



IDAHO DEPARTMENT OF
WATER RESOURCES

Western Region • 2735 W Airport Way • Boise, ID 83705-5082

Phone: 208-334-2190 • Fax: 208-334-2348 • Email: westerninfo@idwr.idaho.gov • Web: idwr.idaho.gov

Governor Brad Little

Director Matt Weaver

August 21, 2024

WILD LLC
1840 N LAKES PL
MERIDIAN ID 83646-1921

RE: Change in Ownership for Water Right No(s): 63-8423

Dear Water Right Holder(s):

The Idaho Department of Water Resources (Department) received a Notice of Change in Water Right Ownership (Notice) from you on March 18, 2024, for the above referenced water rights, and completed it on June 14, 2024. During a recent review of our files, we found that you had also submitted a Notice for the same water rights on April 18, 2022.

Since the water right records have already been updated to reflect your ownership, the Department is returning your April 18, 2022 Notice and the attachments. A refund of \$100 has been requested and will be mailed to HOFF COMPANIES under separate cover from the Idaho State Controller's Office. We sincerely apologize for the oversight on this matter.

If you have any questions regarding this matter, please contact our office at (208) 287-4800.

Sincerely,

Debra Mansfield
Technical Records Specialist I

Enclosures

Mansfield, Debra

From: Mansfield, Debra
Sent: Tuesday, August 20, 2024 4:20 PM
To: 'charlieh@hoffc.com'
Subject: Received Duplicate Change in Water Right Ownership, 63-8423
Attachments: Received Duplicate Change in Water Right Ownership, 63-8423.pdf

Hello,

Please see the attached letter regarding your received duplicate Notice of Change in Water Right Ownership for water right 63-8423. This packet is being mailed to WILD LLC via USPS.

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

Thank you,

Debra Mansfield | Technical Records Specialist 1
IDWR – State Office
322 E Front St, Boise ID 83702-7371
(208) 287-4921 | Debra.Mansfield@idwr.idaho.gov

Mansfield, Debra

From: Mansfield, Debra
Sent: Tuesday, August 20, 2024 3:38 PM
To: IdwrPayable
Subject: REFUND: HOFF COMPANIES

TO: Sascha Marston, Susan Steed

FROM: Debra Mansfield

DATE: August 20, 2024

RE: Refund: Ownership Change

WILD LLC submitted a Change in Water Right Ownership for water right 63-8423 on 4/18/2022. It was receipted under Receipt No. W050341.

The Department received a duplicate Change in Water Right Ownership on 3/18/2024 for the same water right number. This ownership change was receipted under W051823 The Ownership change received on 3/18/2024 was processed on 6/14/2024.

We need to refund for the ownership change received in 2022 that was not processed.

Please issue a refund of \$100.00 to:

HOFF COMPANIES
1840 N LAKES PL
MERIDIAN ID 83646-1921

RECEIPT #

W050341

Thank you,

Debra Mansfield | Technical Records Specialist 1
IDWR – State Office
322 E Front St, Boise ID 83702-7371
(208) 287-4921 | Debra.Mansfield@idwr.idaho.gov

RECEIVED

AUG 09 2024

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

RECEIVED

APR 18 2022

DEPARTMENT OF
WATER RESOURCES

NOTICE OF CHANGE IN WATER RIGHT OWNERSHIP

WATER RESOURCES
WESTERN REGION

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?
63-8423	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: Anne McKellip
Name of current water right holder claimant
3. New Owner(s)/Claimant(s): WILD LLC
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or
- 1840 N Lakes Pl Meridian ID 83646
Mailing address City State Zip
208-884-2002 charlieh@hoffc.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: 1/20/22
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: [Signature] Representative 3/25/22
Signature of new owner claimant Title, if applicable Date
Charlie Hoff
Print name
- Signature: _____ Title, if applicable _____ Date _____
Signature of new owner claimant
Print name

For IDWR Office Use Only:
Received by CS Date 04/18/2022 Receipt No. W050341 Receipt Amt. \$100⁰⁰
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 _____

Recording Requested by and
After Recording Return to:

WILD LLC
Attn: Charlie Hoff
1840 N. Lakes Pl.
Meridian, Idaho 83646-1921

COPY

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

2022-003490

RECORDED

01/20/2022 08:12 AM

CHRIS YAMAMOTO
CANYON COUNTY RECORDER

Pgs=3 TYOUREN \$15.00
TYPE: DEED
FIRST AMERICAN TITLE AND ESCROW
ELECTRONICALLY RECORDED

3786636 - TD-mc

SPACE ABOVE THIS LINE FOR RECORDER'S USE ONLY

SPECIAL WARRANTY DEED

FOR VALUE RECEIVED, the receipt and sufficiency of which is hereby acknowledged, Mary Lou Ellis, Trustee of the Anne McKellip Revocable Living Trust dated November 21, 2006, as amended, ("Grantor"), does hereby grant, bargain, sell and convey unto WILD LLC, an Idaho limited liability company, whose current mailing address is 1840 N. Lakes Pl., Meridian, Idaho 83646-1921 ("Grantee"), the following described real property, located in Canyon County, Idaho, to wit:

See Exhibit A attached hereto and incorporated herein by this reference
(the "Property"),

TOGETHER WITH all water and water rights and other entitlements to water appurtenant to the Property, all ditches and ditch rights appurtenant thereto, all minerals and mineral rights appurtenant thereto, and all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, the reversion and reversions, remainder and remainders, rents, issues and profits thereof and all estate, right, title and interest in and to the Property, as well as in law as in equity, owned by the Grantor.

TO HAVE AND TO HOLD the Property and its appurtenances unto Grantee, its successors and assigns, forever, and Grantor does hereby covenant to Grantee that: (a) the Grantor is the owner in fee simple of the Property and previous to the execution of this conveyance, Grantor has not conveyed the same estate to any person other than the Grantee; (b) the Property is free from any and all liens, claims and encumbrances done, made or suffered by Grantor, or any person claiming by, through or under Grantor, except (a) real property taxes and assessments that are a lien not yet due and payable, (b) all applicable zoning ordinances, building codes, laws and regulations, (c) those easements, restrictions, agreements and encumbrances of public record as of the date of this instrument, and (d) any matter or circumstance that would be disclosed by an accurate survey or physical inspection of the Property; and that Grantor shall warrant and defend the same against any other liens, claims or encumbrances done, made or suffered by Grantor, or any person claiming by, through or under Grantor, but none other.

[signature page follows]

DATED effective as of the 20th day of January, 2022.

GRANTOR:

By:

Mary Lou Ellis - Trustee of Anne McKellip
Mary Lou Ellis, Trustee of the Anne McKellip
Revocable Living Trust dated November 21,
2006

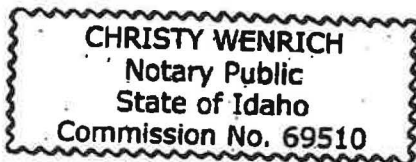
COPY

STATE OF IDAHO)

) ss.

County of Carson)

This record was acknowledged before me on January 12th, 2022, by Mary Lou Ellis, Trustee of the Anne McKellip Revocable Living Trust dated November 21, 2006, on behalf of whom this record was executed.



Christy Wenrich
NOTARY PUBLIC FOR IDAHO
My Commission Expires 3/10/23

COPY

EXHIBIT A

LEGAL DESCRIPTION: Real property in the County of Canyon, State of Idaho, described as follows:

COMMENCING at the Southwest corner of the Southwest Quarter of the Southwest Quarter, of Section 36, Township 4 North, Range 2 West of the Boise Meridian, Canyon County, Idaho; thence North 0°00' East 473.00 feet, along the West line of the said Southwest Quarter of the Southwest Quarter to a point on the centerline of the Ten Mile Drain, the INITIAL POINT of this description;

Thence meandering along the said centerline of the Ten Mile Drain South 78°39' East 660.00 feet; thence

South 51°05' East 115.00 feet; thence

South 27°27'30" East 42.01 feet; thence leaving the said centerline of the Ten Mile Drain North 79°35' East 349.76 feet; thence

North 84°51' East 226.50 feet, to a point on the East line of the said Southwest Quarter of the Southwest Quarter; thence North 0°03' West 1,007.35 feet along the said East line to the Northeast corner of the said Southwest Quarter of the Southwest Quarter; thence

South 89°51'25" West 1,324.65 feet along the North line of the said Southwest quarter of the Southwest Quarter to the Northwest corner of the said Southwest Quarter of the Southwest Quarter; thence

South 0°00' West 848.20 feet along the said West line to the INITIAL POINT OF this description

State of Idaho
Department of Water Resources

Water Right

63-8423

IRRIGATION

The map depicts the place of use for the water use listed above and point(s) of diversion of this right as currently derived from interpretations of the paper records and is used solely for illustrative purposes. Discrepancies between the computer representation and the permanent document file will be resolved in favor of the actual water right documents in the water right file.

COPY



Legend

- Point of Diversion
- Place of Use Boundary
- Townships
- PLS Sections
- Quarter Quarters

11th Ave N
Nampa

Point of diversion

Detrick