

RECEIVED

Form 42-248/42-1409(6) Rev. 6/22

JUL 06 2023

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCESDepartment of Water Resources
Eastern Region

NOTICE OF CHANGE IN WATER RIGHT OWNERSHIP

\$425
10F2

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?
34-13978	Yes ☒	Yes ☐		Yes ☐	Yes ☐
34-13980	Yes ☒	Yes ☐	34-13978 (Split into 34-13978 and 34-14923)		Yes ☐
34-13982	Yes ☒	Yes ☐	34-13980 (Split into 34-13980 and 34-14924)		Yes ☐
34-13984	Yes ☒	Yes ☐	34-13982 (Split into 34-13982 and 34-14925)		Yes ☐
34-14672	Yes ☐	Yes ☐	34-13984 (Split into 34-13984 and 34-14926)		Yes ☐
				Yes ☐	Yes ☐

2. Previous Owner's Name: John Kangas
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): King Mountain Glider Park Foundation Inc
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or
- 2315 W Irene St Boise ID 83702
Mailing address City State Zip
714.609.4233 acesharki@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: 6/21/2023 and 6/8/2023
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.

SUPPORT DATA

IN FILE #

34-13978

8. Signature: [Signature] Accountant 6/30/23
Signature of new owner/claimant Title, if applicable Date

Print name

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

Print name

- For IDWR Office Use Only:
Received by JB Date 7/10/2023 Receipt No. E049333 Receipt Amt. \$425.-
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 7/10/2023

After recording return to:
Merrill & Merrill, Chtd.
Attn: Nathan J. Cuoio
109 N. Arthur Ave – 5th Floor
Pocatello, ID 83204

SPECIAL WARRANTY DEED

For good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the undersigned, John A. Kangas, an unmarried man, the Grantor herein, hereby grants and conveys to King Mountain Glider Park Foundation Inc, an Idaho non-profit corporation, the Grantee, all of Grantor's right, title and interest in and to real property situated in Butte County, Idaho, and described on **Exhibit A** attached hereto and incorporated herein by this reference (the "Airfield Property"), together with any and all tenements, hereditaments, and appurtenances thereto belonging or in any way appertaining, including but not limited to all water rights, and the rents, issues and profits thereof and subject to any easements, covenants and restrictions with this document or of record.

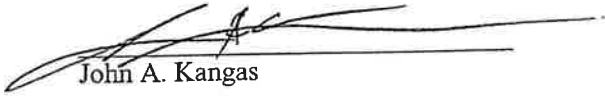
This transfer also includes: (1) Airfield Property ground water right 34-14672, well point of diversion located on the east property line, and (2) the historic surface water rights, including a ditch on the north side of the Airfield Property, which also services neighboring properties. Grantor, for himself, his successors and assigns, retains the right of use of the well point of diversion located on the east property line, without limitation.

Grantor makes the above grant to Grantee and Grantee's heirs, successors, assigns, invitees and licensees, subject to the CONSERVATION EASEMENT, which is attached hereto as **Exhibit B** and incorporated herein by this reference.

Grantor hereby warrants and agrees to defend the title as against all acts of the Grantor herein and no other, subject to the matters set forth above.

Grantee's address is 3237 W 3400 N Moore, ID 83255-8730.

Date: June 21, 2023

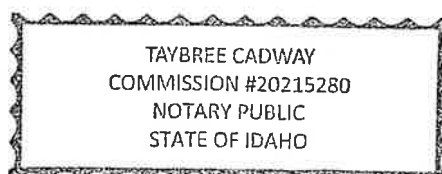

John A. Kangas

STATE OF IDAHO)
 : ss
COUNTY OF BANNOCK)

On this 21st day of June, 2023, before me, the undersigned, a Notary Public in and for said County and State, personally appeared **John A. Kangas** known to me to be the person who executed the within instrument and acknowledged to me that he 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.

(SEAL)




NOTARY PUBLIC FOR IDAHO

Residing at: Pocatello

My commission expires: 01/03/2026

11-29-27

EXHIBIT A

AIRFIELD PROPERTY LEGAL DESCRIPTION

A parcel of land located in the Northwest Quarter of the Northeast Quarter and the Southwest Quarter of the Northeast Quarter and the Northwest Quarter of the Southeast Quarter of Section 15, Township 5 North, Range 26 East of the Boise Meridian, Butte County, Idaho, more particularly described as follows:

Commencing at the North Quarter Corner of said Section 15, Township 5 North, Range 26 East of the Boise Meridian, marked with a found $\frac{1}{2}$ inch rebar monument in 3400 North Road. Thence along the Center of Section Line of Section 15 to a $\frac{1}{2}$ " x 24" long rebar with plastic cap at the Southerly Right-of-Way line of 3400 North Road and the Northwesterly lot corner of the parcel shown on Record of Survey Instrument Number 49240, records of Butte County, Idaho; thence along the Southerly right-of-way line of 3400 North Road N.89°43'31"E. a distance of 362.85 feet to a $\frac{1}{2}$ " by 24" long rebar with plastic cap at the Northwest corner of the King Mountain Glider Park Airfield, the Real Point of Beginning.

Thence along the Westerly line of said airfield S.01°49'18"E. a distance of 3,854.72 feet to a point N.01°49'18"W 50.05 feet from the South line of the Northwest Quarter of the Southeast Quarter of said Section 15; thence S.89°20'51"E. a distance of 120.11 feet parallel with and 50 feet Northerly of the South line of the Northwest Quarter of the Southeast Quarter of Section 15 to a point; thence along the Easterly line of the airfield N.01°49'18"W. a distance of 1,875.87 feet to a point; thence N.89°16'05"E. a distance of 150.03 feet to a point; thence along the Easterly line of said airfield N.01°49'18"W. a distance of 1,671.21 feet to a point on the Westerly right-of-way line of a 50 feet wide access road; thence along the Westerly right-of-way line of a 50 feet wide access road and parallel with a ditch N.06°42'37"W. a distance of 199.06 feet to a point; thence continuing along the Westerly right-of-way line of a 50 feet wide access road and parallel with a ditch N.15°30'44"W. a distance of 114.50 feet to a point on the Southerly right-of-way line of 3400 North Road, said point being S.89°43'31"W. a distance of 51.82 feet from a $\frac{1}{2}$ " x 24" long rebar with plastic cap marking the center-line of the ditch and the Northeast property corner of the parcel as shown on Record of Survey Instrument Number 49240, records of Butte County, Idaho; thence along the Southerly right-of-way line of 3400 North Road S.89°43'31"W. a distance of 226.02 feet to a $\frac{1}{2}$ " x 24" long rebar with plastic cap at the Northwest corner of the Airfield, The Real Point of Beginning.

Said parcel contains 17.3247 Acres, more or less, and is subject to easements and rights-of-way of use or of record.

After recording return to:
Merrill & Merrill, Chtd.
Attn: Nathan J. Cuoio
109 N. Arthur Ave – 5th Floor
Pocatello, ID 83204

SPECIAL WARRANTY DEED

For good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the undersigned, John A. Kangas, an unmarried man, the Grantor herein, hereby grants and conveys to King Mountain Glider Park Foundation Inc, an Idaho non-profit corporation, the Grantee, all of Grantor's right, title and interest in and to real property situated in Butte County, Idaho, and described on **Exhibit A** attached hereto and incorporated herein by this reference (the "Gazebo Property"), together with any and all tenements, hereditaments, and appurtenances thereto belonging or in any way appertaining, and the rents, issues and profits thereof and subject to any easements, covenants and restrictions with this document or of record.

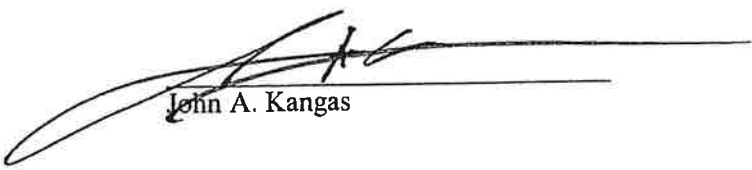
Grantor makes the above grant to Grantee and Grantee's heirs, successors, assigns, invitees and licensees, along with the **GAZEBO AND AIRFIELD ROAD ACCESS EASEMENT**, which is attached hereto as **Exhibit B** and incorporated herein by this reference.

Grantor makes the above grant to Grantee and Grantee's heirs, successors, assigns, invitees and licensees, with, subject to and limited by the **RESTRICTIVE COVENANT AND RESERVATION OF AVIGATION & CLEARANCE EASEMENT**, which is attached hereto as **Exhibit C** and incorporated herein by this reference.

Grantor hereby warrants and agrees to defend the title as against all acts of the Grantor herein and no other, subject to the matters set forth above.

Grantee's address is 3237 W 3400 N Moore, ID 83255-8730.

Date: 6/8/2023


John A. Kangas

STATE OF IDAHO)
) ss
COUNTY OF BANNOCK)

On this 8th day of June, 2023, before me, the undersigned, a Notary Public in and for said County and State, personally appeared **John A. Kangas** known to me to be the person who executed the within instrument and acknowledged to me that he 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.

(SEAL)




NOTARY PUBLIC FOR IDAHO

Residing at: Pocatello
My commission expires: 01/03/26

EXHIBIT A

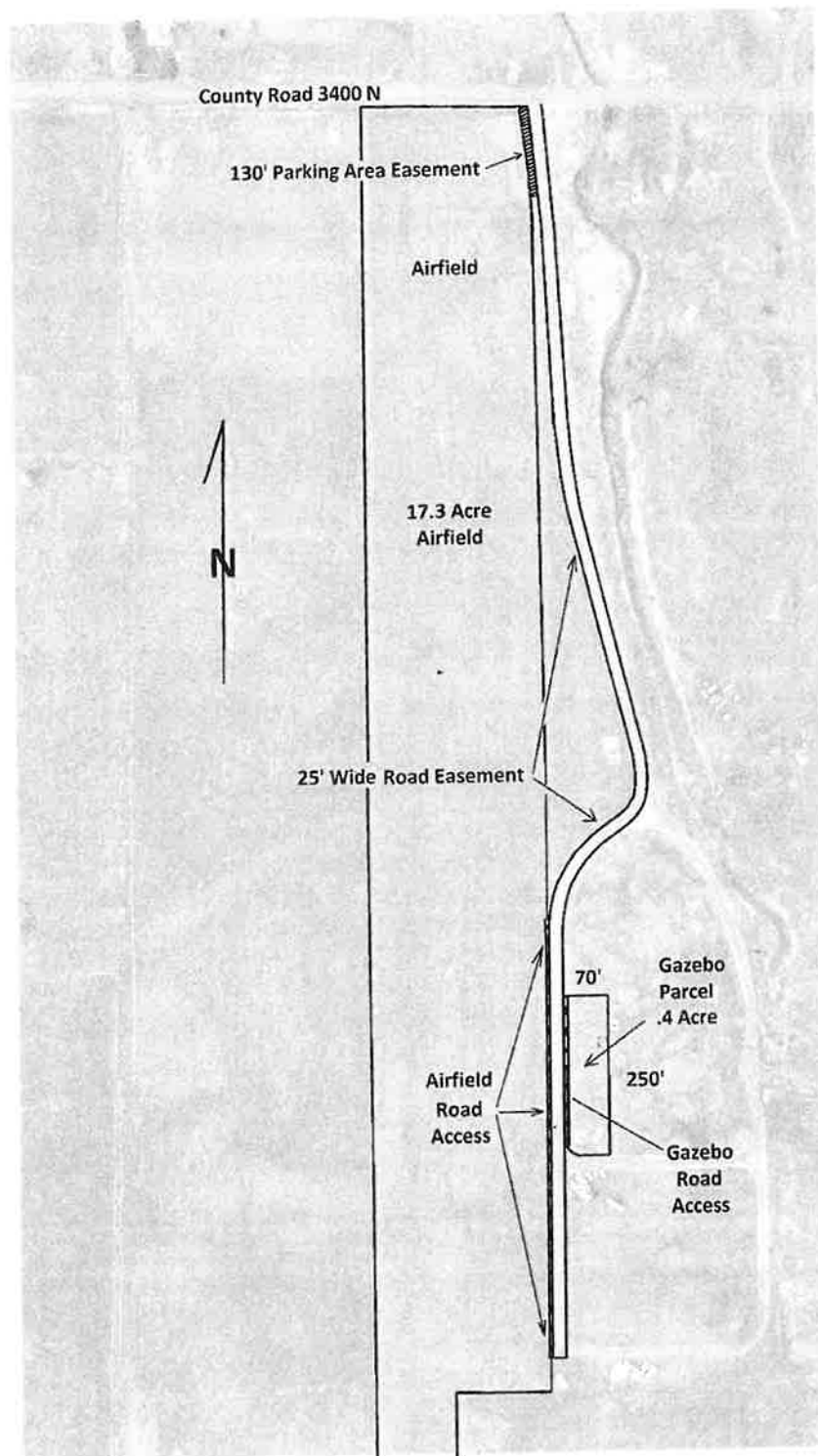
A parcel of land located in the Northwest Quarter of the Northeast Quarter and the Southwest Quarter of the Northeast Quarter of Section 15, Township 5 North, Range 26 East of the Boise Meridian, Butte County, Idaho, more particularly described as follows:

Commencing at the North Quarter Corner of said Section 15, Township 5 North, Range 26 East of the Boise Meridian, marked with a found $\frac{1}{2}$ inch rebar monument in 3400 North Road. Thence along the Center of Section Line of Section 15 to a $\frac{1}{2}$ inch x 24" long rebar with plastic cap at the Southerly Right-of-Way line of 3400 North Road and the Northwesterly lot corner of the parcel shown on the Record of Survey Instrument Number 49240 records of Butte County, Idaho: thence along the Southerly Right-of-Way line of 3400 North Road N.89°43'31"E. a distance of 588.87 to a point on the Northeasterly Corner of the King Mountain Glider Park Airfield, said point being S.89°43'31" W. a distance of 51.82 feet from a $\frac{1}{2}$ " x 24" long rebar with plastic cap marking the center-line of a ditch and the Northeasterly property corner of a parcel as shown on the Record of Survey Instrument Number 49240, records of Butte County, Idaho; thence along the Easterly line of said Airfield S.15°30'44" E. a distance of 114.5 feet to a point; thence along the Easterly line of said Airfield S.06°42'37" E. a distance of 199.06 feet to a point; thence along the Easterly line of said Airfield S.01°49'18" E. a distance of 1,054.71 feet to a point; thence N.89°16'05" E. a distance of 25 feet across said access road to a point being the Northwesterly corner of the Parcel and The Real Point of Beginning;

Thence N.89°16'05" E. a distance of 70 feet along the Northerly Line of said Parcel to a point being the Northeasterly corner of the Parcel; thence S.01°49'18" E. a distance of 250 feet along the Easterly Line of said Parcel to a point on the Northerly side of a road and being the Southeasterly corner of the Parcel; thence S.89°16'05" W. a distance of 45 feet along the Northerly side of a road to a point forming a Southwesterly radius of the Parcel; thence right along a 25 foot radius to a point the Easterly side of said 25 foot access road with said point being S.01°49'18" E. a distance of 225 feet from the Real Point of Beginning; thence N.01°49'18" W. a distance of 225 feet along the Westerly side of said Parcel and on the Easterly side of said 25 foot access road to the Northwesterly corner of the Parcel and The Real Point of Beginning.

Said Gazebo Parcel contains .4 Acres More or Less.

Attachment 1 – Gazebo Road Access Easement





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 Gary Spackman

July 10, 2023

KING MOUNTIAN GLIDER FOUNDATION INC
2315 W IRENE ST
BOISE ID 83702

Re: Change in Water Right Ownership: 34-14672 (No Split), 34-13978 (Split into 34-13978 and 34-14923), 34-13980 (Split into 34-13980 and 34-14924), 34-13982 (Split into 34-13982 and 34-14925), 34-13984 (Split into 34-13984 and 34-14926),

Dear Water Right Holder(s):

The Department of Water Resources (Department) acknowledges the receipt of correspondence changing ownership of a portion of the above referenced water right(s) to you. The Department has modified its records based on the information received and has enclosed a computer-generated report for you.

Your portion of each water right(s) has a specified point of diversion, nature of use and place of use. If you plan to change the authorized point of diversion, nature of use, or place of use, including adding a new point of diversion, you must file an Application for Transfer of Water Right. If you do not plan to change any elements of your water right, then no further action is required at this time.

The portion of the water right retained by the original right holder retains the original water right number. The Department is sending the original right holder a copy of this letter and a computer-generated report showing the changes to the original water right.

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: LITTLE FARM LLC
BIG LOST RIVER GROUND WATER DISTRICT
WATER DISTRICT 34