

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

RECEIVED

FEB 14 2025

DEPT. OF WATER RESOURCES
EASTERN REGION

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?
22-464 <i>OK</i>	Yes ☐	Yes ☐	22-7431 <i>OK</i>	Yes ☐	Yes ☐
22-465 <i>OK</i>	Yes ☐	Yes ☐	22-12075 <i>OK</i>	Yes ☐	Yes ☐
22-7140B <i>OK</i>	Yes ☐	Yes ☐	22-12077 <i>OK</i>	Yes ☐	Yes ☐
22-7164 <i>OK</i>	Yes ☐	Yes ☐	22-12079 <i>OK</i>	Yes ☐	Yes ☐
22-7168 <i>OK</i>	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: Ben Kaufman and Warren Kaufman
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): R Big Muddy, LLC an undivided 75% and Warren Kaufman an undivided 25%
New owner(s) as listed on the conveyance document Name connector ☒ and ☐ or
- P.O. Box 298 Tetonia ID 83452
Mailing address City State Zip
208-351-0763 juliekaufman2015@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: 08/28/2019 and 01/28/2025
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: Warren Kaufman Member 2-12-25
Signature of new owner/claimant Title, if applicable Date
Warren Kaufman
Print name

Signature: _____
Signature of new owner/claimant Title, if applicable Date

Print name

For IDWR Office Use Only:

Received by M. Peth Date 2-14-25 Receipt No. E050646 Receipt Amt. 225.00
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 JB Processed by JB Date 2/24/2025

Instrument # 256131

TETON COUNTY, IDAHO

8-28-2019 03:20:00 PM No. of Pages: 3

Recorded for : RIGBY ANDRUS & RIGBY

KIM KEELEY

Fee: 15.00

Ex-Officio Recorder Deputy

Index to: DEED, GRANT

GRANT DEED

FOR VALUE RECEIVED, **Ben Val Kaufman**, a single man, of P.O. Box 298, Teton, ID 83452; **Margaret E. Kaufman**, a single woman, 7780 Railroad Ave. SE, Snoqualmie, WA 98065; **Warren Z. Kaufman**, a married man dealing with his sole and separate property, of P.O. Box 246, Driggs, ID 83422, hereinafter called "Grantors"; do hereby grant and convey, to **R Big Muddy, LLC**, an Idaho limited liability company with its principal place of business located at P.O. Box 298, Teton, ID 83452, hereinafter called "Grantees".

WITNESSETH, that the Grantors, for and in consideration of the sum of Ten Dollars (\$10.00) lawful money of the United States of America, and other good and valuable consideration, to the Grantors in hand paid by the Grantees, the receipt whereof is hereby acknowledged, has granted, and by these presents does grant and confirm unto the Grantees, and to Grantees' successors and assigns forever, **Grantor Ben Val Kaufman's undivided 25% interest; Grantor Margaret E. Kaufman's undivided 25% interest and Grantor Warren Z. Kaufman's undivided 25% interest** in and to the following described property located in Teton County, State of Idaho, to-wit:

Parcel 1:

NW1/4, Section 13, Township 6 North, Range 44 East Boise Meridian, Teton County, Idaho

Parcel 2:

NE1/4; NE1/4NW1/4; Section 24, Township 6 North, Range 44 East, Boise Meridian, Teton County, Idaho

ALSO: A portion of the NE1/4SE1/4, Section 24, Township 6 North, Range 44 East Boise Meridian, Teton County, Idaho, more particularly described as follows:

Beginning at the East 1/4 Corner of said Section 24, running thence West 1320 feet; thence South 1400 feet; thence Northeasterly about 30 degrees more or less to the East line of said Section 24; thence North 700 feet to the POINT OF BEGINNING.

Parcel 3:

SW1/4; SW1/4SE1/4, Section 13, Township 6 North, Range 44 East, Boise Meridian, Teton County, Idaho

Parcel 4:

SE1/4, Section 14, Township 6 North, Range 44 East, Boise Meridian, Teton County, Idaho

Together with all water and water rights appurtenant to the premises, including but not limited to: IDWR Numbers 22-464; 22-465; 22-7140B; 22-7164; 22-7168; 22-7431; 22-12075; 22-12077 and 22-12079.

TOGETHER WITH any improvements and appurtenances thereto; rents, issues and profits thereof; and reversions and remainders.

TOGETHER with the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any remainders, and rents, issues and profits therefrom; and all estate, right, title and interest in and to said property, as well in law as in equity, of the Grantor.

TO HAVE AND TO HOLD, the premises and the appurtenances unto the Grantees, and to Grantees' successors and assigns forever.

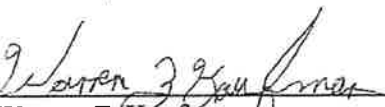
DATED This 15th day of August, 2019.



Ben Val Kaufman



Margaret E. Kaufman



Warren Z. Kaufman



Instrument # 288537
Teton County, Driggs, Idaho
31/28/2025 10:01:52 AM No. of Pages 2
Recorded for: ROGBY ANDRUS & RIGBY L.L.P.
Kim Keeley Fee: \$15.00
Ex-Officio Recorder Deputy Jwenger

QUITCLAIM DEED

BEING RERECORDED TO CORRECT GRANTOR'S NAME

AKA TINA KAUFMAN

FOR VALUE RECEIVED, Tina H. Kaufman, a married woman dealing with her sole and separate property, of 250 E. Dry Creek Rd., Alta, WY 83414, "Grantor", does hereby remise, release and forever QUITCLAIM unto, **Warren Z. Kaufman**, a married man dealing with his sole and separate property, of P.O. Box 246, Driggs, ID 83422 all of Grantor's interest in and to the following described property in Teton County in the State of Idaho:

Parcel 1:

NW1/4, Section 13, Township 6 North, Range 44 East Boise Meridian, Teton County, Idaho

Parcel 2:

NE1/4; NE1/4NW1/4; Section 24, Township 6 North, Range 44 East, Boise Meridian, Teton County, Idaho

ALSO: A portion of the NE1/4SE1/4, Section 24, Township 6 North, Range 44 East Boise Meridian, Teton County, Idaho, more particularly described as follows:

Beginning at the East 1/4 Corner of said Section 24, running thence West 1320 feet; thence South 1400 feet; thence Northeasterly about 30 degrees more or less to the East line of said Section 24; thence North 700 feet to the POINT OF BEGINNING.

Parcel 3:

SW1/4; SW1/4SE1/4, Section 13, Township 6 North, Range 44 East, Boise Meridian, Teton County, Idaho

Parcel 4:

SE1/4, Section 14, Township 6 North, Range 44 East, Boise Meridian, Teton County, Idaho

Together with all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in any wise appertaining.

Instrument # 288653

Teton County, Driggs, Idaho

02/05/2025 03:09:40 PM No. of Pages: 2

Recorded for: ALLIANCE TITLE - REXBURG OFFICE

Kim Keeley Fee: \$15.00

Deputy Jwenger

Index to: DEED CORRECTION

Electronically Recorded

Instrument # 288537

Teton County, Driggs, Idaho

01/28/2025 10:01:52 AM No. of Pages: 2

Recorded for: ROGBY ANDRUS & RIGBY L.A.

Kim Keeley Fee: \$15.00

Ex-Officio Recorder Deputy: Jwenger

QUITCLAIM DEED

BEING RERECORDED TO CORRECT GRANTOR'S NAME

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NW1/4, Section 13, Township 6 North, Range 44 East Boise Meridian, Teton County, Idaho

Parcel 2:

NE1/4; NE1/4NW1/4; Section 24, Township 6 North, Range 44 East, Boise Meridian, Teton County, Idaho

ALSO: A portion of the NE1/4SE1/4, Section 24, Township 6 North, Range 44 East Boise Meridian, Teton County, Idaho, more particularly described as follows:

Beginning at the East 1/4 Corner of said Section 24, running thence West 1320 feet; thence South 1400 feet; thence Northeasterly about 30 degrees more or less to the East line of said Section 24; thence North 700 feet to the POINT OF BEGINNING.

Parcel 3:

SW1/4; SW1/4SE1/4, Section 13, Township 6 North, Range 44 East, Boise Meridian, Teton County, Idaho

Parcel 4:

SE1/4, Section 14, Township 6 North, Range 44 East, Boise Meridian, Teton County, Idaho

Together with all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in any wise appertaining.

Quitclaim Deed - Page - 1

P:\SB\kaufmantina.qcd

**This instrument filed
as an accommodation only.
It has not been examined
as to its execution, insurability
or effect on title.**

DATED This 14 day of January, 2025.

RECEIVED

MAY 22 1997

TETON CO., ID
CLERK RECORDER

127249

CORPORATION
WARRANTY DEED

(This Corporation Warranty Deed corrects a Corporation Warranty Deed recorded September 27, 1989, Recorder's No. 104831, Records of Teton County, Idaho.)

FOR VALUE RECEIVED, KEY BANK, successor in interest to VALLEY BANK

a corporation duly organized and existing under the laws of the State of Idaho, grantor, does hereby Grant, Bargain, Sell and Convey unto

BEN KAUFMAN and MARGARET E. KAUFMAN, husband and wife, and WARREN KAUFMAN and TINA KAUFMAN, husband and wife

whose address is: Route 1, Box 3810, DRIGGS, ID, 83422

grantee, the following described real estate, situated in Teton County, Idaho, to-wit:

The SE1/4 of Section 14; the SW1/4 of Section 13; the SW1/4 of the SE1/4 of Section 13; the NE1/4 of the NW1/4 of Section 24; the NE1/4 of Section 24; and Tax #1007 located in the NE1/4 of the SE1/4 of Section 24, more particularly described as follows:

BEGINNING at the East 1/4 Corner of said Section 24, running thence West 1320 feet; thence South 1400 feet; thence Northeasterly about 30 degrees more or less to the East line of said Section 24; thence North 700 feet to the POINT OF BEGINNING.

All of which is located in the Township 6 North, Range 44, East Boise Meridian, Teton County, Idaho.

Subject to reservations in United States and State Patents; existing and recorded Right-of-ways, Easements, Zoning, Building and Subdivision ordinances; Taxes and Assessments as prorated between the parties hereto.

TO HAVE AND TO HOLD, the said premises, with their appurtenances unto the said Grantee and to the Grantee's heirs and assigns forever. And the Grantor does hereby covenant to and with the said Grantee, that the Grantor is the owner in fee simple of said premises; and that they are free from all incumbrances except as above described and that Grantor will warrant and defend the same from all lawful claims whatsoever.

IN WITNESS WHEREOF, The Grantor, pursuant to a resolution of its Board of Directors has caused its corporate name to be hereunto subscribed by its Vice President and its Banking Assistant

Dated:

127249

FILED

AT THE REQUEST OF

First American

AT 37 MINUTES PAST 3 PM

DATE May 22, 1997

Anna J. Drake

BY Notary Public

CLERK OF RECORD
DEPUTY

KEY BANK, successor in interest to VALLEY BANK

By

Douglas H Martin

ATTEST

Caren R Nye

STATE OF Idaho)

) ss.

County of Teton)

On this 30 day of April, 1997, before me, a Notary public in and for said State, personally appeared Douglas H Martin and Caren R Nye, known to me to be the Vice President and Banking Assistant of the corporation that executed this instrument or the persons who executed the instrument on behalf of said corporation, and acknowledged to me that such corporation executed the 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.



M. Lou Vrabec
Notary Public
Residing at Driggs Idaho
Commission Expires 12-31-99

127249



IDAHO DEPARTMENT OF
WATER RESOURCES

Eastern Region • 900 N Skyline Drive, Suite A • Idaho Falls, ID 83402-1718

Phone: 208-525-7161 • Fax: 208-525-7177 • Email: easterninfo@idwr.idaho.gov • Web: idwr.idaho.gov

Governor Brad Little

Director Mathew Weaver

February 24, 2025

WARREN KAUFMAN
PO BOX 298
TETONIA ID 83452-0298

R BIG MUDDY LLC
PO BOX 298
TETONIA ID 83452-0298

Re: Change in Ownership for Water Right No(s): 22-464, 22-465, 22-7140B, 22-7164, 22-7168, 22-7431, 22-12075, 22-12077, 22-12079

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) 497-3787.

Sincerely,

Jonie Baily
Technical Records Specialist 1

Enclosure(s)

cc: WATER DISTRICT 01

RECEIVED

FEB 14 2025

DEPT. OF WATER RESOURCES
EASTERN REGION

Law Offices

RIGBY, ANDRUS & RIGBY LAW, PLLC

Ray W. Rigby, (1923-2019)
G. Rich Andrus, of counsel
Jerry R. Rigby
Michael S. Kam (1954-2001)
Hyrum D. Erickson
Sean P. Bartholick
Chase T Hendricks
Michelle M Mortimer

P.O. Box 250
25 North Second East
Rexburg, ID 83440

Telephone: (208) 356-3633
Fax: (208) 356-0768
jrigby@rex-law.com

February 12, 2025

IDWR Eastern Region
900 N. Skyline Dr., Ste. A
Idaho Falls, ID 83402

Re: Notice of Change in Water Right Ownership

I have enclosed herewith a Notice of Change in Water Right Ownership along with the associated deeds. Also enclosed is a check for the associated fees.

If you have any questions, please contact our office. Thanks.

Sincerely,



Mandy Davis
Assistant to Jerry R. Rigby

/md
Enclosures

sb/kaufmanwarren_rbigmuddy_ltr to IDWR.wpd