

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

RECEIVED

JUN 17 2024

NOTICE OF CHANGE IN WATER RIGHT OWNERSHIP

DEPT. OF WATER RESOURCES

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?
45-10950	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: Jack C Sherrill Living Trust

Name of current water right holder/claimant

3. New Owner(s)/Claimant(s): Overlook MHP, LLC

New owner(s) as listed on the conveyance document

Name connector ☐ and ☐ or

P.O. Box 2458

Richland

WA

99352

Mailing address

City

State

Zip

208-572-0013

OverlookMHP@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: June 2022 (acquired from Sherrill Trust)

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: [Signature]

Signature of new owner/claimant

Print name

Title, if applicable

Date

MANAGING MEMBER 6/12/24

OVERLOOK MHP, LLC

Signature: _____

Signature of new owner/claimant

Title, if applicable

Date

Print name

Received by SG Date 6/17/2024

For IDWR Office Use Only:

Receipt No. 5040260

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 _____

Processed by DM

Date 8/6/2024

RECORDING REQUESTED BY
First American Title Company

AND WHEN RECORDED MAIL TO:
First American Title Company
417 N. Overland Ave.
Burley, ID 83318

ELECTRONICALLY RECORDED
DO NOT REMOVE
THE COUNTY STAMPED
FIRST PAGE AS IT IS NOW
INCORPORATED AS PART OF
THE ORIGINAL DOCUMENT

CASSIA COUNTY
RECORDED FOR:
FIRST AMERICAN TITLE - BURLEY
12:32:34 PM 07-19-2022
2022-003203
NO. PAGES: 6 FEE: \$15.00
JOSEPH W. LARSEN
COUNTY CLERK
DEPUTY: EV
Electronically Recorded by Simplifile

FILE COPY

Space Above This Line for Recorder's Use Only

WARRANTY DEED

File No.: **1042684RU (kw)**

Date: **July 14, 2022**

For Value Received, **Parcel 1 & P1A:**
Melinda McKee and Linda V Sherrill as Successor Co-Trustees of the Jack C. Sherrill Living Trust Dated August 29, 1991

Parcel 2, 3, 4, & 5:

Joan P. Gavin, a married woman, an eight percent (8%) interest,
Dixie S Nothwang aka Dixie L. Nothwang, an unmarried woman, an eight percent (8%)
Interest,
and Melinda McKee and Linda V Sherrill as Successor Co-Trustees of the Jack C. Sherrill
Living Trust Dated August 29, 1991 an eighty-four percent (84%) interest, hereinafter called
the Grantor, hereby grants, bargains, sells and conveys unto Overlook MHP, LLC, an Idaho limited
liability company, hereinafter called the Grantee, whose current address is P.O. Box 2458, Richland,
WA 99352, the following described premises, situated in Cassia 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.

RECORDING REQUESTED BY
First American Title Company

AND WHEN RECORDED MAIL TO:
First American Title Company
417 N. Overland Ave.
Burley, ID 83318



FILE COPY

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Joan P. Gavin, a married woman, an eight percent (8%) interest,
Dixie S Nothwang aka Dixie L. Nothwang, an unmarried woman, an eight percent (8%) interest,
and Melinda McKee and Linda V Sherrill as Successor Co-Trustees of the Jack C. Sherrill Living Trust Dated August 29, 1991 an eighty-four percent (84%) interest, hereinafter called the Grantor, hereby grants, bargains, sells and conveys unto **Overlook MHP, LLC, an Idaho limited liability company,** hereinafter called the Grantee, whose current address is **P.O. Box 2458, Richland, WA 99352,** the following described premises, situated in **Cassia 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.

Date: 07/14/2022

Warranty Deed
- continued

File No.: 1042684RU (kw)

Jack C. Sherrill Living Trust

By: Linda V. Sherrill

Linda V. Sherrill, Successor Co-Trustee

By: Melinda McKee

Melinda McKee, Successor Co-Trustee

FILE COPY

STATE OF Idaho)
COUNTY OF Blaine)
SS.

On this 14th day of **July, 2022**, before me, a Notary Public in and for said State, personally appeared **Melinda McKee and Linda V Sherrill**, known or identified to me to be the person(s) whose name(s) are subscribed to the within instrument as Successor Co-Trustees of the **Jack C. Sherrill Living Trust Dated August 29, 1991**, and acknowledged to me that they executed the same as such Successor Co-Trustees.



Sandra Gonzalez
Notary Public of Idaho
Residing at Blaine ID
Commission Expires: 1-29-2027

Joan P. Gavin
Joan P Gavin

Harold F. Gavin

I, Harold Gavin, execute this Warranty Deed only to convey any community property interest or homestead interest I may have in the real property described herein.

STATE OF ILLINOIS)
COUNTY OF DeKalb)
SS.

On this 15 day of July, 2022, before me, a Notary Public in and for said State, personally appeared **Joan P Gavin and Harold Gavin**, 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.



Lynn Marie Brown
Notary Public for the State of ILLINOIS
Residing at: Shenandoah, IL
My Commission Expires: July 9, 2025

FILE COPY

Dixie S Nothwang
Dixie S Nothwang

FILE COPY

STATE OF Arizona)
COUNTY OF Navajo)



On this **Fifteenth day of July, 2022**, before me, a Notary Public in and for said State, personally appeared **Dixie S Nothwang aka Dixie L Nothwang**, 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.

Raquel Hollender
Notary Public for the State of ~~Idaho~~ Arizona
Residing at: Show Low AZ
My Commission Expires: Oct. 31, 2024

EXHIBIT A

FILE COPY

Parcel No. 1:

Township 10 South, Range 23 East, of the Boise Meridian, Cassia County, Idaho

Section 28: Part of NW $\frac{1}{4}$ NE $\frac{1}{4}$ of said Section 28, more particularly described as follows:

**Beginning at the Southeast corner of the NW $\frac{1}{4}$ NE $\frac{1}{4}$ of said Section 28, said corner marked by a U.S. General Land Office Pipe with brass cap;
thence North 88°26'33" West along the 1/16th section line for 116.60 feet to a 1/2 inch rebar which shall be the Point of Beginning;
Thence North 88°26'33" West along said 1/16th section line for 134.90 feet to a 1/2 inch rebar;
Thence North 1°23'39" East for 273.88 feet to a 1/2 inch rebar;
Thence South 88°41'38" East (East rec.) for 134.00 feet to a 1/2 inch rebar;
Thence South 1°12'23" West (South rec.) for 274.48 feet (275.0 feet rec.) to the Point of Beginning.**

Parcel No 1A:

Right of ingress and egress for the benefit of Parcels No. 1 and 2 as granted by Warranty Deed recorded November 13, 1975 as Instrument No. 86667 on Film No. 98, records of Cassia County, Idaho over a strip of land 40 feet wide being 20 feet on each side of a line described as:

Township 10 South, Range 23 East of the Boise Meridian, Cassia County, Idaho

Section 28: Beginning 230.6 feet West and 275 feet North of the Southwest corner of the NE $\frac{1}{4}$ NE $\frac{1}{4}$ of said Section 28; Thence North 506 feet, more or less, to the existing county road.

Parcel No. 2:

Township 10 South, Range 23 East, Boise Meridian, Cassia County, Idaho

Section 28: Beginning at the Southwest corner of the NE $\frac{1}{4}$ NE $\frac{1}{4}$ of said Section 28;

**Thence South 88°36'13" East along the 1/16th section line (East rec.) for 626.14 feet (604.7 feet rec.) to a point which is 32.70 feet North 88°36'13" West of the Southeast corner of the SW $\frac{1}{4}$ NE $\frac{1}{4}$ NE $\frac{1}{4}$;
Thence North 1°51' East for 43.79 feet (52 feet rec.);
Thence North 77°30' West for 250 feet;
Thence North 31°44' West for 157 feet;
Thence North 61°14' West for 214 feet;
Thence North 9°50'58" East for 264.87 feet;
Thence South 90°00'00" East for 21.50 feet;
Thence North 21°58'54" East (North 18°33' East rec.) for 130.15 feet;
Thence North 52°00'42" West (North 50°16' West rec.) for 101.41 feet (86.9 feet rec.);
Thence North 86°15'12" West (North 87°39' West rec.) for 343.07 feet (343 feet rec.) to road right of way;
THENCE South 1°16'12" West (South rec.) for 506 feet;
THENCE South 88°41'38" East (East rec.) for 94 feet;
THENCE South 1°12'23" West (South rec.) for 274.48 feet (275 feet rec.) to a point on 1/16th section line;
Thence South 88°26'33" East (East rec.) for 116.6 feet to the Point of Beginning.**

Parcel No. 3:

Township 10 South, Range 23 East, Boise Meridian, Cassia County, Idaho

Section 28: Beginning at the Southwest corner of the NE $\frac{1}{4}$ NE $\frac{1}{4}$ of said Section 28;

Thence North 88°26'33" West (West rec.) for 116.60 feet;
Thence North 1°12'23" East (North rec.) for 274.48 feet (275 feet rec.);
Thence North 88°41'38" West (West rec.) for 94 feet;
Thence North 1°16'12" East (North rec.) for 506 feet to a point which shall be known as the True Point of Beginning;
Thence North 24°26'25" East (North 22°55' East rec.) for 371.23 feet (360.1 feet rec.) to a point on the South side of the County Road, said point also described as being the point of intersection of the South side of the County Road and the East side of the road deeded to the Burley Highway District by Corporation Warranty Deed recorded October 23, 1963, as Instrument No. 15301 on Film No. 53, records of Cassia County, Idaho;
Thence South 64°38'03" East (rec. South 67°05' East) along County Road for 65 feet;
Thence South 24°26'25" West (South 22°55' West rec.) for 103.94 feet (100 feet rec.);
Thence South 64°38'03" East (South 67°05' East rec.) for 75 feet;
Thence South 24°26'25" West (South 22°55' West rec.) for 208.63 feet (207.8 feet rec.);
Thence North 86°15'12" West (North 87°39' West rec.) for 149.64 feet (149.5 feet rec.) to the True Point of Beginning.

Parcel No. 4:

Township 10 South, Range 23 East, Boise Meridian, Cassia County, Idaho

Section 28: Part of the N $\frac{1}{2}$ NE $\frac{1}{4}$ more particularly described as follows:

BEGINNING at a point that is North 775.87 feet and West 44.40 feet from the Southwest corner of the NE $\frac{1}{4}$ NE $\frac{1}{4}$ of said section 28;
Thence South 86°15'12" East for 193.54 feet;
Thence North 66°36'27" West for 74.36 feet;
Thence North 86°15'12" West for 114.08 feet;
Thence South 24°26'25" West for 26.72 feet to the Point of Beginning.

Parcel No. 5:

Township 10 South, Range 23 East, Boise Meridian, Cassia County, Idaho

Section 28: A strip of land 40 feet wide, 20 feet on each side of a line described as follows:

Beginning 230.6 feet West and 275 feet North of the Southwest corner of the NE $\frac{1}{4}$ NE $\frac{1}{4}$ of said Section 28;
Thence North 506 feet;
Thence North 22°55' East 360.1 feet to the County Road.
Exception THEREFROM that portion deeded to Burley Highway District by Corporation Warranty Deed recorded October 22, 1963, as Instrument No. 15301, records of Cassia County, Idaho.

FILE COPY

Exhibit A

RP10S23E280749
RP10S23E281051
RP10S23E281110



Tom Gifford

Hee Nothwang
Joan P. Gannon
nda Sherrill

04/23/2022 3:20 PM MST

04/24/2022 8:20 PM CDT

04/25/2022 10:18 AM
MDT



0005726475



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 #: 0005726475

Date Filed: 5/6/2024 8:01:44 PM

Entity Name and Mailing Address:

Entity Name: Overlook MHP LLC
The file number of this entity on the records of the Idaho Secretary of State is: 0004777204
Address: PO BOX 2396
HAILEY, ID 83333-2396

Entity Details:

Entity Status: Active-Existing
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: Thomas DeHart
Registered Agent
Physical Address
105 VALENTINE CIRCLE
HAILEY, ID 83333
Mailing Address
PO BOX 2396
HAILEY, ID 83333-2396

Limited Liability Company Managers and Members

Name	Title	Business Address
Idaho Mobile Home Parks LLC	Member	PO BOX 2396 HAILEY, ID 83333
Holder Homes LLC	Manager	PO BOX 2458 RICHLAND, WA 99352

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

Job Title: Member

*Thomas DeHart**05/06/2024*

Sign Here

Date

B0908-1163 05/06/2024 8:01 PM Received by Office of the Idaho Secretary of State



IDAHO DEPARTMENT OF
WATER RESOURCES

Southern Region • 650 Addison Ave W, Suite 500 • Twin Falls, ID 83301-5858

Phone: 208-736-3033 • Fax: 208-736-3037 • Email: southerninfo@idwr.idaho.gov • Web: idwr.idaho.gov

Governor Brad Little

Director Mathew Weaver

August 6, 2024

OVERLOOK MHP LLC
PO BOX 2458
RICHLAND WA 99352-0109

Re: Change in Ownership for Water Right No(s): 45-10950

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) 293-9908.

Sincerely,

Denise Maline
Administrative Assistant 1

Enclosure(s)

c: Water District 140