ NW $\frac{1}{4}$ of Section 17, Twp. 6N., Rge. 45 E., Boise, Meridian, Teton County, Idaho being further described, as follows; From the Southwest corner of the Northwest $\frac{1}{4}$ of said Section 17, running N 01°22'28"E, 1386.65 feet along the West section line, thence N 89°56'21"E, 22.37 feet to the POINT OF BEGINNING said point is on the Easterly right-of-way line of State Highway 32, and running thence along said right-of-way N 00°13'58"E, 82.24 feet to a Highway monument; thence continuing along said right-of-way N 00°16'03"E, 563.80 feet; thence N 89°56'21"E, 1160.11 feet; thence S 01°22'28"W, 646.21 feet; thence N 89°56'21"W, 1147.58 feet to the POINT OF BEGINNING.

Together with Irrigation water rights appurtenant thereto from Badger Creek, tributary of Teton River.

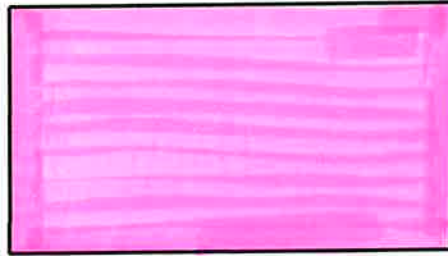




POU



Iton Rock LLC Property



1/23/2024

Scale: 1 inch= 500 feet

File: 22-13879 & 22-13882

Tract 1: 17.1127 Acres, Closure: s00.0521e 2.46 ft. (1/1464), Perimeter=3600 ft.

08 n89.5621w 1147.58

01 /sw,nw,17,6n,45e
02 /n01.2228e 1386.65
03 /n89.5621e 22.37
04 n00.1358e 82.24
05 n00.1603e 563.80
06 n89.5621e 1160.11
07 s01.2228w 646.21



IDAHO DEPARTMENT OF
WATER RESOURCES

Eastern Region • 900 N Skyline Drive, Suite A • Idaho Falls, ID 83402-1718

Phone: 208-525-7161 • Fax: 208-525-7177 • Email: easterninfo@idwr.idaho.gov • Web: idwr.idaho.gov

Governor Brad Little

Director Mathew Weaver

January 30, 2024

TETON ROCK LLC
PO BOX 33
DRIGGS ID 83422-0033

Re: Change in Ownership for Water Right No(s): 22-13879, 22-13882

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) 497-3787.

Sincerely,

Jonie Baily
Technical Records Specialist 1

Enclosure(s)

cc: WATER DISTRICT 01