

RECEIVED

AUG 28 2023

DEPARTMENT OF
WATER RESOURCES

Form 42-248/42-1409(6) Rev. 7/21

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. DE

Water Right/Claim No.	Split?	Leased to Water Supply Bank?	Water Right/Claim No.	Split?	Leased to Water Supply Bank?
79-14013	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: Scott A. and Cindy Diamond Bowen

Name of current water right holder/claimant

3. New Owner(s)/Claimant(s): Steven A. Freimark

New owner(s) as listed on the conveyance document

Name connector ☐ and ☐ or

126 Pine Street
Mailing address

Edmonds Wa 98020
City State Zip

425 275-1850
Telephone

freimarksteve@gmail.com
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: 8-15-2023

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: Steven A. Freimark 8-23-2023

Signature of new owner/claimant

Title, if applicable

Date

Steven A. Freimark
Print name

Signature: _____

Signature of new owner/claimant

Title, if applicable

Date

Print name

For IDWR Office Use Only:

Received by Ku Date 8-28-23 Receipt No. 2116964 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 [Signature] Date 10-10-23

Instrument # 541227

IDAHO COUNTY, IDAHO,

8-15-2023 10:50:28 AM No. of Pages: 4

Recorded for : INLAND TITLE

KATHY M. ACKERMAN

Fee: 15.00

Ex-Officio Recorder Deputy



(Space Above For Recorder's Use)

WARRANTY DEED

For value received, SCOTT A. BOWEN and CINDY L. DIAMOND-BOWEN, husband and wife, ("Grantors"), do hereby grant, bargain, sell and convey to STEVEN A. FREIMARK, a married man, as his sole and separate property, ("Grantee"), whose mailing address is: 126 Pine Street, Edmonds, WA 98020, and Grantee's heirs, successors and assigns forever, the following described real property situate in Idaho County, State of Idaho, (hereafter the "subject premises"):

Township 27 North, Range 1 East, Boise Meridian, Idaho County, Idaho
Section 10:

A parcel of land located in Government Lot 8, more particularly described as follows:

Commencing at the section corner common to Sections 2, 3, 10 and 11, said Township and Range, a brass capped monument marked BLM 1963:

thence S 06°48'21" W, 4338.56 feet to a 5/8"x30" IR with the plastic cap marked PLS 5165, which is on westerly 65-foot R.O.W. of U.S. Highway 95 at centerline station 1114+62.20 the True Point of Beginning; thence S 20°56'56" E, on westerly R.O.W. of U.S. Highway 95, 424.26 feet to a R.O.W. monument for Station 1110+37.94;

thence S 66°20'23" W leaving said R.O.W. and on fence line, 145.89 feet to a 5/8"x30" IR with plastic cap marked PLS 5165, which is on high water mark on easterly bank of the Salmon River;

thence N 31°29'23" W along high-water line, 438.56 feet to a 5/8"x30" IR with plastic cap marked PLS 5165; thence N 69°03'04" E, leaving said high water line, 225.96 feet to the True Point of Beginning.

Sometimes known as Assessor's Tax No. 97.

AND:

Township 27 North, Range 1 East, Boise Meridian, Idaho County, Idaho
Section 10:

A parcel of land located in Government Lot 8, more particularly described as follows:

Commencing at the Northeast corner of said Section 10, a BLM brass cap monument;

thence S 10°13'58" W, 3928.09 feet to a point on the southwesterly right-of-way boundary for U.S. Highway 95, said point being a 5/8"x30" rebar set with a plastic cap stamped L.S. 3627. being 65.00 feet left of centerline Station 1119+48.91;

thence traversing said right-of-way as follows:

southeasterly 115.39 feet following the arc of a curve to the right having a central angle of 03°35'02", a radius of 1844.86 feet and a long chord which bears S 25°44'25" E, 115.38 feet to a point 65.00 feet left of centerline PSC Station 1118+29.45;

S 21°59'49" E, 196.62 feet to a point 65.00 feet left of centerline PS Station 1116+29.45, said point is marked by a 5/8"x30" rebar set with a plastic cap stamped L.S. 3627 and is the True Point of Beginning;

thence continuing along said right-of-way S 20°56'56" E, 167.28 feet to an existing 5/8" rebar with plastic cap stamped L.S. 5165;

thence leaving said right-of-way and bearing S 69°06'25" W, 226.18 feet (of Record S 69°03'04" W, 225.96 feet) to an existing 5/8" rebar with plastic cap stamped L.S. 5165 and set on the mean high-water line of the Salmon River;

thence N 42°36'35" W along said high-water line, 21.06 feet to a 5/8"x30" rebar set with a plastic cap stamped L.S. 3627;

thence N 36°49'22" E, 276.56 feet to the True Point of Beginning.

Sometimes known as Assessor's Tax No. 125.

TOGETHER WITH any and all estate, right, title, interest, appurtenances, tenements, hereditaments, reversions, remainders, easements, rights-of-way and water rights in anywise appertaining to the subject premises.

SUBJECT TO taxes and assessments for the current year, and all subsequent years, together with any and all existing easements, rights-of-way, reservations, covenants, restrictions and encumbrances of record, and the following matters:

1. Right, title and interest of the State of Idaho within the natural bed of the SALMON RIVER, below the ordinary high-water line, and also excepting any accretion or avulsion changes of the ordinary high-water line.
2. Any claim arising from the difference in the mean high water line of the SALMON RIVER and the meander line as shown by the Original Government Survey, and also excepting any accretion or avulsion changes of the ordinary high water line.
3. Any loss, damage or claim that may arise that the waterfront boundary of said land has shifted because of alluvial action, erosion, and any artificial or avulsive changes.
4. Right Of Way Deed, State Highway, including the terms and provisions thereof, recorded May 18, 1922 as Instrument Number 68448, Book 49 page 402, records of Idaho County, Idaho.
5. Easement, including the terms and provisions thereof, recorded April 6, 1931 as Instrument Number 95316, Book 59 page 326, records of Idaho County, Idaho.
6. State of Idaho Easement, including the terms and provisions thereof, recorded April 28, 1967 as Instrument Number 226777, Book 106 page 410, records of Idaho County, Idaho.

7. Restrictions as contained in Warranty Deed, including the terms and provisions thereof, recorded October 16, 1967 as Instrument Number 228438, Book 107 page 345; Restrictions as contained in Easement, including the terms and provisions thereof, recorded December 19, 2001 as Instrument Number 420207, all records of Idaho County, Idaho.

8. Restrictions as contained in Warranty Deed, including the terms and provisions thereof, recorded January 13, 1970 as Instrument Number 236342. records of Idaho County, Idaho.

9. Right of Way Easement, including the terms and provisions thereof, recorded October 31, 1995 as Instrument Number 383069, records of Idaho County, Idaho.

10. All matters, covenants, conditions, restrictions, easements and any rights, interests or claims which may exist by reason thereof, disclosed by Record of Surveys: S-1192, recorded October 7, 1996 as Instrument Number 389449; S-1405, recorded October 31, 1997 as Instrument Number 396503; S-1447, recorded December 31, 1997 as Instrument Number 397715; S-2218, recorded December 16, 2003 as Instrument Number 433098; S-2846, recorded June 18, 2009 as Instrument Number 467243, all records of Idaho County, Idaho.

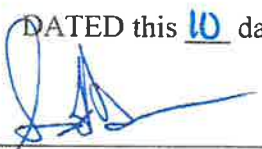
11. Terms and provisions as contained in State of Idaho Term Easement No. 6204, recorded April 24, 2000 as Instrument Number 411541, records of Idaho County, Idaho.

12. Right of Way Easement, including the terms and provisions thereof, recorded December 18, 2003 as Instrument Number 433154, records of Idaho County, Idaho.

The Grantors covenant to the Grantee that Grantors are the owners of the subject premises in fee simple; that the subject premises is free from all encumbrances, excepting those as may be herein set forth, and excepting those of record, and that Grantors will warrant and defend the same from all lawful claims.

Except as otherwise expressly provided in this instrument, Grantors hereby declare pursuant to Title 5, Chapter 2 of the Idaho Code, that in the event Grantors shall have permitted or suffered at any time prior to the making of this instrument, any person or entity to possess, use or occupy the subject premises, or any portion thereof, for any purpose, with or without the knowledge of Grantors, it was not the intent of Grantors, by permitting or suffering such possession, use or occupation, to thereby define property boundaries or ownership thereof.

DATED this 10 day of August, 2023.



SCOTT A. BOWEN

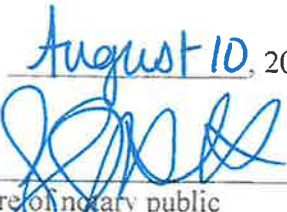


CINDY L. DIAMOND-BOWEN

State of Idaho)
County of Idaho) ss.

This record was acknowledged before me on August 10, 2023, by SCOTT A. BOWEN
and CINDY L. DIAMOND-BOWEN.

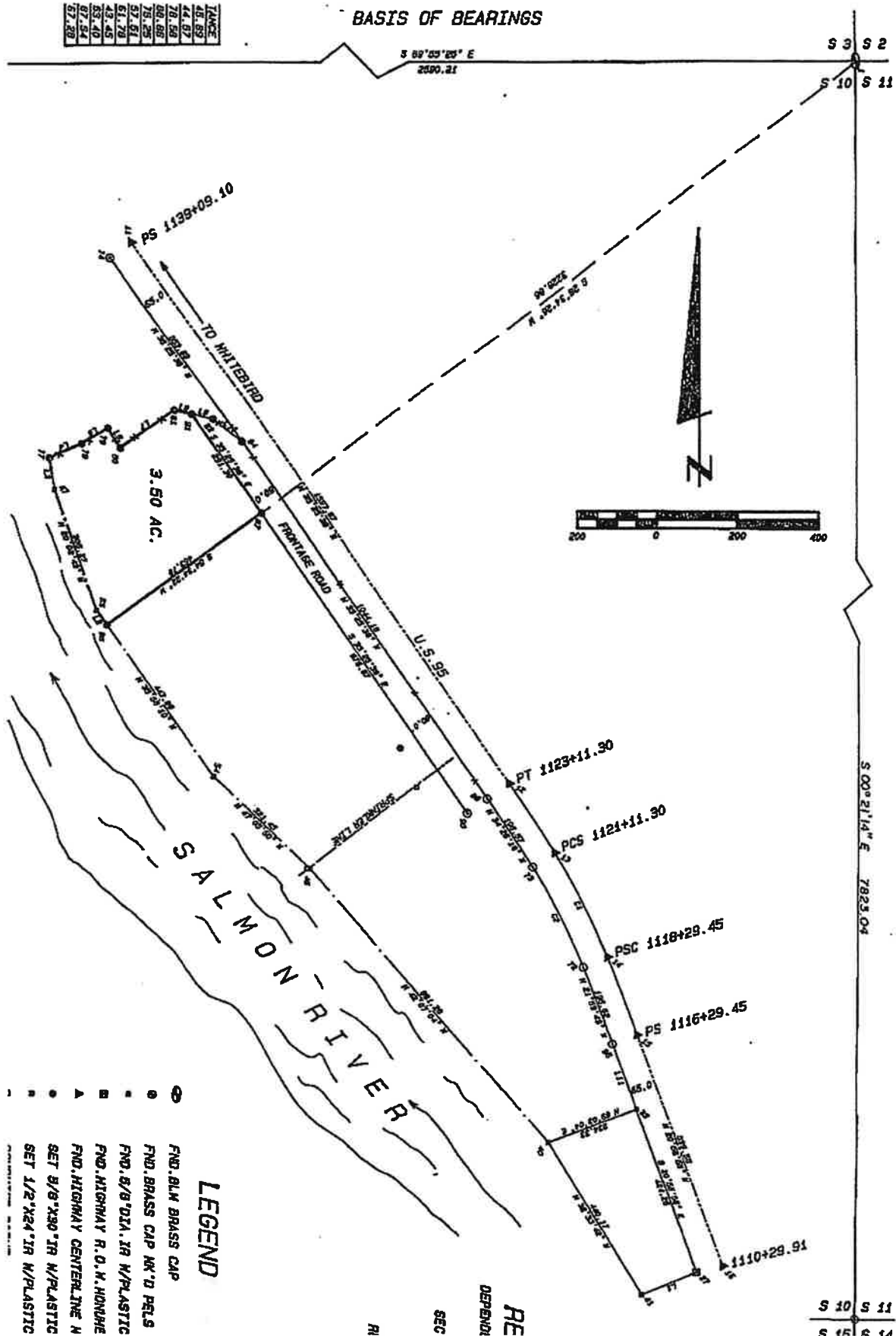



Signature of notary public

My commission expires: 11/5/2024

SF 07/05/2023 10:49 AM

S-1405
396503
10/31/97



Water Right Report : 79-14013(Decreed/Active)

Water Right Owners

Owner Type	Name	Address	City	State	Postal Code
Attorney	THOMPSON, TRAVIS L	MARTEN LAW LLP 163 SECOND AVE W PO BOX 63	TWIN FALLS	ID	83303-0063
Current Owner	BOWEN, CINDY DIAMOND	1920 4TH AVE UNIT 1208	SEATTLE	WA	98101-5112
Current Owner	BOWEN, SCOTT	1920 4TH AVE UNIT 1208	SEATTLE	WA	98101-5112
Original Owner	SCHOO-SCHROEDER, PATRICIA	HC 01 BOX 43	WHITE BIRD	ID	83554
Original Owner	SCHROEDER, DOUGLAS R	HC 01 BOX 43	WHITE BIRD	ID	83554
Previous Owner	CHAMBERLAND INC	13694 HWY 95 S	WHITE BIRD	ID	83554

Water Right Status

Priority Date : 1/1/1903
Basis : Decreed
Status : Active

Water Source

Source	Source Qualifier	Tributary	Tributary Qualifier
SALMON RIVER		SNAKE RIVER	

Points Of Diversion (Location)

Source	Township	Range	Section	Govt. Lot	QQQ	QQ	Q	County	Diversion Type
SALMON RIVER	27N	01E	10	8		SE	SE	IDAHO	

Water Uses

Beneficial Use	From	To	Diversion Rate	Volume
IRRIGATION	03/15	10/31	0.04 CFS	
TOTAL			0.04 CFS	

Places of Use

Place of Use Legal Description : IRRIGATION (IDAHO county)

Township	Range	Section	Lot	QQQ	QQ	Q	Acres
27N	01E	10	8		SE	SE 2	

Irrigation Totals

Total Acres Acre Limit
2.00

Conditions

Code Cndtions

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.

Dates

Licensed Date :
Decreed Date : 2/6/2008
Permit Proof Due Date :
Permit Proof Made Date :
Permit Approved Date :
Permit Moratorium Expiration Date :
Enlargement Use Priority Date :
Enlargement Statute Priority Date :
Application Received Date:
Protest Deadline Date:

Other Information

State or Federal :
Water District Number : NWD
Generic Max Rate Per Acre : 0
Generic Max Volume Per Acre : 0
Civil Case Number :
Decree Plaintiff :
Decree Defendant :
Swan Falls Trust or Nontrust :
Swan Falls Dismissed :
DLE Act Number :
Cary Act Number :
Mitigation Plan: False

IDAHO DEPARTMENT OF WATER RESOURCES

3/31/2023



IDAHO DEPARTMENT OF
WATER RESOURCES

322 E Front Street, Suite 648, Boise ID 83702 • PO Box 83720, Boise ID 83720-0098
Phone: 208-287-4800 • Fax: 208-287-6700 • Email: idwrinfo@idwr.idaho.gov • Website: idwr.idaho.gov

Governor Brad Little

Director Mathew Weaver

October 10, 2023

STEVEN A FREIMARK
126 PINE ST
EDMONDS WA 98020-4123

Re: Change in Ownership for Water Right No(s): 79-14013

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) 287-4942.

Sincerely,

Jean Hersley
Technical Records Specialist 2

Enclosure(s)