

RECEIVED

NOV 08 2024

IDWR/NORTH

STATE 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?
95-13472	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: ASPEN SPRINGS ASSISTED LIVING LLC
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): STILL MEADOW INVESTMENTS INC.
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or
- 3254 Sprit Lake Cutoff Road Spirit Lake IDAHO 83869
Mailing address City State Zip
208-448-1890 TroyWCDavis@msn.com, parkerjosh38@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: 01/24/2022
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: Troy W. C. Davis Director 11-5-24
Signature of new owner/claimant Title, if applicable Date
Troy W. C. Davis
Print name

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

For IDWR Office Use Only:

Received by MB Date 11/8/24 Receipt No. NG45072 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 _____ Processed by NS Date 11/12/24

IDAHO DEPARTMENT OF WATER RESOURCES
Proof Report

11/4/2024

Water Right 95-13472

<u>Owner Type</u>	<u>Name and Address</u>
Current Owner	ASPEN SPRINGS ASSISTED LIVING LLC PO BOX 1508 SPIRIT LAKE, ID 83869 (208) 263-2314

Priority Date: 12/31/2001

Basis: Decreed

Status: Active

<u>Source</u>	<u>Tributary</u>
GROUND WATER	

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

Source and Point(s) of Diversion:

GROUND WATER	NENE	Sec. 18, Twp 54N, Rge 04W, BONNER County
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Place Of Use:

DOMESTIC within BONNER 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	
54N	04W	18	X																

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.
2. N11 The quantity of water decreed for this water right is not a determination of historical beneficial use.
3. N06 The quantity of water under this right shall not exceed 2,500 gallons per day.
4. X08 Domestic use is for one assisted living facility.
5. PIN Parcel No. RP54N04W180008A.

Comments:

IDAHO DEPARTMENT OF WATER RESOURCES
Proof Report

11/4/2024

Dates and Other Information:

Decreed Date: 11/8/2019
Civil Case Number: 49576
Judicial District: FIFTH
Water District Number: TBD
Mitigation Plan: False

Combined Use Limits:

N/A

Element Reviewed/Verified Dates:

<u>Element</u>	<u>Last Reviewed</u>	<u>Reviewer</u>	<u>Last Verified Date</u>	<u>Verifier</u>	<u>Status</u>
Summary	7/2/2013	cgoodwin	7/2/2013	cgoodwin	Closed
Priority Date	9/13/2016	scellan			Closed
POD	9/13/2016	scellan			Closed
POU	9/13/2016	scellan			Closed
Use	9/13/2016	scellan			Closed
Quantity	9/13/2016	scellan			Closed
Summary	9/13/2016	scellan	9/13/2016	scellan	Closed

SubCase:

N/A

Water Supply Bank:

N/A



0005397190

**STATE OF IDAHO***Office of the secretary of state, Phil McGrane***ANNUAL REPORT**

Idaho Secretary of State

PO Box 83720

Boise, ID 83720-0080

(208) 334-2301

Filing Fee: \$0.00

*For Office Use Only***-FILED-**

File #: 0005397190

Date Filed: 9/11/2023 6:57:18 AM

Entity Name and Mailing Address:

Entity Name: Still Meadows Investments, Inc.
The file number of this entity on the records of the Idaho
Secretary of State is: 0003601124
Address: 376 STILL MEADOWS LN
PRIEST RIVER, ID 83856-9412

Entity Details:

Entity Status: Active-Good Standing
This entity is organized under the laws of: IDAHO
If applicable, the old file number of this entity on the records of
the Idaho Secretary of State was:

The registered agent on record is:

Registered Agent: NATIONAL REGISTERED AGENTS, INC.
Commercial Registered Agent
Physical Address
1555 W SHORELINE DR
STE 100
BOISE, ID 83702
Mailing Address
1555 W SHORELINE DR
STE 100
BOISE, ID 83702

Agent or Address Change

☐ Select if you are appointing a new agent.

Corporate Officers and Directors:

Name	Title	Business Address
Troy Davis	Director	376 STILL MEADOWS LAND PRIEST RIVER, ID 83856

The annual report must be signed by an authorized signer of the entity.

Job Title: Owner

Troy Davis

Sign Here

09/11/2023

Date

B0836-8803 09/11/2023 6:57 AM Received by Office of the Idaho Secretary of State



Instrument # 999699
Bonner County, Sandpoint, Idaho
01/27/2022 03:14:12 PM No. of Pages: 3
Recorded for: TITLEONE - SANDPOINT
Michael W. Rosedale Fee: \$15.00
Ex-Officio Recorder Deputy bcentorbi
Index to: WARRANTY DEED

Order Number: 22440919

Warranty Deed

For value received,

Victory Healthcare, LLC, an Idaho limited liability company

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

Still Meadows Investments, Inc., an Idaho corporation

whose current address is 376 Stillmeadow Lane Priest River, ID 83856

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

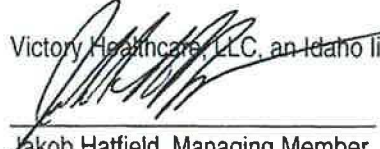
See Exhibit A, attached hereto and incorporated herein.

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.

Dated: January 24, 2022

Victory Healthcare, LLC, an Idaho limited liability company


Jakob Hatfield, Managing Member

State of Idaho, County of Bonner, ss.

On this 24 day of Jan 2022, before me, the undersigned, a Notary Public in and for said State, personally appeared Jakob Hatfield, known or identified to me to be a Managing Member of the limited liability company that executed the within instrument and acknowledged to me that HE executed the same for and on behalf of said limited liability company and that such limited liability company executed it.

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

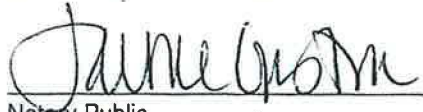

Notary Public
Residing In: Sandpoint, ID
My Commission Expires: 6-22-2022



EXHIBIT A
LEGAL DESCRIPTION OF THE PREMISES

A tract of land being a portion of the Northeast quarter of Section 18, Township 54 North, Range 4 West, Boise Meridian, Bonner County, Idaho, said tract being more particularly described as follows:

Beginning at the intersection of the North line of said Section 18 with a line (Westerly right of way line of "Spirit Lake Cutoff Road") lying 30.00 feet Westerly of and parallel with the East line of said Section 18;

Thence South $0^{\circ} 24' 00''$ East, along said line lying 30.00 feet Westerly of and parallel with the East line of said Section 18, 336.88 feet;

Thence South $89^{\circ} 49' 53''$ West, parallel with the North line of said Section 18, 646.57 feet;

Thence North $0^{\circ} 22' 33''$ West 336.88 feet to its intersection with the North line of said Section 18;

Thence North $89^{\circ} 49' 53''$ East along said North line of Section 18, 646.43 feet to the point of beginning.

Instrument # 969782
Bonner County, Sandpoint, Idaho
11/10/2020 02:06:14 PM No. of Pages: 5
Recorded for: FIRST AMERICAN TITLE - SANDPOINT
Michael W. Rosedale Fee: \$15.00
Ex-Officio Recorder Deputy cbrannon
Index to: WARRANTY DEED

Warranty Deed



First American

File Number: 882443

RECORDING REQUESTED BY
First American Title Company

AND WHEN RECORDED MAIL TO:
First American Title Company
414 Church Street, Suite 200
Sandpoint, ID 83864

Space Above This Line for Recorder's Use Only

WARRANTY DEED

File No.: **882443-S (lw)**

Date: **October 26, 2020**

For Value Received, **Aspen Springs Assisted Living LLC, an Idaho limited liability company, as to Parcel 1; and**

Joseph W. Skala and Rebecca L. Skala, husband and wife, as to Parcel 2, hereinafter called the Grantor, hereby grants, bargains, sells and conveys unto **Victory Healthcare, LLC, an Idaho limited liability company,** hereinafter called the Grantee, whose current address is **1000 Carr Creek Rd, Sandpoint, ID 83864,** the following described premises, situated in **Bonner County, Idaho,** to-wit: **Legal Description attached hereto as Exhibit A, and by this referenced incorporated herein.**

SUBJECT TO all easements, right of ways, covenants, restrictions, reservations, applicable building and zoning ordinances and use regulations and restrictions of record, and payment of accruing present year taxes and assessments as agreed to by parties above.

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

File No.: 882443-S (lw)

Rebecca L. Skala

Page 2 of 4

Date: 10/26/2020

Warranty Deed
- continued

File No.: 882443-S (lw)

STATE OF Idaho)
COUNTY OF Bonner)
SS.

On this **Tenth day of November, 2020**, before me, a Notary Public in and for said State, personally appeared **Joseph W. Skala and Rebecca L. Skala**, 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.



Notary Public for the State of Idaho

Residing at:

My Commission Expires:

Date: 10/26/2020

Warranty Deed
- continued

File No.: 882443-S (lw)

EXHIBIT A

PARCEL 1:

A tract of land being a portion of the Northeast quarter of Section 18, Township 54 North, Range 4 West, Boise Meridian, Bonner County, Idaho. Said tract being more particularly described as follows:

Beginning at the intersection of the North line of said Section 18, with a line (Westerly right of way line of "Spirit Lake Cut-Off Road) lying 30.00 feet Westerly of and parallel with the East line of said Section 18; thence South 0°24'00" East, along said line lying 30.0 feet Westerly of and parallel with the East line of said Section 18, 336.88 feet; thence South 89°49'53" West, parallel with the North line of said Section 18, 646.57; thence North 0°22'33" West 336.88 feet to its intersection with the North line of said Section 18; thence North 89°49'53" East, along said North line of Section 18, 646.43 feet to the point of beginning.

PARCEL 2:

A tract of land being a portion of the Northeast quarter of Section 18, Township 54 North, Range 4 West, Boise Meridian, Bonner County, Idaho. Said tract being more particularly described as follows:

Beginning at a point on the North line of said Section 18, said point being South 89°49'53" West 676.43 feet from the Northeast corner of said Section 18; thence South 0°22'33" East 336.88 feet; thence South 89°49'53" West 646.57 feet to its intersection with the Westerly line of the Northeast quarter of the Northeast quarter of said Section 18; thence North 0°21'07" West, along said Westerly line of the Northeast quarter of the Northeast quarter, 336.88 feet to its intersection with the North line of said Section 18; thence North 89°49'53" East, along said North line of Section 18, 646.43 feet to the point of beginning.

Excepting therefrom any portion of said land lying within a Tract of Land being a portion of the Northeast Quarter of Section 18, Township 54 North, Range 4 West, Boise Meridian, Bonner County, Idaho, more particularly described as follows:

Beginning at the intersection of the North line of said Section 18, with a line (Westerly right of way line of "Spirit Lake Cut-Off Road) lying 30.0 feet Westerly of and parallel with the East line of said Section 18; thence South 0°24'00" East, along said line lying 30.00 feet Westerly of and parallel with the East line of said Section 18, 336.88 feet; thence South 89°49'53" West, parallel with the North line of said Section 18, 646.57; thence North 0°22'33" West 336.88 feet to its intersection with the North line of said Section 18; thence North 89°49'53" East, along said North line of Section 18, 646.43 feet to the point of beginning.



IDAHO DEPARTMENT OF
WATER RESOURCES

Northern Region • 7600 N Mineral Drive, Suite 100 • Coeur D'Alene, ID 83815-7763
Phone: 208-762-2800 • Fax: 208-762-2819 • Email: northerninfo@idwr.idaho.gov • Web: idwr.idaho.gov

Governor Brad Little

Director Mathew Weaver

November 12, 2024

STILL MEADOW INVESTMENTS INC
3254 SPIRIT LAKE CUT OFF
SPIRIT LAKE ID 83869-9376

Re: Change in Ownership for Water Right No(s): 95-13472

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) 762-2813.

Sincerely,

Natalie Steading
Tech Records Specialist 1

Enclosure(s)