

RECEIVED

DEC 29 2023

DEPARTMENT OF
WATER RESOURCES

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

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?
63-33775 ✓	Yes ☒	Yes ☐		Yes ☐	Yes ☐
63-30128 ✓	Yes ☐	Yes ☐		Yes ☐	Yes ☐
63-30126 ✓	Yes ☐	Yes ☐		Yes ☐	Yes ☐
> Split into	Yes ☐	Yes ☐		Yes ☐	Yes ☐
63-35518	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name:

Nancy C. McNabb

Name of current water right holder/claimant

3. New Owner(s)/Claimant(s):

IMCO General Construction, Inc

New owner(s) as listed on the conveyance document

Name connector ☐ and ☐ or

2116 Buchanan Loop

Terndale

WA

98248

Mailing address

City

State

Zip

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: 11-30-2023

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 # 63-30126

8. Signature:

Signature of new owner/claimant

Title, if applicable

Date

Print name

Signature:

Signature of new owner/claimant

Title, if applicable

Date

Print name

Received by

KM

Date

12-29-23

Receipt No.

C117707 and C117593

Receipt Amt.

75.00, 75.00

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

Date 1-30-24

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

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.

Water Right/Claim No.	Split?	Leased to Water Supply Bank?	Water Right/Claim No.	Split?	Leased to Water Supply Bank?
63-33775	Yes ☐	Yes ☐		Yes ☐	Yes ☐
63-30128	Yes ☐	Yes ☐		Yes ☐	Yes ☐
63-30126	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: Nancy C. McNabb
Name of current water right holder/claimant

3. New Owner(s)/Claimant(s): IMCO General Construction, Inc
New owner(s) as listed on the conveyance document

2116 Buchanan Loop Ferndale WA 98248
Mailing address City State Zip

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: 11-30-2023

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 990-BL.

8. Signature: [Signature] President & CEO 11/30/2023
Signature of new owner/claimant Title, if applicable Date
Tyler Kimberley
Print name

Signatures: [Signature] Title, if applicable Date
Signature of new owner/claimant
Nancy C. McNabb
Print name

For IDWR Office Use Only:
Received by _____ Date _____ Receipt No. _____ Receipt Amt. _____
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 _____ Date _____

RECEIVED

DEC 29 2023

DEPARTMENT OF
WATER RESOURCES



PioneerTitleCo.
GOING BEYOND

8151 W. Rifleman Street
Boise, ID 83704

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

ADA COUNTY RECORDER Trent Tripple
BOISE IDAHO Pgs=2 VICTORIA BAILEY
PIONEER TITLE COMPANY OF ADA COUNTY

2023-067141
11/30/2023 03:18 PM
\$15.00

File No. 838654 MV/

WARRANTY DEED

For Value Received Nancy C. McNabb, an unmarried woman
hereinafter referred to as Grantor, does hereby grant, bargain, sell, warrant and convey unto

IMCO General Construction, Inc.

hereinafter referred to as Grantee, whose current address is 2116 Buchanan Loop, Ferndale, WA 98248
The following described premises, to-wit:

See Exhibit A attached hereto and made a part hereof.

To HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee(s), and Grantees(s) heirs and assigns forever. And the said Grantor(s) does (do) hereby covenant to and with the said Grantee(s), that the Grantor(s) is/are the owner(s) in fee simple of said premises; that said premises are free from all encumbrances EXCEPT those to which this conveyance is expressly made subject and those made, suffered or done by the Grantee(s); and subject to U.S. Patent reservations, restrictions, dedications, easements, rights of way and agreements, (if any) of record, and current years taxes, levies, and assessments, includes irrigation and utility assessments, (if any) which are not yet due and payable, and that Grantor(s) will warrant and defend the same from all lawful claims whatsoever.

Dated: November 27, 2023

Nancy C. McNabb
Nancy C. McNabb

State of IDAHO, County of ADA

This record was acknowledged before me on NOV. 29, 2023 by Nancy C. McNabb

Maria Van Der Aa

Signature of notary public
Commission Expires:

MARIA VAN DER AA
Residing in: Meridian, ID
Commission Expires: 08/13/2028

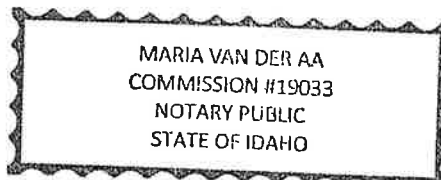


EXHIBIT A

A parcel of land being a portion of the Northeast 1/4 of the Northeast 1/4 of Section 3, Township 2 North, Range 2 East, Boise Meridian, Ada County, Idaho, said parcel being more particularly described as follows:

Commencing at the brass cap marking the corner common to Sections 34 and 35, T3N, R2E, and Sections 3 and 2, T2N, R2E, all in the B.M., Ada County, Idaho; thence N89°34'15"W 546.66 feet along the line common to said Sections 3 and 34 to an iron pin marking the REAL POINT OF BEGINNING; thence along the following courses and distances to iron pins:

S0°07'15"E 380.78 feet (formerly S0°11'54"E 380.90 feet);
thence, N89°22'24"W 40.02 feet (formerly N89°34'15"W 40.00 feet);
thence, S0°15'58"E 187.22 feet (formerly S0°11'54"E 187.18 feet);
thence, N89°34'38"W 739.88 feet (formerly N89°34'15"W 740.00 feet);
thence, N0°11'48"W 302.95 feet (formerly N0°11'54"W 303.08 feet);
thence, S89°34'15"E (formerly S89°51'19"E) 190.00 feet;
thence, N0°11'48"W (formerly N0°28'58"W) 265.00 feet to an iron pin on said line common to Sections 3 and 34;
thence, S89°34'15"E 124.00 feet along said line;
thence, S0°39'19"E 266.68 feet;
thence, S87°08'58"E 118.89 feet;
thence, N4°58'33"E 272.52 feet to a point on said line common to Sections 3 and 34;
thence, S89°34'15"E 320.74 feet along said line to the REAL POINT OF BEGINNING.

SUBJECT TO:

A 10' wide access/egress easement for the purpose of maintenance and repair of an existing tank and the underground water line and its allied facilities, said easement running over and across the above described parcel of land, said easement being more particularly described as follows:

Commencing at the brass cap marking the corner common to Sections 34 and 35, T3N R2E, and Sections 3 and 2, T2N, R2E, all in the B.M., Ada County, Idaho; thence, N89°34'15"W 867.40 feet along the line common to said Sections 3 and 34;

thence, S4°58'33"W 240.66 feet to the REAL POINT OF BEGINNING;

thence along the centerline of a 10' wide easement the following courses and distances:

S63°52'27"E 7.57 feet;

thence, S76°50'44"E 127.18 feet;

thence, S54°01'26"E 7.84 feet to a point of curve, said curve having a delta of 360°, a radius of 7.84 feet and an arc length of 49.26 feet, said point also being the POINT OF ENDING of the said centerline of a 10' wide easement.



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

January 31, 2024

IMCO GENERAL CONSTRUCTION INC
2116 BUCHANAN LOOP
FERNDALE WA 98248-9801

Re: Change in Water Right Ownership: 63-30126, 63-30128, 63-33775 (Split into 63-33775 and **63-35518** (*IMCO General Construction INC*))

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)287-4921.

Sincerely,

Debra Mansfield
Technical Records Specialist 1

Enclosure(s)

c: WALTER MC NABB
NANCY MC NABB



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

January 03, 2024

IMCO GENERAL CONSTRUCTION INC
2116 BUCHANAN LOOP
FERNDAL WA 98248-9801

RE: Change in Ownership for Water Right No(s): **63-33775**

Dear Interested Parties:

The Department of Water Resources (Department) acknowledges receipt of your Notice of Change in Water Right Ownership (Notice).

Our review of your Notice indicates that additional information is required before the Department can process the change. The information required is indicated below:

- Filing Fee for changes resulting from division of a water right

During our review of the Notice and documentation you submitted, we found that the water right 63-33775 will need to be split. The Place of Use for water right 63-33775 is larger than the property owned by IMCO General Construction, Inc.

Effective July 1, 2000, the legislature enacted House Bill No. 545 requiring a filing fee for a change in water right ownership. The fee is \$25 per water right, except for ownership changes resulting in the division of a water right, which is \$100 per water right. All ownership change notices received after June 30, 2000 must include the appropriate filing fees in order to be processed. Because we have already received \$25 for the ownership change of water right 63-33775, we have determined that the filing fee for your notice will be \$75.

Because the Department cannot process the Notice without proper fees, we will hold any action on your notice pending receipt of the necessary fees. If we do not receive the necessary fees within 30 days we will return your notice and all attachments and your notice will not be processed.

Also, please note that permit holders are required to report any change of ownership and/or mailing address to the Department within 120 days of the change. Forms to assign ownership or update your address are available from any office of the Department or on the Department's website.

If you have any questions regarding this matter, please contact me at (208)287-4921.

Sincerely,

Debra Mansfield
Technical Records Specialist 1

Enclosure(s)