

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

RECEIVED

APR 28 2025

NOTICE OF CHANGE IN WATER RIGHT OWNERSHIP

DEPT. OF WATER RESOURCES
EASTERN 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?
29-11596 <i>OK</i>	Yes ☐	Yes ☐		Yes ☐	Yes ☐
29-274J <i>OK</i>	Yes ☐	Yes ☐		Yes ☐	Yes ☐
29-274I <i>OK</i>	Yes ☐	Yes ☐		Yes ☐	Yes ☐
29-2402 <i>OK</i>	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: Karl E Holte and Ardys L Holte
Name of current water right holder/claimant

3. New Owner(s)/Claimant(s): Charelle Walker Bowman and Matthew P. Bowman
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or

1506 N. Mink Creek Rd
Mailing address
(208) 705-7879, (208) 251-9871
Telephone

Pocatello ID 83204
City State Zip
allnatcharelle@gmail.com,
Email eyesoffabell@hotmail.com

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: April 22, 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):
 - ☒ \$25 per *undivided* water right. ($25 \times 4 = \$100$)
 - ☐ \$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: Charelle Bowman April 22, 2025
Signature of new owner/claimant Title, if applicable Date

Charelle W Bowman
Print name

Signature: Matthew P. Bowman April 22, 2025
Signature of new owner/claimant Title, if applicable Date

Matthew P. Bowman
Print name

For IDWR Office Use Only:

Received by JB Date 4/28/2025 Receipt No. E050825 Receipt Amt. \$100.-

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 4/29/2025

RECORDING REQUESTED BY
Flying S Title and Escrow of Idaho, Inc.

AND WHEN RECORDED MAIL TO:
Flying S Title and Escrow of Idaho, Inc.
223 North 15th Avenue
Pocatello, ID 83201

Instrument # 22504292
Bannock County, Pocatello, Idaho
04/22/2025 04:49:03 PM No. of Pages: 3
Recorded for: FLYING S TITLE AND ESCROW - POCATELLO
Jason C. Dixon Fee: \$15.00
Deputy cteuscher
Electronically Recorded

Space Above This Line for Recorder's Use Only

WARRANTY DEED

File No.: **1182546-P (sw)**

Date: **April 22, 2025**

For Value Received, **Karl E. Holte and Ardys L. Holte, husband and wife as community property with right of survivorship**, hereinafter called the Grantor, hereby grants, bargains, sells and conveys unto **Matthew P. Bowman and Charelle Walker Bowman, husband and wife**, hereinafter called the Grantee, whose current address is **1506 N. Mink Creek Rd, Pocatello, ID 83204**, the following described premises, situated in **Bannock County, Idaho**, to-wit:

The land referred to herein is described in the Legal Description attached hereto as Exhibit A.

SUBJECT TO all easements, right of ways, covenants, restrictions, reservations, applicable building and zoning ordinances and use regulations and restrictions of record, and payment of accruing present year taxes and assessments as agreed to by parties above.

TO HAVE AND TO HOLD the said premises, with its appurtenances, unto the said Grantee, and to the Grantee's heirs and assigns forever. And the said Grantor does hereby covenant to and with the said Grantee, that the Grantor is the owner in fee simple of said premises; that said premises are free from all encumbrances except current years taxes, levies, and assessments, and except U.S. Patent reservations, restrictions, easements of record and easements visible upon the premises, and that Grantor will warrant and defend the same from all claims whatsoever.

Date: 04/16/2025

Warranty Deed
- continued

File No.: 1182546-P (sw)

Karl E. Holte by Ardys L. Holte, A/E Ardys L. Holte
Karl E. Holte by Ardys L. Holte as Attorney In Fact
Ardys L. Holte

STATE OF Idaho)
COUNTY OF Bannock)

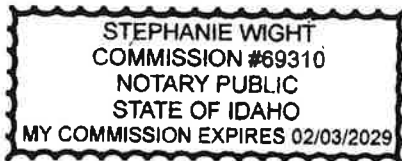
On this 21st day of April, 2025, before me, a Notary Public in and for said State, personally appeared **Ardys L. Holte**, known or identified to me to be the person(s) whose name(s) is/are subscribed to the within instrument, and acknowledged to me that he/she/they executed the same.



[Signature]
Notary Public for the State of Idaho
Residing at: Pocatello, Idaho
My Commission Expires: 2/3/2029

STATE OF Idaho)
COUNTY OF Bannock)

On this 21st day of April, 2025, before me, a Notary Public in and for said State, personally appeared **Ardys L. Holte**, known or identified to me to be the person(s) whose name(s) is subscribed to the within Instrument individually and as the attorney in fact of **Karl E. Holte**, and acknowledged to me that she subscribed the name of **Karl E. Holte** thereto as principal, and her own name as attorney in fact and she acknowledged to me that she executed the same individually.



[Signature]
Notary Public of Idaho
Residing at: Pocatello, Idaho
Commission Expires: 2/3/2029

Date: 04/16/2025

Warranty Deed
- continued

File No.: 1182546-P (sw)

Exhibit "A"

Real property in the County of Bannock, State of Idaho, described as follows:

A parcel of land located in the SE1/4 NE1/4 of Section 30, Township 7 South, Range 35 East, Boise Meridian, Bannock County, Idaho, said parcel being shown as "Parcel A" on a record of Survey map recorded as Instrument No. 20516475, and said parcel being more particularly described as follows:

Commencing at the East 1/4 corner of said Section 30, said corner being marked by a found 5/8-inch diameter rebar with an aluminum cap stamped "PE/LS 4440"; thence North 89°43'42" West along the latitudinal centerline of Section 30, 676.15 feet to a set 1/2-inch diameter rebar with a yellow plastic cap stamped "PE/LS 4440", said rebar marking the True Point of Beginning;

Thence continuing North 89°43'42" West along the latitudinal centerline of Section 30, 327.61 feet to a point on the Easterly right of way line of Mink Creek Road, said point being marked by a set 1/2-inch diameter rebar with a yellow plastic cap stamped "PE/LS 4440";

Thence North 10°45'58" East along said Easterly right of way line, 164.53 feet to the Southwest Deed corner described in instrument no. 20426977, said corner being marked by a found 1/2-inch diameter rebar with no markings; thence South 89°12'40" East along the South deed line described in Instrument No. 20426977, 328.00 feet to the Southeast Deed corner described in Instrument No. 20426977, said corner being marked by a found 1/2-inch diameter rebar with no markings; thence South 11°05'18" West along an existing fence line, 161.69 feet to the True Point of Beginning.

ALSO:

A tract of land in the NE1/4 SE1/4 Section 30, Township 7 South, Range 35 East, Boise Meridian, Bannock County, Idaho, described as:

Commencing at the Northwest corner of the NE1/4 SE1/4 of Section 30, Township 7 South, Range 35 East, Boise Meridian, Bannock County, Idaho, and running thence in an Easterly direction along the North line of the said NE1/4 SE1/4 a distance of 295 feet, more or less, to the Easterly side of U.S. Highway 38, the point of beginning of this survey;

Thence in a Southwesterly direction following the Easterly side of the highway a distance of 210 feet; thence East to the center of Mink Creek; thence in a Northeasterly direction following the center line of Mink Creek a distance of 210 feet, more or less, to the North line of the NE1/4 SE1/4; thence in a Westerly direction along the North line of said NE1/4 SE1/4 a distance of 430 feet, more or less, to the point of beginning of this survey.

***Together with all appurtenant water rights**



Exhibit "A"
Also

Karl E. Holte & Andys L Holte TO Matthew
P. & Charelle Walker Bowman

4/28/2025

Scale: 1 inch= 700 feet

File:

Tract 1: 1.2073 Acres (52590 Sq. Feet), Closure: n00.0000e 0.00 ft. (1/999999), Perimeter=982 ft.

Tract 2: 2.0415 Acres (88928 Sq. Feet), Closure: n00.0000e 0.00 ft. (1/999999), Perimeter=1280 ft.

01 /ne,se,30,7s,35e
02 /n89.4342w 676.15
03 n89.4342w 327.61
04 n10.4558e 164.53
05 s89.1240e 328.00
06 s11.0518w 161.69
07 @0
08 /nw,ne,se,30,7s,35e
09 /n90e 295
10 s10w 210

11 n90e 430
12 n10.0000e 210.00
13 s90w 430



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

April 29, 2025

MATTHEW P BOWMAN
CHARELLE WALKER BOWMAN
1506 N MINK CREEK RD
POCATELLO ID 83204-7255

Re: Change in Ownership for Water Right No(s): 29-274I, 29-274J, 29-2402, 29-11596

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 29D
WATER DISTRICT 129