

IN THE DISTRICT COURT OF THE FIFTH JUDICIAL DISTRICT OF THE STATE OF IDAHO, IN AND FOR THE COUNTY OF TWIN FALLS

**IN RE THE GENERAL ADJUDICATION
OF RIGHTS TO THE USE OF WATER FROM
THE BEAR RIVER BASIN WATER SYSTEM**

CIVIL CASE NUMBER: 79576

Claim ID: 13-7064C
Date Received: 8/22/24
Receipt No: P001206
Claim Fee: 25.00 By: mb

RECEIVED

AUG 22 2024

NOTICE OF CLAIM TO A WATER RIGHT

ACQUIRED UNDER STATE LAW

For Domestic and/or Stockwater Purposes

Where Daily Use is less than 13,000 gallons per day

IDWR/Preston

Please type or print clearly

1. Name of claimant(s) Thatcher Farms LLC Phone (801) 597-4487
Mailing address 4014 Nike Dr Zip 83254
Street or Box City State
Email address (optional) mcqueen@xmission.com
2. Date of priority: (Only one per claim) 01/01/1928 (Explain priority date selected in Remarks)
Month/Day/Year (YYYY)
3. Source of water supply (Check one) Ground Water () or Other (✓) (a) Spring
which is tributary to (b) Bear River
4. Location of point of diversion is: Township 11S, Range 40E, Section 27,
SE 1/4 of NE 1/4, or Govt. Lot _____ BM, County of Caribou;
Parcel no. 11S40E271500
Additional points of diversion, if any: _____
If available, GPS coordinates: 42°26'17.98"N 111°45'51.11"W
5. Description of diverting works (wells, pumps, spring boxes, pipelines, etc.) including the dates of any changes or enlargements in use, the dimensions of the diversion works as constructed and as enlarged and the depth of each well.
~~Developed spring piped to place(s) of use. There is an existing license originally for 3 homes. One home has filed a separate claim 13-7064A. This claim is for the portion owned by Thatcher Farms & earlier priority~~
6. Water is claimed for the following: (limited to domestic and/or stockwater uses - see page 1 of the instructions)

	Month/Day	Month/Day	cfs (✓) or AFY ()
For <u>Domestic</u> purposes from <u>01/01</u> to <u>12/31</u> amount <u>0.04</u>			
For <u>Stockwater</u> purposes from <u>01/01</u> to <u>12/31</u> amount <u>0.11</u>			
7. Total quantity claimed 0.15 cfs (✓) or AFY ()
8. Non-irrigation uses. Describe fully. (Domestic: give number of homes; Stockwater: list number and kind)
Stock water- 400 to 500 head of cattle/cow-calf pairs, 1 home, barns/outbuildings

9. Location of place of use is: Township 11S, Range 40E, Section 35,
NW 1/4 of NE 1/4, Govt. Lot _____ BM, Parcel no. 11S40E350001

If different than shown in Item 4

for (check one) **Domestic** () **Stock** () **Domestic and Stock** (✓)

Additional places of use, if any SWSE Sec 26; SWSW Sec25; NWNW & SWNW Sec 36

10. In which county(ies) are lands listed above as place of use located? Caribou

11. Do you own the property listed above as place of use? Yes (✓) No ()

If the answer is No, describe in Remarks below the authority you have to claim this water right.

12. Describe any other water rights used at the same place and for the same purposes as described above.

_____ or None (✓)

13. Remarks (include an explanation of the priority date selected):

~~Priority Date based year house built per Caribou County records. License 13-7064 included this home,~~
however, priority is 1928 per Caribou Co records showing year the house was built, not 1973 as licensed.

14. Basis of claim (check one) Beneficial Use (✓) Posted Notice () License (✓) Permit () Decree ()

Court _____ Decree Date _____ Plaintiff v. Defendant _____

If applicable provide IDWR Water Right Number Partly base13-7064

15. Signature(s)

(a.) By signing below, I/We acknowledge that I/We have received, read and understand the form entitled "How you will receive notices in the Bear River Basin Water System Adjudication."

(b.) I/We do () do not (✓) wish to receive and pay a small annual fee for monthly copies of the docket sheet.

Number of attachments: 2

For Individuals: I/We do solemnly swear or affirm under penalty of perjury that the statements contained in the foregoing document are true and correct.

Signature of Claimant(s) _____ Date: _____

_____ Date: _____

✕ **For Organizations:** I do solemnly swear or affirm under penalty of perjury that I am, and that I have signed the foregoing document in the space below as the

Managing Member of Thatcher Farms LLC,
Agent's title (Please print) Name of organization (Please print)

and that the statements contained in the foregoing document are true and correct.

Signature of Authorized Agent James McQueen Date 8/14/2024

Printed Name of Authorized Agent James McQueen

16. Notice of Appearance:

Notice is hereby given that I, (please print) _____, will be acting as attorney at law of behalf on the claimant signing above, and that all notices required by law to be mailed by the director to the claimant signing above should be mailed to me at the address listed below.

Signature _____ Date _____

Address _____

Name of claimant(s) _____ Claim ID _____

Claim Map

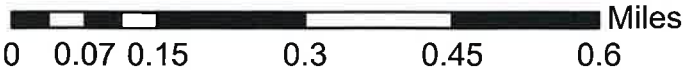
Based on Water Right Number: 13-7064

Claimant: Thatcher Farms LLC

Claim No:



- McQueen House
- Spring Source
- POU
- PLSS Section
- PLSS QQ
- Trough
- Spigot/Hydrant



Water Right Adjudication

Thatcher Farms LLC



Date: 8/7/2024

Project #: 24-0069

Drawn by: AG

RESIDENTIAL CHARACTERISTICS

Year
2025Parcel Number/Suffix
11S40E350001 AParcel Status
ActiveStatus Date
2/1/2004Master Reappr Year
2021Property Address
91 RIVER RD GRACESection/Township/Range
//Last Changed
07/05/2024User
ACOOK

State	Appraiser	Physical	Occupancy	Year	Last Year	Inspection	% Owner	Constr.	Market
Cat. Cd.	Initials	Inspection	Date	Built	Remodeled	Dwelling	Occupied	Class	Grade
31	KF	07/15/2020		1928	2010	SFD	100%		Design

	Type		Shape	Linear Feet	Sq Feet		Sq Feet	Unfinished	Square Feet	Interior Features	
					Finished						
Ground Floor:				0.00					1391	Bedroom(s)	2
Upper Floor:				0.00					0	Bathroom(s)	1.00
Lower Floor:				0.00		0	0	0	0	Kitchen(s)	1
Attic:						0	0	0	0	Fireplace(s)	0
Basement:						1,006	70	1,076		Air Conditioning	No
Roof Type						Total Square Feet		2,467		Central Heating	No

	Sq. Feet		Type	Class	Sq. Feet		Covered	Value Information		Depreciation	
					Patio 1	0		Area Modifier		Phys. Depr.	0%
Car Stg. 1:	384	Detached			Patio 2	0	No	LCM		Funct. Obs.	0%
Car Stg. 2:	0				Deck 1	0	No	Trend		Econ. Obs.	0%
Gen. Purp.:	0				Deck 2	0	No	Special Influence	0		
Landscape Type:					Porch	0		Improve Value	0		
					Pool	0		Appeal Value	99,108		

Subdivision:	GRACE RURAL N1/2, SW1/4,	Land Size:	1.000	Land Value:	60,000
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Notes:

Date: August 14, 2024

To: IDWR Preston Office
325 E 600 S Ste 300
Preston ID 83263-4921

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IDWR/Preston

Please find attached five (5) claims for Thatcher Farms LLC and three (3) claims for McQueen Enterprises LC. Also enclosed is a check in the amount of \$680.00 for the claims as described below.

Claim Fees for Thatcher Farms LLC

13-638- \$50 flat fee, \$1.00/acre for 320 acres= \$370.00
13-960D- \$50 flat fee, \$1.00/acre for 110 acres= \$160.00

Stockwater and domestic claims:

House and surrounding area (stockwater) from springs (was licensed as 13-7064)- \$25.00
Stockwater along Bear River- \$25.00
Stockwater from springs in field- \$25.00

Total- \$605.00

Claim Fees for McQueen Enterprises LC

13-669 (based on) for house and surrounding area (stockwater) from spring- \$25.00
Stockwater along Bear River- \$25.00
Stockwater from spring \$25.00

Total- \$75.00

Should you have any questions, please contact me at 801-597-4487.

Cordially,



James McQueen
4014 Nike Dr
West Jordan UT 84088
801-597-4487
mcqueen@xmission.com