

RECEIVED

AUG 07 2023

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCESDEPARTMENT 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?
65-2729	Yes ☒	Yes ☐		Yes ☐	Yes ☐
565-24206	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: Diane B DeBoer
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): IWS LLC
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or
- 2165 Overland Ave Burley ID 83318
Mailing address City State Zip
- 208-878-5869, 208-219-9999 gordy@idahowatersports.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: 11/24/2020, 4/20/2021
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, including quitclaim, court decree, contract of sale, etc. The conveyance document must include a legal description of the land (s) if no land is conveyed.
☒ Plat map, survey map or aerial photograph showing the place of use and division for each water right and/or claim listed above (if necessary to clarify the rights or complex property description).
☒ 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 # 65-2729

8. Signature: Gordon O. Hansen Managing Member 8-1-2023
 Signature of new owner/claimant Title, if applicable Date
- Gordon O. Hansen
 Print name
- Signature: _____
 Signature of new owner/claimant Title, if applicable Date
- _____
 Print name

For IDWR Office Use Only:

 Received by KU Date 8.7.23 Receipt No. C116853 Receipt Amt. \$100-

 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 10-16-23



Instrument # 434951
VALLEY COUNTY, CASCADE, IDAHO
11-25-2020 08:29:44 No. of Pages: 3
Recorded for: AMERITITLE - CASCADE
DOUGLAS A. MILLER Fee: \$15.00
Ex-Officio Recorder Deputy: AMF
Electronically Recorded by Simplifile

WARRANTY DEED

Order No.: 390409AM

FOR VALUE RECEIVED

Diane DeBoer and the Estate of Judd W. DeBoer

the grantor(s), do(es) hereby grant, bargain, sell and convey unto

IWS LLC, an Idaho Limited Liability Company, ~~IWS LLC, an Idaho Limited Liability Company~~

whose current address is:

2165 Overland Ave
Burley, ID 833182165 Overland Ave
Burley, ID 83318

the grantee(s), the following described premises, in Valley County, Idaho,

TO WIT:

See Attached Exhibit 'A'

*Amended and Restated

TOGETHER WITH an access easement and other rights set forth in the Declaration of Access Easement dated November 24, 2020, and recorded on the 24 day of November, 2020, as instrument number 434936 in the records of Valley County, Idaho.

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee, heirs and assigns forever. And the said Grantor does hereby covenant to and with the said Grantee(s), that (s)he is/are the owner(s) in fee simple of said premises; that they are free from all encumbrances Except: Current Year Taxes, conditions, covenants, restrictions, reservations, easements, rights and rights of way, apparent or of record. And that (s)he will warrant and defend the same from all lawful claims whatsoever.

Dated:

11/24/2020

Estate of Judd W. DeBoer

Diane DeBoer, Personal Representative

Diane DeBoer, Personal Representative

Diane DeBoer

Diane DeBoer

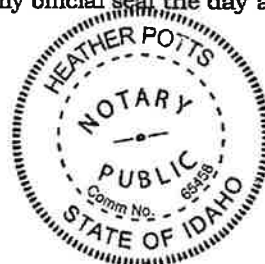
State of Idaho} ss.
County of Valley}

On this 24th day of November, 2020, before me, the undersigned a Notary Public in and for said state, personally appeared Diane DeBoer known or identified to me to be the person whose name is subscribed to the foregoing instrument as Personal Representative of the estate of Estate of Judd W DeBoer, and acknowledged to me that he/she/they executed the same as Personal Representative.

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 for the State of Idaho
Residing at: Valley County
Commission Expires: ~~11/19/2021~~ 4/23/2021



State of Idaho} ss.
County of Valley}

On this 24th day of November, 2020, before me, the undersigned, a Notary Public in and for said state, personally appeared Diane DeBoer, known or identified to me to be the person whose name is subscribed to the within Instrument and acknowledged to me that he/she/they executed 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.





Notary Public for the State of Idaho
Residing at: Valley County
Commission Expires: ~~11/19/2021~~ 4/23/2021

EXHIBIT 'A'

File No. 390409AM

A parcel of land situate in the NE1/4 NW1/4 and the NW1/4 NE1/4, Section 28, T. 18 N., R. 3 E., B.M., Valley County, Idaho, more particularly described as follows:

Commencing at an aluminum cap marking the Quarter Corner common to Sections 21, and 28, T. 18 N., R. 3 E., B.M., Valley County, Idaho, as shown on that particular Record of Survey, recorded as Instrument No. 356943, on Book 11, on Page 122 of Surveys, on file in the Office of the Recorder of Valley County, Idaho, the REAL POINT OF BEGINNING:

Thence, N. 89°58'48" E., 1,298.95 feet along the line common to said Sections 21 and 28, to a 5/8" rebar on the westerly right-of-way of State Highway 55,

Thence, S. 0°32'09" W., 616.72 feet along said westerly right-of-way to a 1/2" rebar,

Thence, S. 89°58'48" W., 1,413.28 feet to a 1/2" rebar,

Thence, N. 0°26'28" E., 616.64 feet to a 1/2" rebar on the line common to said Sections 28 and 29,

Thence, N. 89°56'36" E., 115.35 feet to the Point of Beginning.

Bearings based on GPS derived State Plane Grid Azimuth, Idaho West Zone (1103).

Parcel 2 on survey 429001



Instrument # 439663
VALLEY COUNTY, CASCADE, IDAHO
04-28-2021 09:40:47 No. of Pages: 2
Recorded for: AMERITITLE - CASCADE
DOUGLAS A. MILLER Fee: \$16.00
Ex-Officio Recorder Deputy: AMF
Electronically Recorded by Simplifile

WARRANTY DEED

Order No.: 453397AM

FOR VALUE RECEIVED

Diane B. DeBoer, an unmarried individual and Diane B. DeBoer as Personal Representative of the Estate of Judd W. DeBoer

the grantor(s), do(es) hereby grant, bargain, sell and convey unto

IWS LLC, an Idaho Limited Liability Company

whose current address is:
2165 Overland Ave
Burley, ID 83318

the grantee(s), the following described premises, in Valley County, Idaho,

TO WIT:

A parcel of land situate in the NE1/4 NW1/4 and the NW1/4 NE1/4, Section 28, T. 18 N., R 3 E., B.M., Valley County, Idaho, more particularly described as follows:
Commencing at a brass cap marking the Section Corner common to Sections 20, 21, 28 and 29, T. 18 N., R. 3E., B.M., Valley County, Idaho, as shown on that particular Record of Survey, recorded as Instrument No. 182380, in Book 3, on Page 218 of Surveys, on file in the Office of the Recorder of Valley County, Idaho;
thence, N. 89°56'36" E., 1,334.40 feet to a 5/8" rebar marking the West 1/16th Corner common to said Sections 21 and 28, the REAL POINT OF BEGINNING;
Thence, N. 89°56'36" E., 1,219.04 feet along the line common to said Sections 21 and 28, to a 1/2" rebar,
Thence, S. 0°26'28" W., 616.64 feet to a 1/2" rebar,
Thence, N. 89°58'48" E., 1,413.28 feet to a 1/2" rebar on the westerly right-of-way of State Highway 55,
Thence, S. 0°32'09" W., 50.00 feet along said westerly right-of-way to a 1/2" rebar,
Thence, S. 89°58'48" W., 1,413.20 feet to a 1/2" rebar,
Thence, S. 0°26'28" W., 658.72 feet to a 1/2" rebar on the southerly boundary of said N1/2 NW1/4,
Thence, N. 89°59'49" W., 1,219.21 feet to a 5/8" rebar, marking the NW 1/16th Corner of said Section 28,
Thence, N. 0°26'56" E., 1,324.08 feet to the Point of Beginning.

Bearings based on UPS derived State Plane Grid Azimuth, Idaho West Zone (1103).

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee, heirs and assigns forever. And the said Grantor does hereby covenant to and with the said Grantee(s), that (s)he is/are the owner(s) in fee simple of said premises; that they are free from all encumbrances Except: Current Year Taxes, conditions, covenants; restrictions, reservations, easements, rights and rights of way, apparent or of record. And that (s)he will warrant and defend the same from all lawful claims whatsoever.

Dated:

4/30/21

Diane B. DeBoer

Diane B. DeBoer

Estate of Judd W. DeBoer

By:

Diane B. DeBoer

Diane B. DeBoer, personal representative

State of

Idaho

} ss

County of

Ada

}

On this 20th day of April, 2021, before me, Gary Blaylock, a Notary Public in and for said state, personally appeared Diane B. DeBoer known or identified to me to be the person whose name is subscribed to the within Instrument and acknowledged to me that she executed same; and is known or identified to me to be the person whose name is subscribed to the foregoing instrument as Personal Representative of the estate of Judd W. DeBoer, and acknowledged to me that she executed the same as Personal Representative.

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



Gary Blaylock

Notary Public for the State of

Idaho

Residing at:

Boise ID 83713

Commission Expires:

9-29-22

Current Owners of Water Right 65-2729				
Parcel No.	Owner	Address	WR Acres	WR Flow Rate (cfs)
RP18N03E214803	Brundage Mtn Co LLC c/o Diane DeBoer	PO Box 1225, Eagle, ID 83616	35	0.69
RP18N03E283005	Brianna Bambic, Lucas Glauser	252 Schmeizer Ln, Boise, ID 83706	17	0.33
RP18N03E282404	IWS LLC	2165 Overland Ave, Burley, ID 83318	53	1.04
RP18N03E282409				
RP18N03E280604				
RP18N03E280726				
RP18N03E281055	Meyer Property Holdings LLC	6495 Escarpment Ct, Boise, ID 83716	20	0.39
RP18N03E282855				
MH18N03E281172	Kurt David Kroll	PO Box 2522, McCall, ID 83638	1	0.02
RP18N03E281210	Lazy "D" Ranch Trust	c/o Tim Deinhard, 14111 Hwy 55, McCall, ID 83638	1	0.02
RP18N03E283605	MAW Properties LLC	11259 Parley's Cone Ct, Las Vegas, NV 89135	20	0.39
RP18N03E284055	Edward Clay Szeliga	200 Swiftwater Blvd, Cle Elum, WA 98922	17	0.33
RP007250020070	GFL Holdings LLC	PO Box 2554, McCall, ID 83638	24	0.47
RP007250040000				
RP007250020200				
RP007250020150				
RP007250020140				
RP007250030000				
RP007250020000				
RP007250020080	Shawn Olson	13960 W Chatsworth Ct, Boise, ID 83713	1	0.02
RP007250020110	Jeremy & Elizabeth Driebergen	PO Box 1977, McCall, ID 83638	2	0.04
RP007250020120	RTH Family Trust	PO Box 1470, McCall, ID 83638	6	0.12
RP007250020130	Serenity Fields LLC	PO Box 1810, McCall, ID 83638	29	0.58
RP18N03E281774				
RP18N03E284805				
RP18N03E285540	St Augustine of Hippo Ventures LLC	7154 W State St, Unit 191, Garden City, ID 83714	3	0.06
Totals			229	4.5

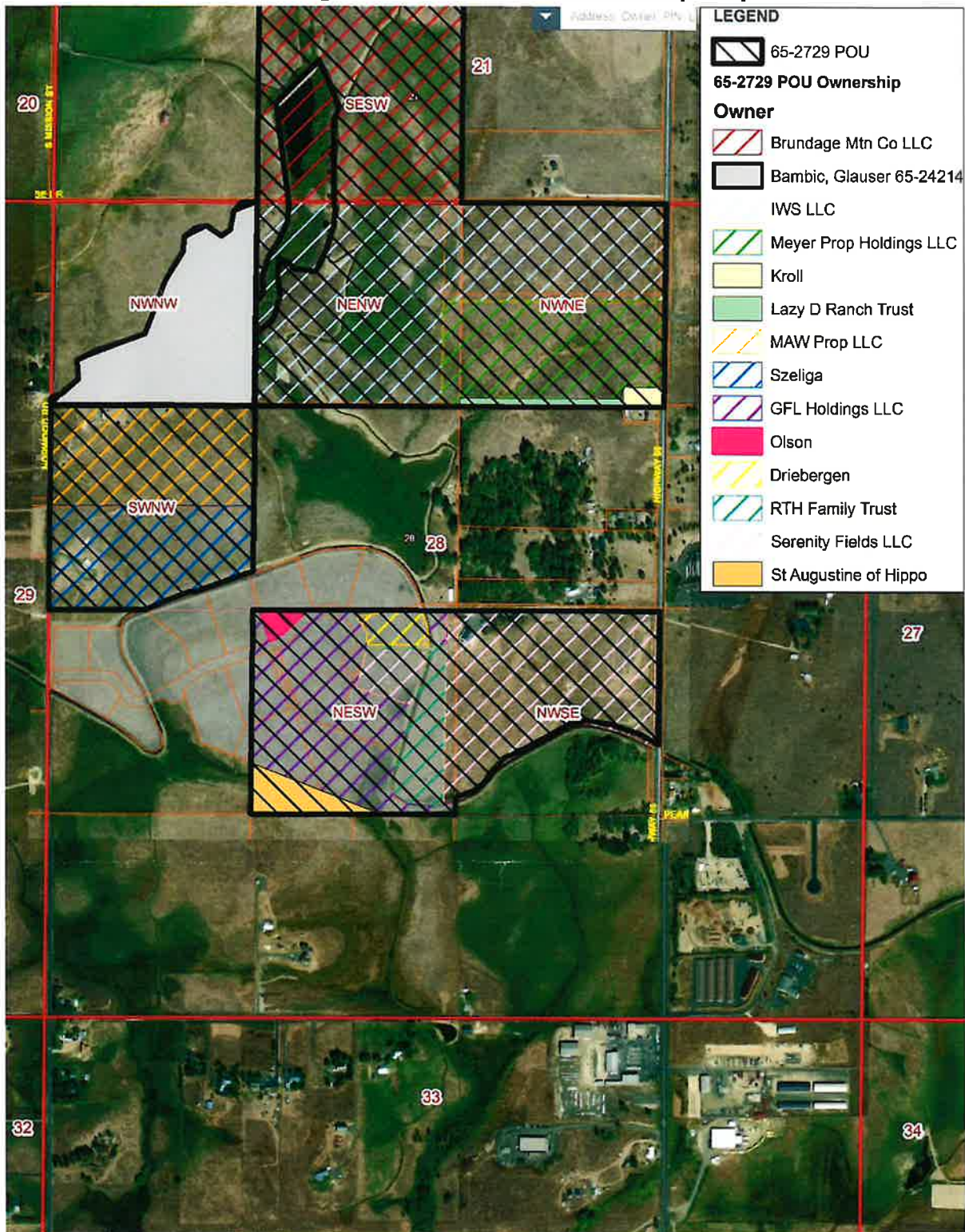
Water Right Number: 65-2729

Diversion Rate: 4.5 CFS

Total Acres	229
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[illegible]

Water Right 65-2729 Current Ownership Map





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 16, 2023

IWS LLC
2165 OVERLAND AVE
BURLEY ID 83318-2927

Re: Change in Water Right Ownership: 65-2729 (Split into 65-2729 and **65-24266**)

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) 287-4942.

Sincerely,

Jean Hersley
Technical Records Specialist 2

Enclosure(s)

c: DIANE B DEBOER
Water District No. 65K