

OCT 27 2023

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?
27-2043 <u>OK</u>	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: Diane J. Mason
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): A & M Ranch, LLC ATT: Samantha Mason
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or
- 555 Arthur American Falls ID 83211
Mailing address City State Zip
208-220-8029 a.m.ranchllc2020@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: 09/26/2023
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: [Signature] Owner 09/27/2023
Signature of new owner/claimant Title, if applicable Date
Samantha J. Mason
Print name
- Signature: _____
Signature of new owner/claimant Title, if applicable Date
Print name

For IDWR Office Use Only:

Received by JB Date 10/27/2023 Receipt No. E049579 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 10/27/2023

AFTER RECORDING, PLEASE RETURN TO:

Curry D. Andrews, Attorney at Law
Estate Protection & Planning, PLLC
202 Idaho St., American Falls, ID 83211
(208) 226-5138 Office

Send Tax Statements to:

A & M Ranch, LLC
Attn. Samantha Mason
555 Arthur St.
American Falls, ID 83211

GRANTOR: Diana J. Mason-Eames, Personal Representative
GRANTEE: A & M Ranch, LLC, a limited liability company formed under the laws of
the State of Idaho.
PARCEL NO: 08S43E263601 (Pasture Land)

PERSONAL REPRESENTATIVE'S DEED

THE UNDERSIGNED Grantor, DIANA J. MASON-EAMES, as the duly appointed, qualified and acting Personal Representative of the Estate of CLYDE C. ANDERSON, deceased, in Probate Case No. CV-1994-00829 in Caribou County Magistrate Court of Idaho, and not in Grantor's individual capacity, authorized by the Order Reopening Probate entered in the probate case on September 9, 2021, to settle the Estate of CLYDE C. ANDERSON, deceased, hereby grants, bargains, sells, conveys and confirms the decedent's undivided interest previously transferred under a Warranty Deed, Instrument No. 26914, to A & M RANCH, LLC, a limited liability company formed under the laws of the State of Idaho, the following property of the Estate of CLYDE C. ANDERSON, deceased, legally described as:

**SEE ATTACHED SCHEDULE "A" FOR THE LEGAL DESCRIPTION OF
PROPERTY BEING CONVEYED.**

**TOGETHER WITH ALL APPURTENANCES AND WATER RIGHTS
AND SUBJECT TO: TAXES, EASEMENTS, RESTRICTIONS,
COVENANTS, ENCUMBRANCES AND ASSESSMENTS AS SHOWN OF
RECORD.**

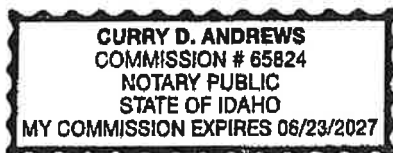
DATED this 3rd day of Sept., 2021.


DIANA J. MASON-EAMES, Personal Representative

STATE OF IDAHO)
) ss.
COUNTY OF POWER)

On this day personally appeared before me DIANA J. MASON-EAMES, to me known to be the individual described herein and who executed the within and foregoing instrument, and acknowledged that she signed the same as her free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 3rd day of Sept., 2021.




Curry D. Andrews, NOTARY PUBLIC
Residing in: American Falls, Idaho
My Commission Expires: June 23, 2027

SCHEDULE A LEGAL DESCRIPTION

The south half of the northwest quarter, the northwest quarter of the southwest quarter and the southeast quarter of Section twenty-six and the east half of Section thirty-five in Township eight south of range forty-three east of the Boise Meridian, containing six hundred acres.

The northeast quarter of the southwest quarter and the south half of the southwest quarter of section twenty-six and the northeast quarter of the northwest quarter of Section thirty-five in Township eight south of Range forty-three east of the Boise Meridian, containing one hundred sixty acres.

The east half of the southwest quarter and the west half of the southeast quarter of Section two in Township nine south of Range forty-one east of the Boise Meridian, containing one hundred sixty acres.

The east half of the southeast quarter of the southwest quarter of section twelve in Township nine south of Range forty-one east of the Boise Meridian, containing twenty acres, more or less, excepting therefrom the County road as now constructed across said land; also all that part of the northeast quarter of the southwest quarter of said Section number twelve, lying and being south of State Highway and more particularly described as follows; Beginning in the south boundary line of State Highway as a point four hundred forty feet south more or less, from the northwest corner of the northeast quarter of the Southeast quarter of said Section twelve, thence running south 67 degrees 29 minutes east in the south boundary line of said highway 280 feet, more or less, thence on a 4°47' curve to the left 824 feet, thence north 72°05' east 227 feet, thence on a 5°14' curve to the right 40 feet, more or less, thence south 840 feet, more or less, thence west 1320 feet, more or less, thence north 870 feet, more or less, to beginning, and containing 22.73 acres, more or less; also that part of the north half of the northwest quarter, Section eleven, Township nine south of range forty-one east of the Boise Meridian, lying and being north of the Oregon Short Line Railroad Company

right of way and more particularly described as follows; Beginning at the northwest corner of said Section eleven; thence running south 89°57' east in the north boundary line of said Section eleven, 2640.6 feet to the northeast corner of the north half of the northwest quarter of said Section eleven, thence South 0°26' west in the east boundary line of the north half of the northwest quarter of said Section eleven, 441.1 feet, more or less to the north boundary line of Oregon Short Line Railroad Company right of way, thence in said right of way north 80°28' west 1056.5 feet, more or less, thence on a 1°56' curve to the left 1615.2 feet and south 70°15' west 11.2 feet, more or less, to the west boundary line of said north half of the northwest quarter of Section eleven, thence north 0°26' east in said boundary line 413.7 feet, more or less, to beginning, and containing 18.17 acres, more or less.

Map of Project: show clearly the point of diversion, place of use, section number, township, and range number.

Scale: 2 inches equals 1 mile

Johnson Creek: ~~~~~

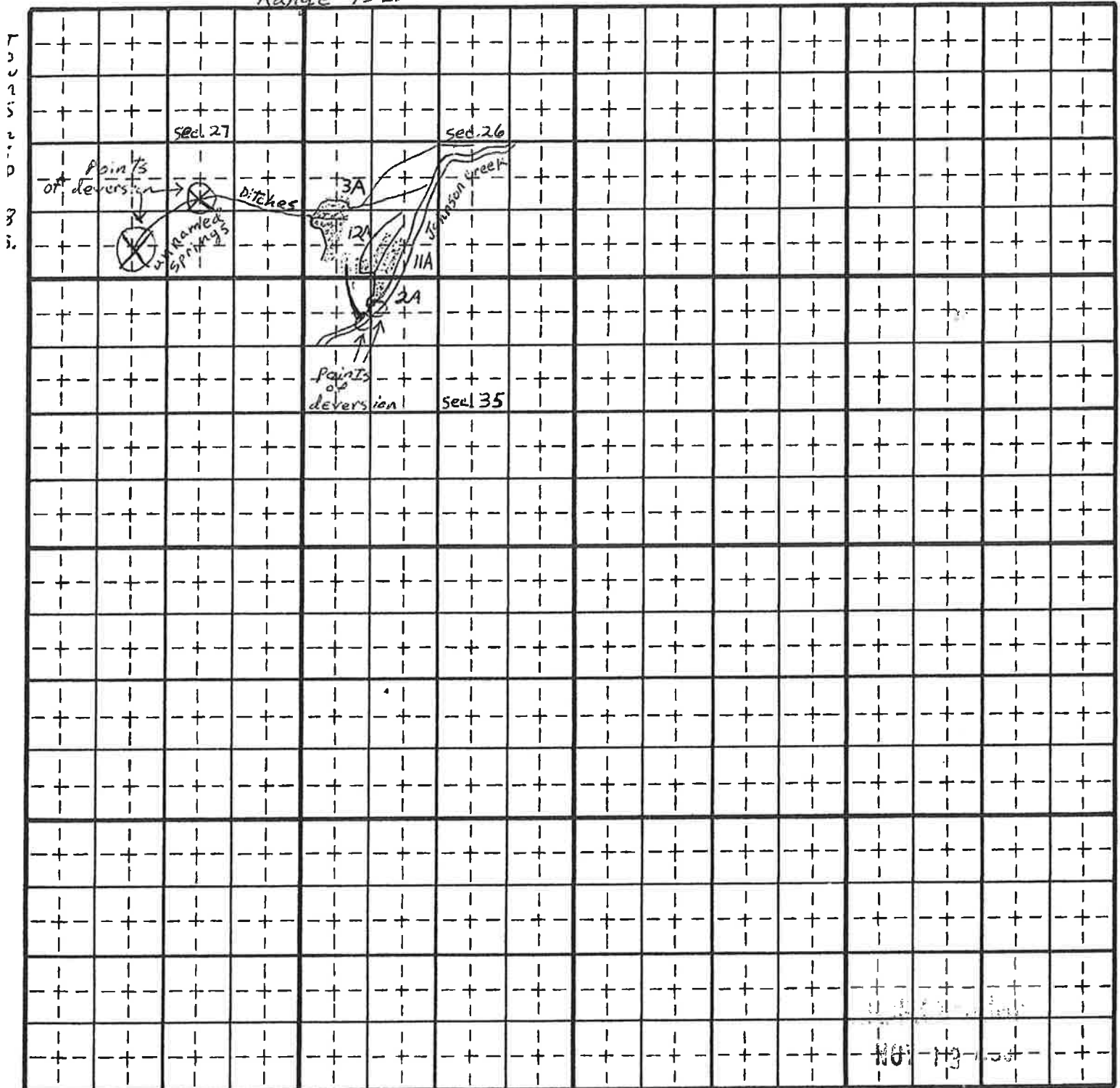
Ditches: ~~~~~

unnamed Springs: x

Pointes of diversion: o

Irrigated Ground: 

Range 43 E.



Last Name _____ Ident No. _____

Copies: White-State, Yellow-Claimant



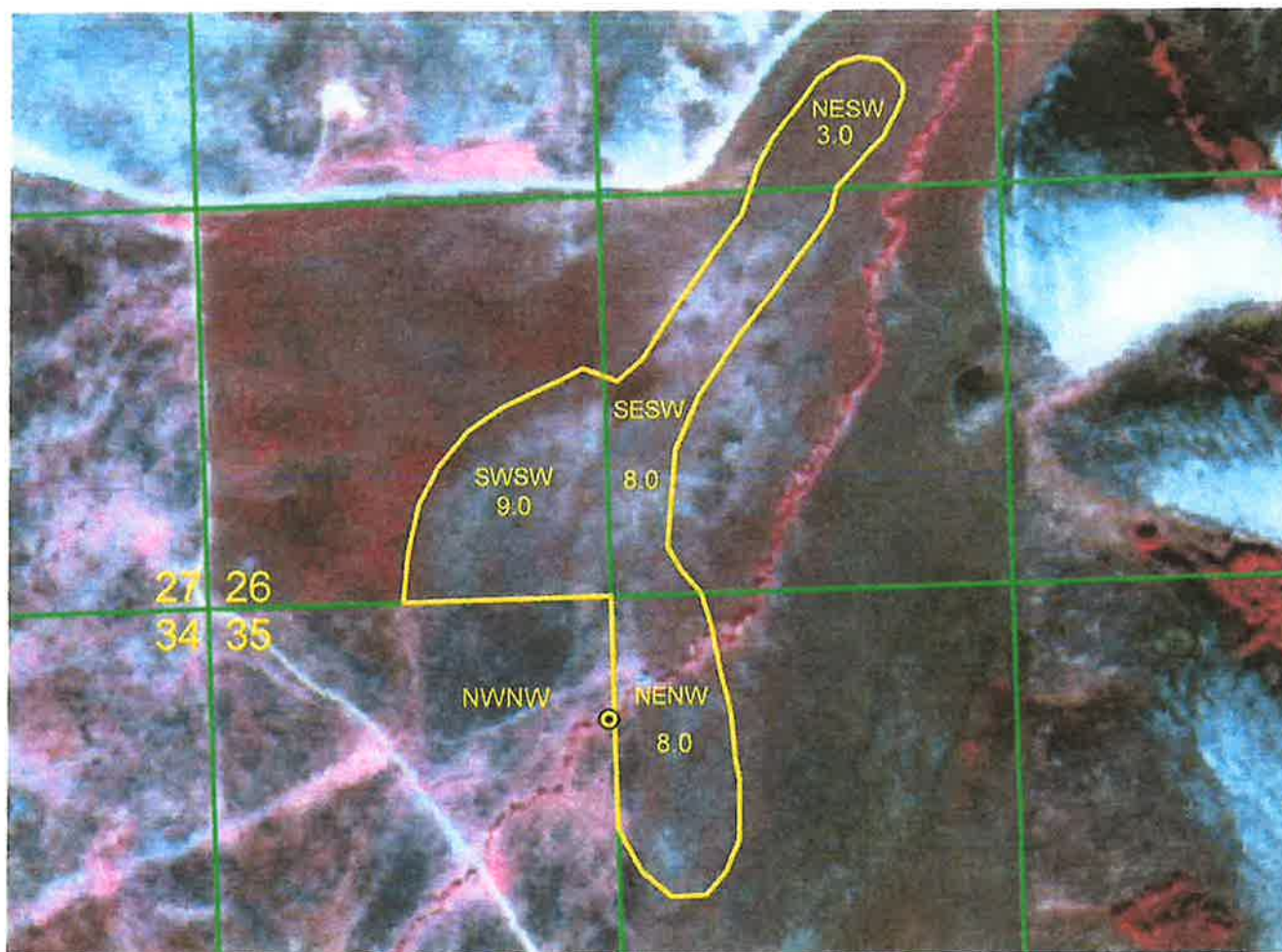
STATE OF IDAHO

Department of Water Resources

Eastern Region



Water Right(s) 27-2043



800 0 800 1600 Feet

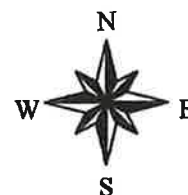
IRRIGATED ACRES 28.0

LEGEND

- ⊙ Point of Diversion
- Place of Use
- Townships
- Sections
- Quarter Quarters

Place of Use: T8S, R43E:
(part of) Sec. 26, NESW, SWSW, SESW
(part of) Sec. 35, NENW

Point(s) of Diversion: T8S, R43E:
Sec. 35, NWNW



GIS Place of Use Illustration
1987/88 NAPP Photography
Prepared by: B. Payne
Date: December 2003

FEB 15 2006

PROFILED

State of Idaho

License and Certificate of Water Right

Water License No. 11101

Amount 0.56 cfs

Water District No. 39

Priority 3-12-1911

THIS IS TO CERTIFY that **ABRAHAM C. ANDERSON**, made application for a permit to appropriate the public waters of the State of Idaho, dated March 14th, 1915; that Permit No. 11101 was issued under said application; that Certificate of Completion of works, with a carrying capacity of 3 second feet, was issued thereunder on March 19, 1915, showing that said works were completed on the 9th day of March, 1915; and that on the 25th day of January, 1919,

ABRAHAM C. ANDERSON

of Soda Springs, State of Idaho, made proof to the satisfaction of the **Commissioner of Reclamation** of Idaho, of a right to the use of the waters of two unnamed springs, and East and West branches of Johnson Creek, a tributary of the Snake River, for the purpose of irrigation and domestic use of the **State Engineer**, and that said right to the use of said waters has been perfected in accordance with the laws of Idaho, and is hereby confirmed by the **State Commissioner of Reclamation** and entered of record in Volume 5 of Licenses, at page 2525, on the 20th day of December, 1919;

The right hereby confirmed dates from March 19th, 1915;

The Point of Diversion is located in the SE 1/4, NW 1/4, Sec. 27; NW 1/4 and in the SE 1/4, SW 1/4, Sec. 35, Tp. 5 S., R. 43 E., E. M.

That the amount of water to which such right is entitled and hereby confirmed, for the purposes aforesaid, is limited to an amount actually needed and beneficially used for said purposes, and shall not exceed 0.56 cubic feet per second.

Description and location of use:

Twp.	Range	Sec.	Forty-acre Tract	No. Acres Described in Permit	No. Acres Actually Irrigated
0 S.	43 N.		NE 1/4 SW 1/4	40	3
			SE 1/4 SW 1/4	40	8
			SW 1/4 SW 1/4	40	9
		35	NE 1/4 SW 1/4	40	8
Total number of acres irrigated					28

The right to the use of the water aforesaid hereby confirmed is restricted to the lands or place of use herein described, as provided by the laws of Idaho.

WITNESS the seal and signature of the **Commissioner of Reclamation** and the **State Engineer**, affixed at Boise, Idaho, this 20th day of December, 1919.

W. G. SWENSON
Commissioner of Reclamation
By S. T. BAER,
Deputy.

27 2043



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 27, 2023

A & M RANCH LLC
555 ARTHUR ST
AMERICAN FLS ID 83211-1509

Re: Change in Ownership for Water Right No(s): 27-2043

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 27