

RECEIVED

OCT 01 2024

DEPT. OF WATER RESOURCES
EASTERN REGIONSTATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

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?
75-15058 <i>OK</i>	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: WILLIAM E HOLMES & LOU ANN MATCHES
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): Stice Real Estate
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or
- 10851 Jeffrey RD Irvine CA 92602
Mailing address City State Zip
- 714-749-8842 tim@sticeco.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: 7/29/2024
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: Timothy Hamchuck Member 9/10/24
Signature of new owner/claimant Title, if applicable Date
Timothy Hamchuck
Print name

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

Print name

Received by JB Date 10/1/2024 For IDWR Office Use Only: Receipt No. E050393 Receipt Amt. \$25 -
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 10/3/2024



WARRANTY DEED

Alliance Title & Escrow, LLC Order No.:667218

FOR VALUE RECEIVED

**William Edward Holmes, an unmarried man and
Lou Ann Matches, an unmarried woman**

the grantor(s), do(es) hereby grant, bargain, sell and convey unto

Stice Real Estate, LLC, a California Limited Liability Company

whose current address is

**10851 Jeffrey Rd.
Irvine, CA 92602**

the grantee(s), the following described premises, in Lemhi County, Idaho, TO WIT:

See attached Exhibit 'A'

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee, heirs and assigns forever. And the said Grantor does hereby covenant to and with the said Grantee(s), that (s)he is/are the owner(s) in fee simple of said premises; that they are free from all encumbrances Except: Current Year Taxes, conditions, covenants, restrictions, reservations, easements, rights and rights of way, apparent or of record.

And that (s)he will warrant and defend the same from all lawful claims whatsoever.

Dated: 7-26-24

William Edward Holmes
William Edward Holmes

Lou Ann Matches
Lou Ann Matches

State of Washington } ss
County of Kittitas }

On this 26 day of July, 2024, before me, the undersigned, a Notary Public in and for said state, personally appeared William Edward Holmes and Lou Ann Matches, known or identified to me to be the person(s) whose name(s) is/are subscribed to the within Instrument and acknowledged that he/she/they executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Sherrí Fought
the undersigned
Notary Public for the State of Washington
Residing at: Ellensburg
Commission Expires: 5/9/27

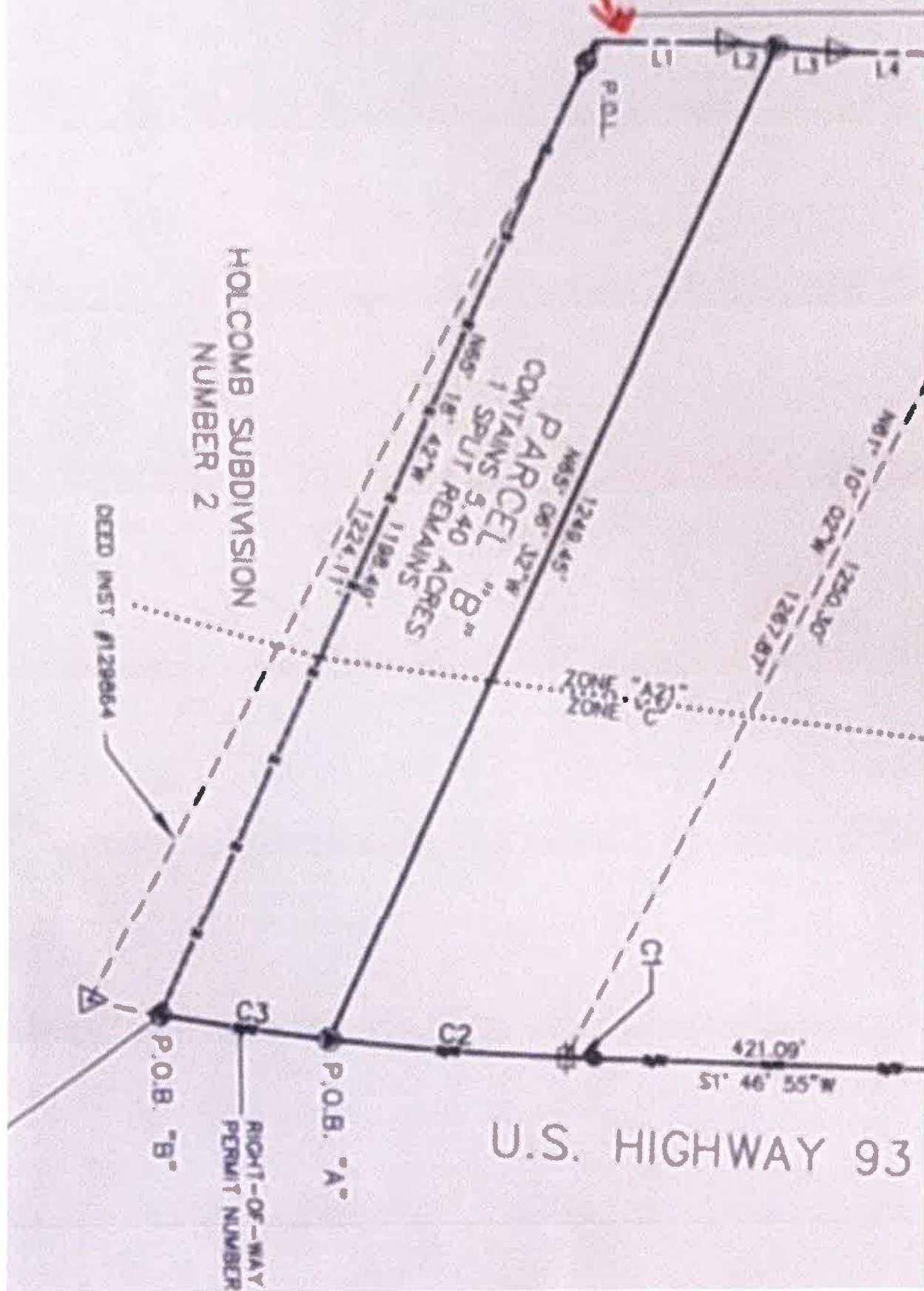


Exhibit 'A'

A parcel of land located in Part of H.E.S. 101 and part of H.E.S. 50, Section 27, Township 24 North, Range 21 East, Boise Meridian, Lemhi County, Idaho, more particularly described as follows:

COMMENCING at the Southeast corner of said Section 27 from which the East $\frac{1}{4}$ corner of Section 27 bears North $00^{\circ}10'41''$ East 2564.37 feet the basis of bearing of this description, run
Thence North $36^{\circ}11'20''$ West a distance of 1629.33 feet to a point on the Westerly right-of-way of U.S. Highway 93 which is an iron pipe set in concrete said point being the POINT OF BEGINNING;
Thence North $65^{\circ}18'42''$ West along an existing fence line a distance of 1224.11 feet to a point on the Easterly Bank of Salmon River;
Thence along said Bank the following courses:
North $00^{\circ}05'48''$ East a distance of 151.36 feet;
North $04^{\circ}19'07''$ East a distance of 58.08 feet;
Thence South $65^{\circ}06'32''$ East leaving said Easterly Bank a distance of 1249.45 feet to a point on said Westerly right-of-way of U.S. Highway 93 which is a $\frac{5}{8}$ " rebar with a plastic cap;
Thence along said right-of-way 196.40 feet along a curve to the right having a radius of 3769.73 feet and a chord bearing South $07^{\circ}32'52''$ West for 196.38 feet to the POINT OF BEGINNING.

Point of
Direction



IDAHO DEPARTMENT OF WATER RESOURCES
Proof Report

9/11/2024

Water Right 75-15058

Owner Type

Current Owner
Current Owner
Original Owner
Previous Owner
Previous Owner

Name

WILLIAM E HOLMES
LOU ANN MATCHES
KENNETH L SMITH
KEITH BERNHARDT
GLENDA BERNHARDT

Priority Date: 10/9/1912

Basis: Decreed

Status: Active DRAFT

Source

SALMON RIVER

Tributary

SNAKE RIVER

Beneficial Use

IRRIGATION

From

04/01

To

10/31

Diversion Rate

0.100 CFS

Volume

Total Diversion

0.100 CFS

Source and Point(s) of Diversion:

SALMON RIVER

L4(SWNE)

Sec. 27, Twp 24N, Rge 21E, LEMHI County

Place Of Use:

IRRIGATION within LEMHI County

T24N R21E S27

NESE

1.0

T24N R21E S27

NWSE

4.0

POU Total Acres

5.00

Conditions of Approval:

1. 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.

Combined Use Limits:

N/A

SubCase:

N/A

IDAHO DEPARTMENT OF WATER RESOURCES
Proof Report

9/11/2024

Water Supply Bank:

N/A



Map Layers

Legend

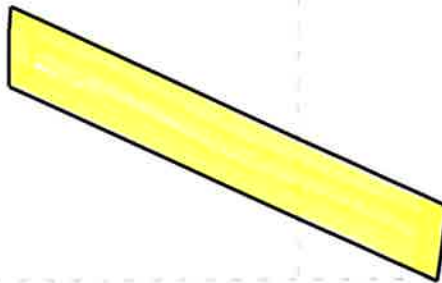
Map Layers

- Lemhi County Mask ...
- > PLSS ...
- Lemhi Parcels ...
- Wells ...
- Water Right Places of Use ...
- Idaho Surface Management Agency ...
- > Taxing Districts ...
- Idaho 2023 ...
- NAIP Imagery 2021 ...



Selected features: 1

200 ft



335483 William Edward Holmes & Lou Ann Matches TO
Grice Real Estate LLC

10/3/2024

Scale: 1 inch= 500 feet File: 75-15058

Tract 1: 5.3985 Acres (235159 Sq. Feet), Closure: n00.0000e 0.00 ft. (1/753670), Perimeter=2879 ft.
01 /se,27,24n,21e
02 /n36.1120w 1629.33
03 n65.1842w 1224.11
04 n00.0548e 151.36
05 n04.1907e 58.08
06 s65.0632e 1249.45
07 Rt, r=3769.73, arc=196.40, chord=s07.3252w 196.38



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

October 03, 2024

STICE REAL ESTATE
10851 JEFFREY RD
IRVINE CA 92602-0504

Re: Change in Ownership for Water Right No(s): 75-15058

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 75F



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

October 1, 2024

STICE REAL ESTATE
10851 JEFFREY RD
IRVINE CA 92602

RE: Change in Ownership Water Right No. 75-15058

Dear Sir/Madam:

The Department of Water Resources acknowledges receipt of your Notice of Change in Water Right Ownership.

Our review of your notice indicates that additional information is required before we can process the change. The information required is indicated below:

**** **Evidence of Ownership:** In order for the department to update ownership of a water right a copy of the 'recorded' Warranty Deed or other legal vesting document indicating your ownership in the water right and/or property is required. Please provide evidence of ownership.

Because the Department cannot process the ownership change without proper documentation/fees, we will hold any action on your notice pending receipt of the necessary information/fees. If we do not receive the necessary information/fees within 30 days we will return your notice and all attachments and your notice will not be processed.

Please note that Section 42-248, Idaho Code, requires you or the owner of this water right to maintain current ownership and address records on file with the department. Forms to file a change of ownership of a water right and/or a change in the address of the water right owner are available from any department office, or at the department's website at: www.idwr.idaho.gov.

Please feel free to contact the Department if you have any questions.

Sincerely,

Jonie Bailly
Technical Records Specialist