

STATE OF IDAHO  
DEPARTMENT OF WATER RESOURCES

RECEIVED ✓

SEP 17 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? |
|-----------------------|------------------------------|------------------------------|-----------------------|------------------------------|------------------------------|
| 36-14670              | Yes <input type="checkbox"/> | Yes <input type="checkbox"/> |                       | Yes <input type="checkbox"/> | Yes <input type="checkbox"/> |
|                       | Yes <input type="checkbox"/> | Yes <input type="checkbox"/> |                       | Yes <input type="checkbox"/> | Yes <input type="checkbox"/> |
|                       | Yes <input type="checkbox"/> | Yes <input type="checkbox"/> |                       | Yes <input type="checkbox"/> | Yes <input type="checkbox"/> |
|                       | Yes <input type="checkbox"/> | Yes <input type="checkbox"/> |                       | Yes <input type="checkbox"/> | Yes <input type="checkbox"/> |
|                       | Yes <input type="checkbox"/> | Yes <input type="checkbox"/> |                       | Yes <input type="checkbox"/> | Yes <input type="checkbox"/> |

2. Previous Owner's Name: George Drain  
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): Grizzly Capital Investments  
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or
- 1209 Orange St Wilmington DE 19804  
Mailing address City State Zip
- aceb@gkjm-farms.ca  
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: 07/18/2024
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.

8. Signature: See attached POA For Gung Kee Jim  
Signature of new owner/claimant Title, if applicable Date  
Ace Berry  
Print name

Signature: \_\_\_\_\_  
Signature of new owner/claimant Title, if applicable Date  
 \_\_\_\_\_  
Print name

Received by SG Date 9/17/2024 **For IDWR Office Use Only:** Receipt No. 5040364 Receipt Amt. \$25-  
 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 KA Date 11-01-2024

ELECTRONICALLY RECORDED  
STAMPED FIRST PAGE NOW  
INCORPORATED AS PART OF  
THE ORIGINAL DOCUMENT

Instrument # 2402566  
JEROME COUNTY, JEROME, IDAHO  
07-19-2024 01:21:17 PM No. of Pages: 3  
Recorded for: TITLEONE - JEROME  
CYRL LOOTENS Fee: \$15.00  
Ex-Officio Recorder Deputy: RT  
Electronically Recorded by Simplifile

2348005

**PERSONAL REPRESENTATIVE'S DEED**

THIS INDENTURE, made this 19 day of July, 2024, by and between the ESTATES OF GEORGE B. DRAIN and ELIZABETH A. DRAIN, Deceased, GEORGE S. DRAIN, Personal Representative, the "Grantor" and GRIZZLY CAPITAL INVESTMENTS, LLC, a Delaware limited liability company, whose address is 1209 Orange St referred to hereinafter as the "Grantee", Wilmington, DE 19804

**RECITALS**

- A. Elizabeth A. Drain died intestate on July 10, 2018, survived by her husband, George B. Drain;
- B. George B. Drain died testate on the June 7, 2022;
- C. Elizabeth A. Drain and George B. Drain are referred to hereafter as the "Decedents";
- D. By Order of the Magistrate Division of the District Court of the Fifth Judicial District, Jerome County, Idaho, dated July 5, 2022, George S Drain was appointed Personal Representative of the combined estate of the Decedents, pursuant to Letters Testamentary filed under Case No. CV27-22-00622, in and for the County of Jerome, recorded July 06, 2022, as Instrument No. 2223232, records of Jerome County, Idaho.

NOW, THEREFORE, by virtue and in exercise of the powers given him by the laws of the State of Idaho, and of every other power and authority hereunto enabling, the Grantor, the Personal Representative as aforesaid, does hereby TRANSFER unto the Grantee the Decedents' interest in that real property situated in Jerome County, State of Idaho, more particularly described as:

**TOWNSHIP 9 SOUTH, RANGE 17 EAST, BOISE MERIDIAN**  
Section 4: Lots 3 and 4

**EXCEPTING THEREFROM:**

**TOWNSHIP 9 SOUTH, RANGE 17 EAST OF THE BOISE MERIDIAN,**  
**JEROME COUNTY IDAHO**

Section 4: Part of Government Lot 4, more particularly described as follows:

Beginning at the Northwest Corder of Section 4, THE TRUE POINT OF  
BEGINNING;

THENCE South 89°50'27" East 1277.75 feet along the Northerly boundary of  
Section 4 and Government Lot 4;  
THENCE South 0°08'00" West 1358.10 feet to the Southerly boundary of  
Government Lot 4;  
THENCE South 89°37'56" West 1277.80 feet along the Southerly boundary of  
Government Lot 4 to the Southwest Corner for said Government Lot 4;  
THENCE North 0°08'00" East 1369.85 feet along the Westerly boundary of  
Section 4 to THE POINT OF BEGINNING.

ALSO EXCEPTING THEREFROM:

TOWNSHIP 9 SOUTH, RANGE 17 EAST OF THE BOISE MERIDIAN,  
JEROME COUNTY IDAHO

Section 4: The North 636.13 feet of the East 417.42 feet of Government Lot 3.

Subject to a 25.00 foot wide County roadway easement parallel with and adjoining the  
North boundary of the above described parcel.

Together with all water and water rights, ditches and ditch rights, used thereon or  
appurtenant thereto, including but not limited to 36.32 shares of stock in the North Side  
Canal Company.

Together with all water rights appurtenant thereto.

TO HAVE AND TO HOLD the same, together with all the hereditaments and  
appurtenances thereunto belonging or in anywise appertaining, unto the Grantee, its heirs and  
assigns forever.

IN WITNESS WHEREOF, Grantor, Personal Representative of the ESTATES OF  
GEORGE B. DRAIN and ELIZABETH A. DRAIN, has hereunto set his hand the day and year  
first written above.

"GRANTOR"

ESTATES OF GEORGE B. DRAIN and ELIZABETH A. DRAIN

 , Personal Representative

By: GEORGE S DRAIN  
Its: Personal Representative

STATE OF Texas )

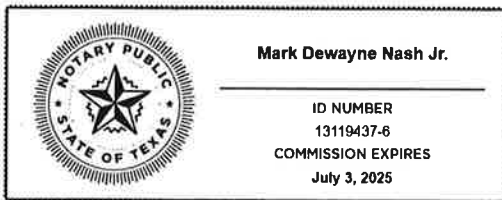
SS:

County of Ellis )

On this 18th day of July, 2024, before me, the undersigned, a Notary Public in and for said County and State, personally appeared GEORGE S. DRAIN, as the Personal Representative of the ESTATES OF GEORGE B. DRAIN and ELIZABETH A. DRAIN, Deceased, known to me to be the person whose name is subscribed to the within and foregoing instrument, and who acknowledged to me that he executed the same in such capacity.

\* Elizabeth A Drain

IN WITNESS WHEREOF, I have hereunto set my hand and seal, the day and year in this certificate first above written.



*Mark Dewayne Nash Jr.*

NOTARY PUBLIC OF TEXAS

Residing at: Ellis Co. Texas

Commission Expires: 07/03/2025

Electronically signed and notarized online using the Proof platform.



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](mailto:southerninfo@idwr.idaho.gov) • Web: [idwr.idaho.gov](http://idwr.idaho.gov)

**Governor Brad Little**

**Director Mathew Weaver**

November 01, 2024

GRIZZLY CAPITAL INVESTMENTS LLC  
1209 N ORANGE ST  
WILMINGTON DE 19801-1120

Re: Change in Ownership for Water Right No(s): 36-14670

Dear Water Right Holder:

The Department of Water Resources (Department) acknowledges the receipt of correspondence changing ownership of the above referenced water right 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) 293-9916.

Sincerely,

Kent Aasa  
Water Resource Agent, Senior

Enclosure(s)

C: TitleOne Jerome Instrument No. 2402566