

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

NOTICE OF CHANGE IN WATER RIGHT OWNERSHIP

RECEIVED
OCT 08 2024
DEPT. OF WATER RESOURCES
SOUTHERN 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.

split:
45-14567
45-14568

Water Right/Claim No.	Split?	Leased to Water Supply Bank?	Water Right/Claim No.	Split?	Leased to Water Supply Bank?
45-13552	Yes ☒	Yes ☐		Yes ☐	Yes ☐
45-13554	Yes ☒	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: Colt Robinson and Morgan Noel Robinson
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): M & N Land, LLC
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or
- 211 W 1525 S Oakley ID 83346
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: September 26, 2024
6. Do you own the land identified as the water right place of use? Yes ☐ No ☐
☐ 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):
☐ \$25 per *undivided* water right.
☐ \$100 per *split* water right.
☐ 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 # 45-13552

8. Signature: [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 SC Date 10/8/2024 For IDWR Office Use Only: Receipt No. 5040393 Receipt Amt. \$200

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 11/8/24



TitleOne
a title & escrow co.

Order Number: 23481174

Warranty Deed

For Value Received,

Colt T. Robinson and Morgan Noel Robinson, husband and wife, the Grantor, does hereby grant, bargain sell and convey unto, **M & N Land, LLC, an Idaho limited liability company**, whose current address is **211 W 1525 S, Oakley, ID 83346**, the Grantee, the following described premises, in **Cassia County, Idaho**, To Wit:

See Exhibit A, attached hereto and incorporated herein.

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee, its heirs and assigns forever. And the said Grantor does hereby covenant to and with the said Grantee, that Grantor is the owner in fee simple of said premises; that they are free from all encumbrances EXCEPT those to which this conveyance is expressly made subject and those made, suffered or done by the Grantee; and subject to all existing patent reservations, easements, right(s) of way, protective covenants, zoning ordinances, and applicable building codes, laws and regulations, general taxes and assessments, including irrigation and utility assessments (if any) for the current year, which are not due and payable, and that Grantor will warrant and defend the same from all lawful claims whatsoever. Whenever the context so requires, the singular number includes the plural.

Remainder of this page intentionally left blank.

Dated: September 26, 2024

Colt T. Robinson
Colt T. Robinson

Morgan Noel Robinson
Morgan Noel Robinson

State of Idaho, County of Cassia, ss.

On this 26 day of September in the year of 2024, before me, the undersigned, a Notary Public in and for said State, personally appeared Colt T. Robinson and Morgan Noel Robinson, known or identified to me to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same.

Annette Roth
Notary Public
Residing In: Rupert Id
My Commission Expires: 8-4-2029
(seal)



EXHIBIT A

LEGAL DESCRIPTION OF THE PREMISES

PARCEL NO. 1:
TOWNSHIP 13 SOUTH, RANGE 22 EAST OF THE BOISE MERIDIAN,
CASSIA COUNTY, STATE OF IDAHO

Section 12: Part of the NE¼ and Part of the E½NW¼, more particularly described as follows:

Commencing at the Northeast Corner of Section 12, said corner marked by a U.S. BLM iron pipe with brass cap; Thence South 00°00'28" East along the east line of Section 12 for a distance of 883.16 feet to a ½ inch rebar which shall be the POINT OF BEGINNING;

Thence South 00°00'28" East along said section line for a distance of 831.92 feet ½ inch rebar;

Thence along a non-tangent curve to the right for a distance of 1688.19 feet to a ½ inch rebar, said curve having a radius of 1313.58 feet, a delta angle of 73°38'09", and a long chord bearing of South 55°16'17" West for a distance of 1574.38 feet;

Thence North 01°20'02" East for a distance of 890.15 feet to a ½ inch rebar;

Thence along a non-tangent curve to the right for a distance of 1511.17 feet to a ½ inch rebar on the south line of the NE¼, said curve having a radius of 1375.99 feet, a delta angle of 62°55'29", and a long chord bearing of South 49°10'05" West for a distance of 1436.37 feet;

Thence North 89°53'03" seconds West along said ¼ section line for a distance of 296.48 feet to a U.S. BLM iron pipe with brass cap at the Center ¼ Corner;

Thence North 89°52'34" West along the south line of the E½NW¼ for a distance of 157.16 feet to a ½ inch rebar;

Thence along a non-tangent curve to the right for a distance of 2240.29 feet to a ½ inch rebar, said curve having a radius of 1375.99 feet, a delta angle of 93°17'06", and a long chord bearing of North 33°45'02" West for a distance of 2000.92 feet;

Thence South 87°33'36" West for a distance of 13.23 feet to a ½ inch rebar;

Thence along a non-tangent curve to the right for a distance of 1254.48 feet to a ½ inch rebar, said curve having a radius of 1403.50 feet, a delta angle of 51°12'45", and a long chord bearing of North 39°26'32" East for a distance of 1213.14 feet;

Thence North 01°05'26" West for a distance of 21.64 feet to a ½ inch rebar;

Thence along a non-tangent curve to the right for a distance of 149.11 feet to the north line of Section 12, said curve having a radius of 675.48 feet, a delta angle of 12°38'51", and a long chord bearing of North 76°48'58" West for a distance of 148.80 feet;

Thence North 89°50'29" East along said section line for a distance of 658.04 feet to an iron pipe at the North ¼ Corner;

Thence North 89°56'15" East along said section line for a distance of 473.36 feet;

Thence along a non-tangent curve to the right for a distance of 1252.39 feet to a ½ inch rebar, said curve having a radius of 1361.99 feet, a delta angle of 52°41'07", and a long chord bearing of South 46°28'41" East for a distance of 1208.73 feet;

Thence North 05°09'01" West for a distance of 836.63 feet to a ½ inch rebar on the north line of Section 12;

Thence North 89°56'15" East along said section line for a distance of 335.10 feet to a ½ inch rebar;

Thence along a non-tangent curve to the right for a distance of 1438.38 feet, said curve having a radius of 1313.58 feet, a delta angle of 62°44'22", and a long chord bearing of South 49°50'19" East for a distance of 1367.59 feet to the POINT OF BEGINNING.

EASEMENT NO. 1:

An Access Easement for the benefit of Parcel No. 1, more particularly described as follows:

**TOWNSHIP 13 SOUTH, RANGE 22 EAST OF THE BOISE MERIDIAN,
CASSIA COUNTY, STATE OF IDAHO**

Sections 1 and 12: Part of the SE¼ and Part of the SE¼SW¼ of Section 1 and Part of the NE¼ of Section 12, more particularly described as follows:

Commencing at the Southeast Corner of Section 1, said corner marked by a U.S. BLM iron pipe with brass cap; Thence South 89°56'15" West along the south line of Section 1 for a distance of 1380.13 feet to a ½ inch rebar the POINT OF BEGINNING;

Thence South 05°09'01" East for a distance of 1303.37 feet;

Thence South 01°20'02" West for a distance of 422.59 feet to a ½ inch rebar;

Thence along a non-tangent curve to the right for a distance of 95.28 feet, said curve having a radius of 1375.99 feet, a delta angle of 03°58'03", and a long chord bearing of South 19°41'22" West for a distance of 95.26 feet;

Thence North 01°20'02" East for a distance of 511.30 feet;

Thence North 05°09'01" West for a distance of 1274.22 feet;

Thence South 89°56'15" West for a distance of 371.30 feet;

Thence North 49°26'01" West for a distance of 446.23 feet;

Thence along a tangent curve to the right for a distance of 377.44 feet, said curve having a radius of 1054.42 feet, a delta angle of 20°30'36", and a long chord bearing of North 39°10'43" West for a distance of 375.43 feet;

Thence North 28°55'25" West for a distance of 199.04 feet;

Thence North 17°43'29" West for a distance of 102.30 feet;

Thence along a tangent curve to the left for a distance of 895.79 feet, said curve having a radius of 622.09 feet, a delta angle of 82°30'15", and a long chord bearing of North 58°58'36" West for a distance of 820.38 feet;

Thence North 35°02'20" West for a distance of 67.89 feet to the centerline of Land Ranch Road;

Thence North 54°57'40" East along said centerline for a distance of 30.41 feet to the north line of the SE¼SW¼ of Section 1;

Thence South 89°59'43" East along said 1/16 section line for a distance of 60.95 feet to a ½ inch rebar;

Thence South 35°02'20" East for a distance of 41.96 feet;

Thence along a non-tangent curve to the right for a distance of 867.74 feet to a ½ inch rebar, said curve having a radius of 652.09 feet, a delta angle of 76°14'39", and a long chord bearing of South 55°21'04" East for a distance of 805.12 feet;

Thence South 17°44'23" East for a distance of 93.72 feet;

Thence South 28°55'25" East for a distance of 196.10 feet;

Thence along a tangent curve to the left for a distance of 366.71 feet, said curve having a radius of 1024.42 feet, a delta angle of 20°30'36", and a long chord bearing of South 39°10'43" East for a distance of 364.75 feet;

Thence South 49°26'01" East for a distance of 435.13 feet to the south line of Section 1;

Thence North 89°56'15" East along said section line for a distance of 387.64 feet to the POINT OF BEGINNING.



0005862466



STATE OF IDAHO
Office of the secretary of state, Phil McGrane
ANNUAL REPORT

Idaho Secretary of State
PO Box 83720
Boise, ID 83720-0080
(208) 334-2301
Filing Fee: \$0.00

For Office Use Only

-FILED-

File #: 0005862466

Date Filed: 8/15/2024 10:38:35 AM

Entity Name and Mailing Address:

Entity Name: M & N LAND, LLC
The file number of this entity on the records of the Idaho Secretary of State is: 0005288561
Address: 211 W 1525 S
OAKLEY, ID 83346-8781

Entity Details:

Entity Status: Active-Existing
This entity is organized under the laws of: IDAHO
If applicable, the old file number of this entity on the records of the Idaho Secretary of State was:

The registered agent on record is:

Registered Agent: NICHOLAS ROBINSON
Registered Agent
Physical Address
211 WEST 1525 SOUTH
OAKLEY, ID 83346
Mailing Address
211 W 1525 S
OAKLEY, ID 83346-8781

Limited Liability Company Managers and Members

Name	Title	Business Address
 NICHOLAS ROBINSON	Member	211 WEST 1525 SOUTH OAKLEY, ID 83346

The annual report must be signed by an authorized signer of the entity.

Job Title: Member

Nicholas Lee Robinson

Sign Here

08/15/2024

Date

B0939-9012 08/15/2024 10:38 AM Received by Office of the Idaho Secretary of State



IDAHO DEPARTMENT OF
WATER RESOURCES

Southern Region • 650 Addison Ave W, Suite 500 • Twin Falls, ID 83301-5858

Phone: 208-736-3033 • Fax: 208-736-3037 • Email: southerninfo@idwr.idaho.gov • Web: idwr.idaho.gov

Governor Brad Little

Director Mathew Weaver

November 13, 2024

PAXTON ROBINSON
1549 S 500 W
OAKLEY ID 83346-8751

M & N LAND LLC
211 W 1525 S
OAKLEY ID 83346-8781

Re: Change in Water Right Ownership: 45-13552 and 45-13554 (splits)

Water Right No. 45-13552 split as follows:

45-13552 = Rick Robinson, Alyssa Robinson, Colt Robinson, Morgan Robinson (37 acres)

45-14565 = Paxton Robinson (33 acres)

45-14567 = M & N Land LLC (101 acres)

Water Right No. 45-13554 split as follows:

45-13554 = Rick Robinson, Alyssa Robinson, Colt Robinson, Morgan Robinson (37 acres)

45-14566 = Paxton Robinson (33 acres)

45-14568 = M & N Land LLC (101 acres)

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.

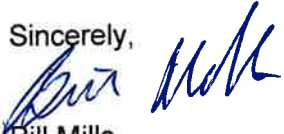
The portion of the water right retained by the original right holder retains the original water right number. The Department is sending the original right holder a copy of this letter and a computer-generated report showing the changes to the original water right.

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) 736-3033.

Sincerely,

A handwritten signature in blue ink, appearing to read "Bill Mills", written over the word "Sincerely,".

Bill Mills

Water Resource Agent, Senior

Enclosure(s)

c: Rick Robinson, Alyssa Robinson, Colt Robinson, Morgan Robinson
TitleOne, Burley, ID (File #23481174 & 23481175)
Water District 140