

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

✓ RECEIVED
DEC 23 2024

NOTICE OF CHANGE IN WATER RIGHT OWNERSHIP

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.

Water Right/Claim No.	Split?	Leased to Water Supply Bank?	Water Right/Claim No.	Split?	Leased to Water Supply Bank?
37-23286	Yes ☐	Yes ☐	37-22322	Yes ☐	Yes ☐
37-23287	Yes ☐	Yes ☐		Yes ☐	Yes ☐
37-23288	Yes ☐	Yes ☐		Yes ☐	Yes ☐
37-22312	Yes ☐	Yes ☐		Yes ☐	Yes ☐
37-22317	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: The Arthur B. Schultz Irrevocable Trust dated June 8, 1994

Name of current water right holder/claimant

3. New Owner(s)/Claimant(s): Wood River Land Trust Company

New owner(s) as listed on the conveyance document

Name connector ☐ and ☐ or

119 E Bullion Street

Hailey

ID

83333

Mailing address

City

State

Zip

208-788-3947

atrujillo@woodriverlandtrust.org

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: 12/18/2024

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 # 37-22312

8. Signature: Amy Trujillo Executive Director 12/18/2024
- Signature of new owner/claimant Title, if applicable Date
- Amy Trujillo
- Print name

Signature: _____

Signature of new owner/claimant Title, if applicable Date

Print name

Received by SG Date 12-23-2024 For IDWR Office Use Only: Receipt No. 5040459 Receipt Amt. \$150 -

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 TW Date 1/3/2025

GIFT DEED

As a gift, ERIK B. SCHULTZ AND DAVE B. STRALEY, cotrustees, The Arthur B. Schultz Irrevocable Trust, dated June 8, 1994, the Donor, does hereby gift, grant, and convey unto the WOOD RIVER LAND TRUST COMPANY, an Idaho nonprofit corporation, the Donee, whose current address is 119 E Bullion Street, Hailey, ID 83333, the following described premises in Blaine County, Idaho, to-wit:

Lot 1, Block 3, OLD CUTTERS SUBDIVISION, as shown on the official plat thereof, recorded as Instrument No. 553634, Records of Blaine County, Idaho.

In addition to the above described premises, Donor does hereby gift, grant, and convey unto Donee Water Right Nos. 37-23286, 37-23287, and 37-23288,*as those water rights are listed with the Idaho Department of Water Resources. Donors covenant and agree to timely execute and deliver any reasonably necessary documents to effectuate the express terms of this gift, grant, and conveyance. *37-22312, 37-22317, and 37-22322

TO HAVE AND TO HOLD the said premises, with their appurtenances and rights appurtenant and rights appurtenant to the above-described property, including but not limited to all water rights, mineral rights, mining rights, rents, easements, improvements, structures, and fixtures, unto the said Donee, its heirs and assigns forever. Donor warrants that Donor has not conveyed the same estate to any person other than Donee and that such estate is at the time of the execution of this instrument free from encumbrances done, made or suffered by the Grantor, or any person claiming under Donor, subject to any and all easements, restrictions, agreements and encumbrances of record or appearing on the land as of the date of this instrument. In addition, Donee accepts the estate conveyed by this gift deed with the express consent and acknowledgment of the following restrictions:

1. No new structures consisting of a wall or roof shall be erected on the premises.
2. No trails with an impervious surface may be constructed on the premises.
3. No permanent fencing shall be erected on the premises, which shall include any fencing erected for more than six (6) months.
4. No recreational motor vehicles may be operated on the premises.
5. No sports fields may be built, constructed, or placed on the premises.
6. No non-native vegetation shall be planted or maintained on the premises.

DATED this 18th day of December, 2024.

THE ARTHUR B. SCHULTZ IRREVOCABLE TRUST, DATED JUNE 8, 1994

By _____
Dave B. Straley, cotrustee

By 
Erik B. Schultz, cotrustee

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THE ARTHUR B. SCHULTZ IRREVOCABLE TRUST, DATED JUNE 8, 1994

By _____
Dave B. Straley, cotrustee

By 
Erik B. Schultz, cotrustee

STATE OF Idaho)
) ss.
County of Bonne)

On this 18th day of December, 2024, before me, a Notary Public in and for said State, personally appeared ERIK B SCHULTZ, known or identified to me, to be the trustee of the trust that executed the instrument or the person 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.



[Signature]
Notary Public for _____
Residing at: _____
My commission expires: _____

STATE OF _____)
) ss.
County of _____)

On this _____ day of December, 2024, before me, a Notary Public in and for said State, personally appeared DAVE B. STRALEY, known or identified to me, to be the trustee of the trust that executed the instrument or the person 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.

Notary Public for _____
Residing at: _____
My commission expires: _____

GIFT DEED

As a gift, ERIK B. SCHULTZ AND DAVE B. STRALEY, cotrustees, The Arthur B. Schultz Irrevocable Trust, dated June 8, 1994, the Donor, does hereby gift, grant, and convey unto the WOOD RIVER LAND TRUST COMPANY, an Idaho nonprofit corporation, the Donee, whose current address is 119 E Bullion Street, Hailey, ID 83333, the following described premises in Blaine County, Idaho, to-wit:

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TO HAVE AND TO HOLD the said premises, with their appurtenances and rights appurtenant and rights appurtenant to the above-described property, including but not limited to all water rights, mineral rights, mining rights, rents, easements, improvements, structures, and fixtures, unto the said Donee, its heirs and assigns forever. Donor warrants that Donor has not conveyed the same estate to any person other than Donee and that such estate is at the time of the execution of this instrument free from encumbrances done, made or suffered by the Grantor, or any person claiming under Donor, subject to any and all easements, restrictions, agreements and encumbrances of record or appearing on the land as of the date of this instrument. In addition, Donee accepts the estate conveyed by this gift deed with the express consent and acknowledgment of the following restrictions:

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3. No permanent fencing shall be erected on the premises, which shall include any fencing erected for more than six (6) months.
4. No recreational motor vehicles may be operated on the premises.
5. No sports fields may be built, constructed, or placed on the premises.
6. No non-native vegetation shall be planted or maintained on the premises.

DATED this _____ day of December, 2024.

THE ARTHUR B. SCHULTZ IRREVOCABLE TRUST, DATED JUNE 8, 1994

By 
Dave B. Straley, cotrustee

By _____
Erik B. Schultz, cotrustee

GIFT DEED/1

THIS AGREEMENT MAY BE EXECUTED IN COUNTERPART,
AND AS EXECUTED SHALL CONSTITUTE ONE AGREEMENT.
BONDING ON ALL PARTIES, EVEN THOUGH ALL THE
PARTIES DO NOT SIGN THE ORIGINAL OR THE SAME
COUNTERPART

STATE OF _____)
) ss.
County of _____)

On this _____ day of December, 2024, before me, a Notary Public in and for said State, personally appeared ERIK B SCHULTZ, known or identified to me, to be the trustee of the trust that executed the instrument or the person 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.

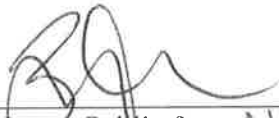
Notary Public for _____
Residing at: _____
My commission expires: _____

STATE OF Nevada)
) ss.
County of Washoe)

On this 17th day of December, 2024, before me, a Notary Public in and for said State, personally appeared DAVE B. STRALEY, known or identified to me, to be the trustee of the trust that executed the instrument or the person 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.



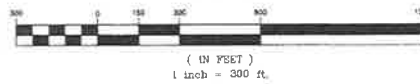


Notary Public for Nevada
Residing at: Incline Village, NV
My commission expires: NOV 9, 2028

A PLAT SHOWING OLD CUTTERS SUBDIVISION

A REPLAT OF LOTS 1A, 2A, 3 & 4, A REPLAT OF DREXLER RANCH SUBDIVISION, AND A PORTION OF LOT 4, BUCKHORN SUBD. 2ND ADDITION
LOCATED WITHIN SECTIONS 3 & 4, T.2 N., R.18 E., B.M., CITY OF HAILEY, BLAINE COUNTY, IDAHO

OCTOBER 2007
GRAPHIC SCALE



LEGEND

- SUBDIVISION BOUNDARY
- LOT LINES
- INTERIOR ROAD CENTERLINES
- EXTERIOR ROAD CENTERLINES
- RED AVALANCHE ZONE BY ALPINE
- BLUE AVALANCHE ZONE BY ALPINE
- PONDS/CANALS
- SHARED ACCESS EASEMENT AS SHOWN
- CENTERLINE EXISTING CANALS
- 20' CANAL MAINTENANCE EASEMENT
- 30' HIGH DITCH MAINTENANCE EASEMENT
- BLAINE COUNTY GIS CONTROL AND DES
- WATER WORKS & POND ACCESS AND MAINTENANCE EASEMENT
- BLM LAND
- FOUND SURVEY MONUMENT
- SET 5/8" REBAR
- PROPOSED BRIDGE

PARCEL TABLE		
PARCEL	DESCRIPTION	AREA
1	10' PUBLIC ALLEY, 20' HAWAIIAN CANAL, 20' RED & BLUE AVALANCHE ZONE BY ALPINE	1.81 Ac.
2	20' PUBLIC ALLEY & 20' HAWAIIAN CANAL, 20' RED & BLUE AVALANCHE ZONE BY ALPINE	6.6 Ac.
3	30' PRIVATE STREET & PUBLIC ACCESS EASEMENT	4.2 Ac.

NOTES

- 1) BASIS OF BEARINGS IS IDAHO STATE PLANE COORDINATE SYSTEM, NAD83(1992) AT GRID IN US SURVEY FEET. COMBINED PROJECT SCALE FACTOR IS 0.999701, GROUND DISTANCES WILL BE SLIGHTLY LONGER.
- 2) SEE PAGE 4 FOR ADDITIONAL NOTES

HEALTH CERTIFICATE: Sanitary restrictions as required by Idaho Code Title 50, Ch. 13, have been satisfied. Sanitary restrictions may be reimposed in accordance with Idaho Code Title 50, Ch. 13, Sec. 50-1326, by issuance of a Certificate of Disapproval.

11-27-2007

Date South Central District Health Dept., EHS



OLD CUTTERS SUBDIVISION
ALPINE ENTERPRISES INC.
KEITHUM, IDAHO
SHEET 1 OF 5

A PLAT SHOWING OLD CUTTERS SUBDIVISION

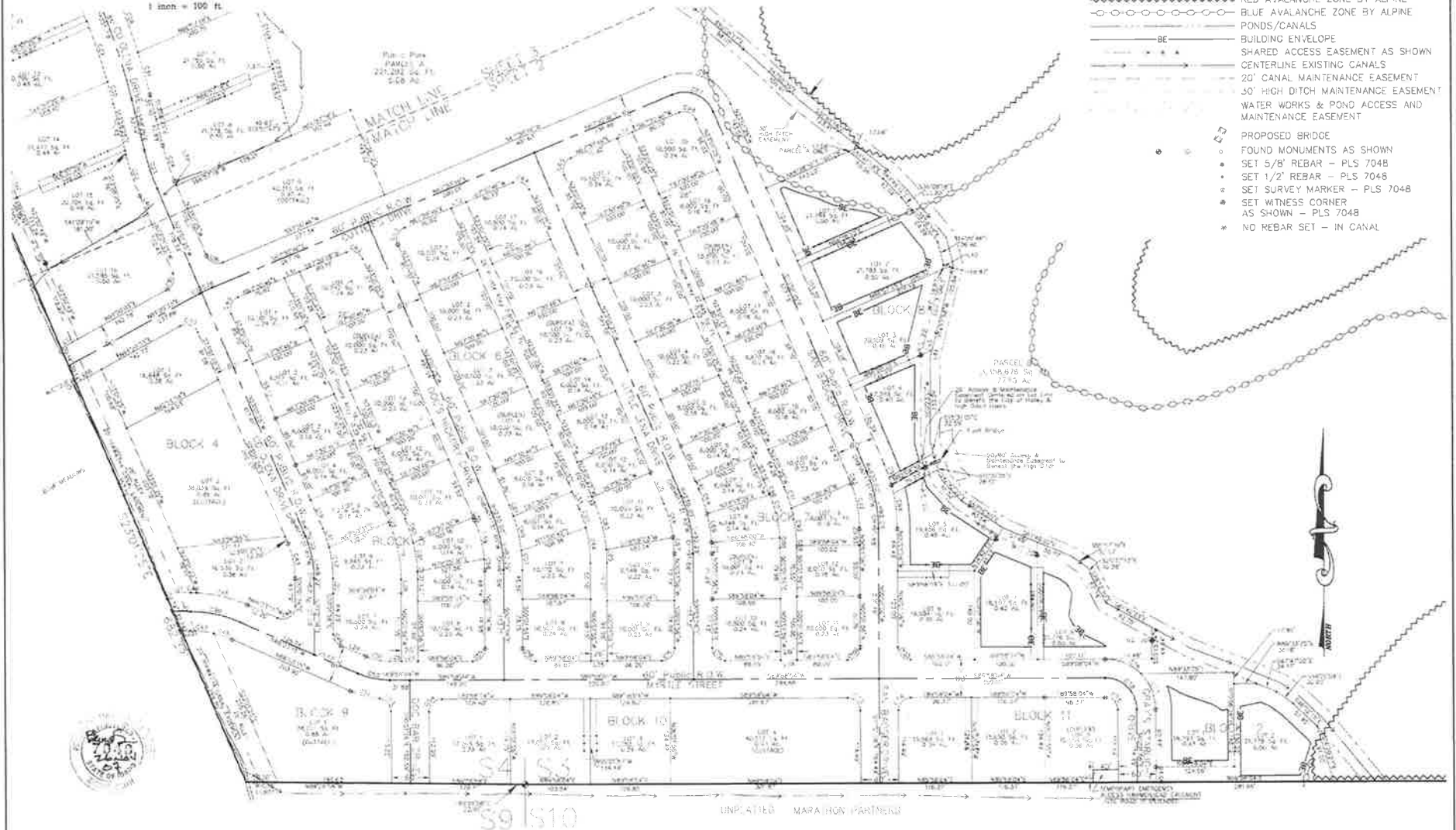
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LOCATED WITHIN SECTIONS 3 & 4, T.2 N., R.18 E., B.M., CITY OF HAILEY, BLAINE COUNTY, IDAHO
OCTOBER 2007

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- RED AVALANCHE ZONE BY ALPINE
- BLUE AVALANCHE ZONE BY ALPINE
- PONDS/CANALS
- BUILDING ENVELOPE
- SHARED ACCESS EASEMENT AS SHOWN
- CENTERLINE EXISTING CANALS
- 20' CANAL MAINTENANCE EASEMENT
- 30' HIGH DITCH MAINTENANCE EASEMENT
- WATER WORKS & POND ACCESS AND MAINTENANCE EASEMENT
- PROPOSED BRIDGE
- FOUND MONUMENTS AS SHOWN
- SET 5/8" REBAR — PLS 7048
- SET 1/2" REBAR — PLS 7048
- SET SURVEY MARKER — PLS 7048
- SET WITNESS CORNER AS SHOWN — PLS 7048
- * NO REBAR SET — IN CANAL



SEE PAGE 4 FOR NOTES

OLD CUTTERS SUBDIVISION
ALPINE ENTERPRISES INC.
KETCHUM, IDAHO
SHEET 2 OF 5

A PLAT SHOWING OLD CUTTERS SUBDIVISION

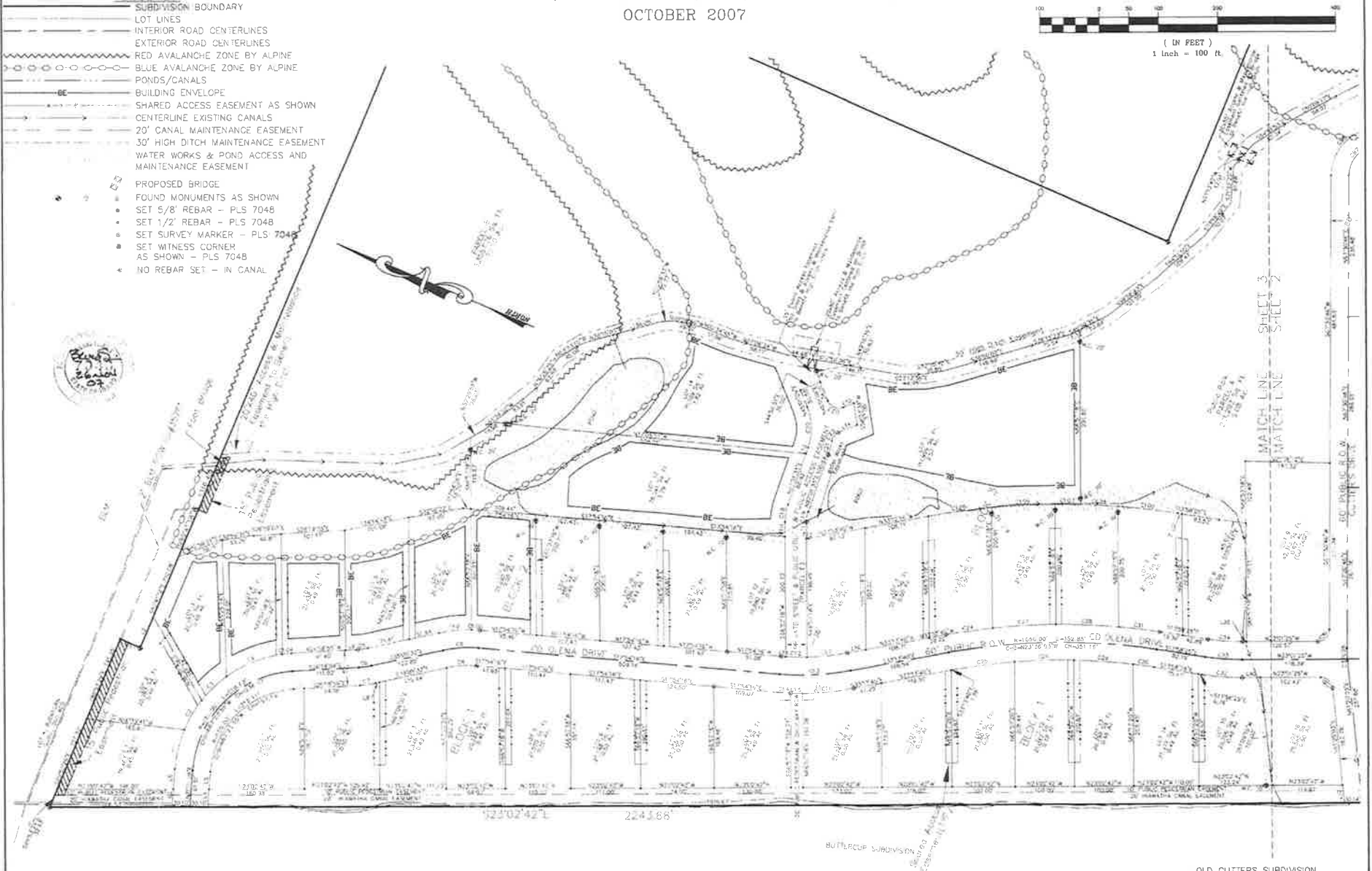
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LOCATED WITHIN SECTIONS 3 & 4, T.2 N., R.18 E., B.M., CITY OF HAILEY, BLAINE COUNTY, IDAHO
OCTOBER 2007

GRAPHIC SCALE



LEGEND

- SUBDIVISION BOUNDARY
- LOT LINES
- INTERIOR ROAD CENTERLINES
- EXTERIOR ROAD CENTERLINES
- RED AVALANCHE ZONE BY ALPINE
- BLUE AVALANCHE ZONE BY ALPINE
- PONDS/CANALS
- BUILDING ENVELOPE
- SHARED ACCESS EASEMENT AS SHOWN
- CENTERLINE EXISTING CANALS
- 20' CANAL MAINTENANCE EASEMENT
- 30' HIGH DITCH MAINTENANCE EASEMENT
- WATER WORKS & POND ACCESS AND MAINTENANCE EASEMENT
- PROPOSED BRIDGE
- FOUND MONUMENTS AS SHOWN
- SET 5/8" REBAR - PLS 7048
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- SET WITNESS CORNER AS SHOWN - PLS 7048
- NO REBAR SET - IN CANAL



SEE PAGE 4 FOR NOTES

OLD CUTTERS SUBDIVISION
ALPINE ENTERPRISES INC.
KETCHUM, IDAHO
SHEET 3 OF 5

A PLAT SHOWING OLD CUTTERS SUBDIVISION

A REPLAT OF LOTS 1A, 2A, 3 & 4, A REPLAT OF DREXLER RANCH SUBDIVISION, AND A PORTION OF LOT 4, BUCKHORN SUBD. 2ND ADDITION
LOCATED BETWEEN SECTIONS 3 & 4, T.2 N., R.18 E., B.M., CITY OF HAILEY, BLAINE COUNTY, IDAHO
OCTOBER 2007

NOTES

- 3) A 10' WIDE PUBLIC UTILITY EASEMENT EXISTS ON BOTH SIDES OF ALL PUBLIC STREETS WITHIN THE LOTS. THE ENTIRE PRIVATE STREET IS A PUBLIC UTILITY EASEMENT FOR THE BENEFIT OF LOT 12, BLOCK 2 AND LOT 2, BLOCK 3, AND NON-MOTORIZED PUBLIC ACCESS EASEMENT TO PARCEL B. A 15' SNOW STORAGE EASEMENT EXISTS WITHIN THE RIGHT OF WAY ON BOTH SIDES OF ALL 60' PUBLIC ROADWAYS. ON THE SOUTH SIDE OF THE 36' WIDE PRIVATE STREET A 5' SNOW STORAGE EASEMENT EXISTS BETWEEN THE EDGE OF PAVEMENT AND THE SIDEWALK. ON THE NORTH SIDE OF THE PRIVATE ROADWAY A 6' WIDE SNOW STORAGE EASEMENT EXISTS WITHIN THE ROAD R.O.W., AND A 4' WIDE SNOW STORAGE EASEMENT EXISTS ADJACENT TO THE R.O.W. ON THE PRIVATE PROPERTY. ALL ALLEYS HAVE A 9' WIDE SNOW STORAGE EASEMENT ON EACH SIDE 5' OF WHICH EXISTS ON ADJACENT PRIVATE PROPERTY AND 4' OF WHICH IS WITHIN THE PRIVATE ALLEY RIGHT OF WAY. THE PRIVATE ALLEYS ARE COMMON AREA.
- 4) THIS SUBDIVISION IS SUBJECT TO THE HIAWATHA CANAL/OLD CUTTERS SUBDIVISION MAINTENANCE AGREEMENT RECORDED AS INSTRUMENT NO. 546889, IN THE RECORDS OF BLAINE COUNTY, IDAHO. THIS AGREEMENT PROVIDES, WITHOUT LIMITATION, THAT (a) THE HOMEOWNERS ASSOCIATION SHALL BE RESPONSIBLE FOR MAINTENANCE OF THOSE PORTIONS OF THE HIAWATHA CANAL WITHIN THE SUBDIVISION, EXCEPT FOR SILT REMOVAL. (b) THE CANAL USERS HAVE THE RIGHT TO PLACE SILT AND DEBRIS REMOVED FROM THE HIAWATHA CANAL WITHIN THE CANAL EASEMENT SHOWN ON THIS PLAT AND IT IS THE RESPONSIBILITY OF THE ADJACENT LOT OWNER TO REMOVE SAME IF THEY WISH TO DO SO, AND (c) NO STRUCTURES OR FENCE SHALL BE CONSTRUCTED WITHIN THE CANAL EASEMENT AND ADDITIONAL SETBACKS SHOWN ON THE PLAT. CONSULT THE AGREEMENT FOR A COMPLETE LIST OF RIGHTS, RESPONSIBILITIES AND RESTRICTIONS WITH REGARD TO THE HIAWATHA CANAL. THE WESTERLY 10' OF THE CANAL EASEMENT LIES WITHIN BUTTERCUP SUBDIVISION, WITH THE REMAINING 20' WITHIN THE BOUNDARY OF OLD CUTTERS SUBDIVISION.
- 5) THIS SUBDIVISION IS SUBJECT TO THE HIAWATHA HIGH DITCH/OLD CUTTERS SUBDIVISION MAINTENANCE AGREEMENT RECORDED AS INSTRUMENT NO. 546889, IN THE RECORDS OF BLAINE COUNTY, IDAHO. THIS AGREEMENT PROVIDES, WITHOUT LIMITATION, THAT (A) THE HOMEOWNERS ASSOCIATION SHALL BE RESPONSIBLE FOR MAINTENANCE OF THOSE PORTIONS OF THE HIGH DITCH WITHIN THE SUBDIVISION, EXCEPT FOR SILT REMOVAL. (B) THE HIGH DITCH CANAL USERS HAVE THE RIGHT TO PLACE MATERIALS REMOVED FROM THE HIGH DITCH WITHIN OR OUTSIDE OF THE HIGH DITCH CANAL EASEMENT SHOWN ON THIS PLAT AND IT IS THE RESPONSIBILITY OF THE ADJACENT LOT OR PARCEL OWNERS TO REMOVE SAME IF THEY WISH TO DO SO AND, (C) NO STRUCTURE OR FENCE SHALL BE CONSTRUCTED OUTSIDE OF THE BUILDING ENVELOPES SHOWN ON THE PLAT FOR THOSE LOTS ADJACENT TO THE HIGH DITCH EASEMENT. CONSULT THE AGREEMENT FOR A COMPLETE LIST OF RIGHTS, RESPONSIBILITIES AND RESTRICTIONS WITH REGARD TO THE HIGH DITCH. NO STRUCTURE, FENCE OR OTHER IMPROVEMENT SHALL BE CONSTRUCTED WITHIN TEN (10) FEET OF THE HIGH DITCH CANAL EASEMENT ON ANY PARCEL OR LOT WITHIN THE SUBDIVISION ADJACENT TO THE HIGH DITCH.
- 6) THE 20' WIDE DRIVEWAY EASEMENTS SHOWN ARE SHARED BY THE LOTS THAT SPLIT THE EASEMENT AREA. LOTS WITH PLATTED DRIVEWAY EASEMENTS SHALL ACCESS ONLY THROUGH THESE SHARED DRIVEWAY EASEMENTS.
- 7) NO MORE THAN ONE-HALF ACRE OF ANY SINGLE FAMILY LOT IN THE SUBDIVISION MAY BE IRRIGATED BY HAILEY CITY WATER.
- 8) PARCEL A IS A PUBLIC PARK AND IS UNBUILDABLE, EXCEPT FOR RESTROOMS, PLAY STRUCTURES, PICNIC SHELTERS, OR OTHER SUCH RECREATIONAL STRUCTURES, AND BRIDGES. PARCEL B WILL BE CONVEYED TO THE CITY OF HAILEY.
- 9) A 26' WIDE ACCESS AND MAINTENANCE EASEMENT EXISTS CENTERED ON THE PROPERTY LINE BETWEEN LOTS 4 & 5, BLOCK 8, AND A 15' WIDE ACCESS EASEMENT EXISTS ON LOT 14, BLOCK 2, FOR NON-MOTORIZED PUBLIC ACCESS TO PARCEL B.
- 10) THE TRAIL ON THE EAST SIDE OF THE HIGH DITCH IS A 3 SEASON TRAIL AND WILL BE CLOSED IN THE WINTER FOR BIG GAME HABITAT.
- 11) THIS PROPERTY IS ADJACENT TO ACTIVE PRODUCTIVE AGRICULTURAL LAND. RESIDENTS AND PURCHASERS SHOULD BE AWARE THAT AGRICULTURAL PRACTICES AND OPERATIONS OCCURRING DAY AND NIGHT ARE ALLOWED AND MAY RESULT IN DUST, ODORS, USE AND APPLICATION OF AGRICULTURAL CHEMICALS, SPRAYING, GROUND PREPARATION, HARVESTING, ETC. IN ADDITION, THE ROADS ACCESSING THIS PROPERTY ARE USED BY AGRICULTURAL VEHICLES. SUCH PRACTICES AND USES ARE NORMAL FUNCTIONS ON AGRICULTURAL LANDS AND ARE NOT CONSIDERED NUISANCES.
- 12) THERE SHALL BE NO FURTHER SUBDIVISION OF SINGLE FAMILY LOTS, COTTAGE AND DUPLEX LOTS SHALL BE FURTHER SUBDIVIDED PURSUANT TO ORDINANCE 821.
- 13) AVALANCHE LINES SHOWN ARE PER ALPINE ENTERPRISES INC., NO PERMANENT STRUCTURES SHALL BE PLACED WITHIN THE AVALANCHE ZONES AND THE AREAS SHOULD BE AVOIDED DURING WINTER MONTHS.
- 14) LOTS SHOWN WITH BUILDING ENVELOPES ARE INTENDED TO INSURE THAT NO IMPROVEMENTS ARE CONSTRUCTED IN HILLSIDE OVERLAY AND AVALANCHE AREAS. ALL PERMANENT STRUCTURES SHALL BE WITHIN THE DESIGNATED BUILDING ENVELOPES AS SHOWN.
- 15) ALL FENCES WITHIN BLOCKS 1, 2, 3, 8, AND 12 SHALL COMPLY WITH STATE OF IDAHO FISH AND GAME RECOMMENDATIONS THAT THE TOP STRAIN LINE OF THE FENCE SHALL BE NO GREATER THAN 39 INCHES AND THE LOWEST STRAIN SHALL BE AT LEAST 16 INCHES ABOVE GROUND.
- 16) TWO ADDITIONAL PARKING SPACES ARE REQUIRED PER DWELLING UNIT FOR ALL DWELLINGS ON PRIVATE STREETS (LOT 1, BLOCK 3 & LOTS 13 & 14, BLOCK 2).
- 17) ACCESS TO GARAGES ON ALL LOTS ADJACENT TO AN ALLEY SHALL BE FROM THE ADJACENT ALLEY.
- 18) A SEWER LINE EASEMENT AGREEMENT EXISTS BETWEEN MARATHON PARTNERS, OLD CUTTERS INC, AND THE CITY OF HAILEY, RECORDED IN BLAINE COUNTY AS INSTRUMENT #546901.
- 19) CONDITIONS, COVENANTS, AND RESTRICTIONS FOR OLD CUTTERS SUBDIVISION ARE RECORDED IN BLAINE COUNTY AS INSTRUMENT #553633.
- 20) LOT OWNERS ARE RESPONSIBLE FOR CONTROL OF NOXIOUS WEEDS PER STATE REGULATIONS.
- 21) LOT OWNERS MAY NOT RESTRICT THE FLOW OF WATER WITHIN ANY OF THE CANALS, DITCHES OR PONDS. THIS INCLUDES BUT IS NOT LIMITED TO PLANTING OF REEDS, RUSHES, CATTAILS, AND COTTONGUSS.
- 22) PURSUANT TO SECTION 4.31 OF HAILEY ORDINANCE 821, FUTURE TOWNHOUSE AND COTTAGE PLATS SHALL DESIGNATE DEED RESTRICTED SUBLOTS.
- 23) PARCEL C IS THE 20' HIAWATHA CANAL EASEMENT, THE ADJACENT 10' PEDESTRIAN EASEMENT AND THE 20' PEDESTRIAN AND DRIVEWAY R.O.W. EXCLUSIVE OF DEDICATED ROADS AND IS TO BE OWNED BY THE HOMEOWNERS ASSOCIATION.
- 24) PARCEL D IS THE 26' PRIVATE ALLEY AND THE ADJACENT 20' HIAWATHA CANAL EASEMENT EXCLUSIVE OF DEDICATED ROADS AND IS TO BE OWNED BY THE HOMEOWNERS ASSOCIATION.
- 25) THE WATERWORKS AND POND MAINTENANCE EASEMENT DESIGNATED ON THE PLAT IS FOR THE CITY OF HAILEY AND OLD CUTTERS HOMEOWNERS ASSOCIATION, INC. TO ACCESS AND MAINTAIN THE DITCHES, PONDS, PUMPS, AND PIPELINES WHICH DELIVER, CARRY AND STORE WATER FROM THE HIGH DITCH THROUGH LOTS 13 AND 14, BLOCK 2, LOTS 1, 8 AND 9, BLOCK 3, AND LOTS 14 AND 15, BLOCK 1 TO THE HIAWATHA CANAL FOR IRRIGATION AND AESTHETIC PURPOSES.
- 26) THE HOMEOWNERS ASSOCIATION WILL BE RESPONSIBLE FOR THE MAINTENANCE OF THE CULVERT UNDER THE PRIVATE STREET AND THE CULVERT UNDER OLD OLONA DRIVE.

CURVE TABLE						
CURVE	LENGTH	RADIUS	DELTA	TANGENT	CHORD	CHORD BEAR.
C1	27.14	210.00	121°00'	33.55	66.85	S89°40'41"W
C2	7.68	210.00	15°42'00"	20.18	21.50	N82°15'11"W
C3	58.04	210.00	15°50'11"	29.31	57.88	N68°25'51"W
C4	107.16	210.00	15°52'21"	52.11	101.94	N44°34'19"W
C5	16.65	150.00	8°46'31"	6.44	16.53	S04°21'51"E
C6	21.44	140.00	8°46'31"	10.74	21.42	S04°21'51"E
C7	10.64	170.00	8°46'31"	5.04	26.01	S10°42'16"E
C8	31.00	170.00	17°11'00"	25.69	50.91	N25°29'54"W
C9	50.00	100.00	17°11'16"	50.72	59.77	N48°29'54"W
C10	55.00	240.00	17°42'00"	21.66	50.91	N25°29'54"W
C11	8.02	420.00	17°11'16"	4.01	8.02	S18°21'00"E
C12	36.02	420.00	17°42'00"	18.02	36.21	S21°17'20"E
C13	130.35	450.00	18°17'24"	60.24	119.99	S25°14'58"E
C14	21.42	480.00	18°17'24"	10.71	21.42	S10°42'16"E
C15	10.21	480.00	17°52'16"	5.00	20.01	S27°12'00"E
C16	16.65	480.00	10°22'42"	41.08	86.83	S28°00'00"E
C17	68.28	420.00	17°42'00"	34.22	68.21	S25°29'54"W
C18	29.77	87.21	18°17'24"	15.01	29.62	S76°59'26"W
C19	7.23	3.79	267°17'55"	6.77	17.05	S76°59'26"W
C20	98.81	94.37	5°11'00"	86.37	68.10	S84°00'21"E
C21	24.58	130.37	10°42'16"	17.31	24.51	N01°41'00"E
C22	18.43	18.00	144°59'24"	14.11	17.83	N76°18'35"E
C23	31.42	20.00	90°00'00"	20.00	28.26	N01°01'00"E
C24	50.00	100.00	90°00'00"	50.00	50.01	N10°10'18"W
C25	11.63	100.00	25°10'00"	5.37	10.47	N34°19'10"W
C26	10.07	100.00	25°10'18"	5.07	10.00	N42°26'00"W
C27	107.70	100.00	25°10'18"	104.64	107.19	N10°10'18"W
C28	106.15	100.00	25°10'18"	103.12	106.11	N42°26'00"W
C29	100.32	100.00	25°10'00"	100.20	100.27	N10°10'18"W
C30	45.87	100.00	25°10'18"	44.74	45.84	N14°58'22"W
C31	100.55	100.00	25°10'18"	99.54	100.54	N14°58'22"W
C32	67.92	400.00	10°10'00"	14.03	67.60	S18°28'30"E
C33	63.6	400.00	09°50'00"	13.66	63.12	S18°28'30"E
C34	58.44	371.00	09°10'00"	12.28	58.38	S18°28'30"E
C35	71.49	70.70	84°21'26"	14.12	71.86	N18°28'30"E
C36	31.23	300.00	8°42'16"	9.81	31.11	S07°49'00"E
C37	34.50	200.00	8°42'16"	1.65	34.30	S01°48'00"E
C38	18.47	200.00	8°42'16"	0.14	18.26	S04°14'00"E
C39	53.49	200.00	8°42'16"	22.07	53.44	N10°50'41"W
C40	11.60	200.00	8°42'16"	22.19	22.42	S22°14'40"E
C41	10.74	200.00	8°42'16"	6.71	10.71	S18°40'26"W
C42	49.80	200.00	16°11'00"	26.47	49.69	N01°10'41"W
C43	66.8	140.00	22°59'24"	26.47	66.89	N10°10'41"W
C44	39.67	20.00	110°18'41"	30.59	31.46	S45°18'24"E
C45	83.44	230.00	20°42'30"	42.19	82.90	N77°46'50"W
C46	9.05	230.00	20°42'30"	4.53	9.05	N84°18'15"W
C47	7.51	100.00	17°11'00"	6.30	7.51	N63°02'16"E
C48	31.3	170.00	17°11'00"	25.01	31.08	N43°15'15"W
C49	21.16	70.00	60°11'19"	13.08	21.81	S43°15'15"W
C50	51.54	125.00	23°58'41"	26.16	51.20	S78°12'36"E
C51	39.20	90.00	13°38'41"	19.89	39.93	S78°12'36"E
C52	17.99	150.00	17°42'00"	24.14	47.20	S18°14'16"E
C53	28.34	70.00	81°12'54"	10.33	28.79	S27°02'36"W
C54	31.42	70.00	81°12'54"	20.80	28.25	N44°18'04"W
C55	31.42	20.00	90°00'00"	20.00	28.74	N44°18'04"W
C56	31.42	20.00	90°00'00"	20.00	28.28	N44°18'04"W
C57	39.78	280.00	6°13'00"	15.41	39.70	N02°15'26"W
C58	1.4	70.00	23°14'00"	8.78	1.35	N02°15'26"W
C59	43.10	280.00	7°52'42"	21.81	43.44	S14°01'14"E
C60	44.34	280.00	12°50'24"	21.81	44.34	S14°01'14"E
C61	18.61	250.00	43°08'00"	4.11	18.61	N07°01'20"W
C62	11.23	20.00	89°27'49"	16.81	28.15	N47°01'20"W
C63	31.00	70.00	80°57'31"	22.17	28.21	N07°12'40"W
C64	11.23	40.00	81°12'54"	19.41	28.21	N07°12'40"W
C65	31.42	20.00	90°00'00"	20.00	28.21	N22°14'40"E

CURVE TABLE						
CURVE	LENGTH	RADIUS	DELTA	TANGENT	CHORD	CHORD BEAR.
C66	34.89	200.00	5°43'26"	23.02	34.71	N18°08'14"W
C67	25.37	200.00	27°00'41"	15.70	25.16	N07°10'51"W
C68	41.35	260.00	9°17'19"	20.74	41.35	N16°27'46"E
C69	45.22	260.00	9°17'19"	22.67	45.16	N05°55'09"W
C70	17.72	260.00	32°41'17"	8.86	17.72	N01°59'04"W
C71	31.42	20.00	90°00'00"	20.00	28.28	N44°18'04"W
C72	31.42	20.00	90°00'00"	20.00	28.28	N44°18'04"W
C73	31.42	20.00	90°00'00"	20.00	28.28	N44°18'04"W
C74	31.42	20.00	90°00'00"	20.00	28.28	N44°18'04"W
C75	31.42	20.00	90°00'00"	20.00	28.28	N44°18'04"W
C76	67.83	50.00	43°08'00"	33.14	67.83	N44°18'04"W
C77	67.83	50.00	43°08'00"	33.14	67.83	N44°18'04"W
C78	16.54	50.00	90°00'00"	50.00	70.71	N44°18'04"W
C79	81.08	21.00	22°39'20"	44.13	80.49	N11°14'00"E
C80	39.21	245.00	21°44'43"	19.05	39.17	N18°24'44"W
C81	49.46	245.00	10°50'17"	17.05	49.49	N08°21'58"W
C82	31.07	217.00	8°42'16"	11.55	31.06	N18°21'58"W
C83	76.27	245.00	17°09'01"	38.46	76.06	N14°01'55"W
C84	58.00	217.00	16°17'42"	28.16	58.85	N07°29'32"W
C85	31.24	20.00	90°00'00"	10.63	31.23	N02°15'26"W
C86	7.38	21.00	23°14'00"	1.19	7.38	N22°14'40"E
C87	60.65	21.00	18°12'36"	10.13	60.16	N11°12'00"W
C88	14.05	217.00	25°10'18"	7.53	14.04	N07°10'18"W
C89	3.45	245.00	0°48'42"	1.73	3.45	N00°28'20"W
C90	58.31	245.00	13°17'49"	29.40	58.37	N07°44'36"W
C91	15.72	245.00	8°42'16"	17.81	15.52	N18°44'56"W
C92	72.05	200.00	20°42'30"	39.80	72.05	N10°28'38"W
C93	7.30	200.00	20°42'30"	3.60	7.30	N17°48'38"W
C94	69.97	260.00	16°11'31"	34.69	68.16	N01°33'58"W
C95	35.37	260.00	16°11'31"	17.71	35.34	N10°28'38"W
C96	124.91	50.00	43°08'20"	79.25	122.61	N07°44'36"W
C97	78.01	50.00	43°08'20"	49.53	78.00	N07°44'36"W
C98	31.23	200.00	89°27'49"	14.81	31.21	N07°44'36"W
C99	45.44	200.00	23°12'36"	40.77	45.40	N17°48'38"W
C100	13.95	230.00	12°18'18"	6.88	13.94	N10°18'30"W
C101	12.34	243.00	25°41'33"	6.17	12.34	N18°21'58"W
C102	31.42	20.00	90°00'00"	20.00	28.28	N44°18'04"W
C103	31.42	20.00	90°00'00"	20.00	28.28	N44°18'04"W
C104	15.82	210.00	4°19'00"	7.32	15.82	N22°14'40"E
C105	107.94	1280.00	4°49'51"	54.00	107.90	N33°08'04"W
C106	172.14	1280.00	4°47'45"	53.60	172.11	N33°08'04"W
C107	43.11	1280.00	1°55'16"	27.51	43.10	N27°12'38"W
C108	63.00	1280.00	1°55'16"	41.51	62.99	N17°45'59"W
C109	101.28	1280.00	4°11'26"	50.66	101.24	N11°42'24"W

LINE TAB 1			LINE TAB 2		
LINE	LENGTH	BEARING	LINE	LENGTH	BEARING
1	36.57	S00°44'36"W	123	10.07	S89°29'51"W
2	56.58	S89°41'16"E	124	42.48	S66°33'15"E
3	30.10	N77°31'09"E	125	18.88	S89°58'04"E
4	10.70	N11°31'09"E	126	26.00	S89°58'04"E
5	29.56	N77°31'09"E	127	14.26	N00°00'58"W
6	35.91	S00°51'20"W	128	21.06	S10°01'50"E
7	11.74	S26°18'50"E	129	5.15	S23°01'20"E
8	31.42	S15°28'13"E	130	4.34	N23°01'20"W
9	79.57	N08°16'59"W	131	26.30	N67°30'45"E
10	44.76	N67°30'45"E	132	26.00	N67°30'45"E
11	27.31	N66°57'15"E	133	29.89	N23°01'25"W
12	3.42	N11°54'16"E	134	9.45	S23°01'25"E
13	10.41	N67°30'45"E	135	26.00	N49°58'04"E
14	84.32	N44°18'04"E	136	53.46	N44°18'04"E
15	8.23	S44°18'04"E	137	76.30	N67°30'45"E
16	31.42	N11°54'16"W	138	26.00	S89°58'04"E
17	3.42	N67°30'45"E	139	5.15	N23°01'25"W
18	31.42	N67°30'45"E	140	30.03	N23°01'25"W
19	45.96	N11°54'16"W	141	17.88	S11°54'16"E
20	33.34	S00°51'20"E	142	7.41	S44°18'04"E
21	41.25	N08°16'59"W	143	72.51	S11°54'16"E
22	24.12	N67°30'45"E	144	31.59	S44°18'04"E

LINE TABLE			LINE TABLE		
LINE	LENGTH	BEARING	LINE	LENGTH	BEARING
L1	36.67	S00°44'00"W	L23	10.07	S89°20'51"W
L2	56.55	S60°41'10"E	L24	42.48	S66°23'15"E
L3	30.10	N77°35'09"E	L25	18.88	N84°58'04"E
L4	10.70	N11°11'09"E	L26	26.00	N88°58'04"E
L5	20.30	N71°09'01"E	L27	41.26	S00°11'58"W
L6	13.91	S01°01'00"W	L28	11.05	S00°11'58"W
L7	1.24	S00°11'58"W	L29	3.74	S00°11'58"W
L8	1.41	S18°28'30"E	L30	4.95	S23°01'20"W
L9	79.70	N08°15'59"W	L31	26.00	N67°30'45"E
L10	24.70	N67°30'45"E	L32	26.00	N0°44'46"E
L11	27.31	S66°52'15"E	L33	23.89	S43°01'25"W
L12	1.42	S07°44'16"E	L34	9.45	S23°01'20"W
L13	10.32	S67°50'13"E	L35	26.00	S49°58'04"E
L14	84.32	S44°58'11"E	L36	53.46	S23°01'20"W
L15	1.13	S44°58'11"E	L37	76.30	N6°55'47"E
L16	31.61	S63°11'40"E	L38	26.40	S69°38'01"E
L17	1.44	S66°20'10"E	L39	7.41	S73°01'25"W
L18	41.26	N0°20'00"E	L40	36.03	S14°17'26"W
L19	35.94	S71°01'22"E	L41	7.86	S57°01'22"E
L20	35.34	S60°11'58"E	L42	3.41	S44°11'58"E
L21	11.15	N08°15'59"W	L43	37.25	S14°17'26"W
L22	24.70	N67°30'45"E	L44	31.39	S14°17'26"W

CERTIFICATE OF OWNERSHIP

This is to certify that the undersigned is the owner in fee simple of the following described parcels of land:

Parcels of land located within Sections 3 & 4, Township 2 North, Range 18 East, Boise Meridian, City of Hailey, Blaine County, Idaho; more particularly described as follows:

LOTS 1A, 2A, 3 & 4, A REPLAT OF DREXLER RANCH SUBDIVISION AND, A PARCEL OF LAND WITHIN THE SW $\frac{1}{4}$ OF THE NE $\frac{1}{4}$, SECTION 4, T.2N., R.18E., B.M., AND ALSO WITHIN LOT 4 BUCKHORN SUBDIVISION SECOND ADDITION, BLAINE COUNTY, IDAHO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:
COMMENCING AT A BLM BRASS CAP MARKING THE SOUTHEAST CORNER OF SAID SW $\frac{1}{4}$ OF THE NE $\frac{1}{4}$, WHICH CORNER IS ALSO THE CE $\frac{1}{6}$ CORNER OF SAID SECTION 4 AND WHICH POINT IS THE REAL POINT OF BEGINNING;
THENCE NORTH 89°42'50" WEST 291.01 FEET TO THE NORTHWEST CORNER OF THE DREXLER RANCH;
THENCE NORTH 23°17'51" WEST 37.31 FEET ALONG THE CENTERLINE OF THE HIAWATHA CANAL AND ALONG THE SOUTHERLY BOUNDARY OF SAID LOT 4, BUCKHORN SUBDIVISION SECOND ADDITION;
THENCE NORTH 89°50'20" EAST 306.07 FEET ALONG A FENCE TO THE EAST BOUNDARY OF SAID SW $\frac{1}{4}$ OF THE NE $\frac{1}{4}$, SAID SECTION 4;
THENCE SOUTH 0°27'55" WEST 36.58 FEET ALONG SAID EAST BOUNDARY OF THE SW $\frac{1}{4}$ OF THE NE $\frac{1}{4}$, SECTION 4 TO THE POINT OF BEGINNING, CONTAINING 0.24 ACRES, MORE OR LESS; TO BE REPLATTED AS OLD CUTTERS SUBDIVISION.

The Easements indicated hereon are not dedicated to the Public unless specifically designated on the Plat, and the right to use said Easements is hereby reserved for the Public Utilities and for any other uses indicated hereon and no permanent structures are to be erected within the lines of said Easement. We do hereby certify that all Lots in this Plat will be eligible to receive water service from an existing water distribution system and that the existing water distribution system has agreed in writing to serve all of the lots shown within this plat, subject to Note 7 of this plat. Except as otherwise shown on this plat, the Roadways shown hereon as PUBLIC are Dedicated to the City of Hailey.

It is the intent of the owner, OLD CUTTERS, INC., an Idaho Corporation, to hereby include said land in this plat.

OLD CUTTERS, INC., an Idaho Corporation

By: J. G. Campbell

JOHN CAMPBELL, PRESIDENT

ACKNOWLEDGMENT

STATE OF Idaho } ss
COUNTY OF Blaine

On this 22 day of October, 2007, before me, a Notary Public in and for said State, personally appeared John Campbell, President of Old Cutters Inc., known or identified to me, to be the President of the Corporation that executed the instrument, 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.



Alice C. Parker
Notary Public in and for said State
Ketchum
Residing at
August 24, 2011
My Commission Expires

SURVEYOR'S CERTIFICATE

I, Bruce Smith, a duly licensed Professional Land Surveyor in the State of Idaho, do hereby certify that this plat, is a true and accurate map of the land surveyed under my direct supervision and that it is in accordance with the Idaho State Code relating to plats and surveys.



COUNTY SURVEYOR'S APPROVAL

I, Jim W. Koonce, County Surveyor for Blaine County, Idaho, have checked the foregoing plat and computations for making the same and have determined that they comply with the laws of the State of Idaho relating thereto.

Jim W. Koonce 10/24/07
Jim W. Koonce

APPROVAL OF CITY COUNCIL

The foregoing plat was approved and the dedication of the Public Roadways accepted by the City Council and Mayor of Hailey on this 26th day of November, 2007.

Heather Dawson
City Clerk



CITY ENGINEER'S APPROVAL

The foregoing plat was approved by Thomas Hagan City Engineer for the City of Hailey on this 26th day of November, 2007.

Tom Hagan
City Engineer

COUNTY TREASURER'S APPROVAL

The taxes on the foregoing parcel of land have been paid to this date and this plat of OLD CUTTERS SUBDIVISION, is hereby approved this 22 day of November, 2007.

Wick L. Dick
Blaine County Treasurer

COUNTY RECORDER'S CERTIFICATE

STATE OF IDAHO } ss
COUNTY OF BLAINE }

This is to certify that the foregoing plat was filed in the office of the Recorder of Blaine County, Idaho, on this _____ day of _____, 2007, at _____ M., and duly recorded in Plat Book _____ at page _____.

Instrument # 553634

HAILEY, BLAINE, IDAHO
2007-11-26
Recorded for ALPINE ENTERPRISES INC.
JULIAN DREGE Fee: \$4.00
Ex-Officio Recorder (Initials)

Ex-officio Recorder

OLD CUTTERS SUBDIVISION
ALPINE ENTERPRISES INC.
KETCHUM, IDAHO
SHEET 5 OF 5



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

January 03, 2025

WOOD RIVER LAND TRUST COMPANY
119 E BULLION ST
HAILEY ID 83333-8770

Re: Change in Ownership for Water Right No(s): 37-23286, 37-23287, 37-23288, 37-22312, 37-22317, 37-22322

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) 293-9912.

Sincerely,

Tyler Wallace
Engineer Intern

Enclosure(s)

Cc:
Old Cutters Inc.
Blaine County Title, Inc File #2425848
Water District 37