

RECEIVED

DEC 15 2023

DEPARTMENT OF
WATER RESOURCESSTATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

DE ✓

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?
78-10342	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: Nancee Kay Riggs
Name of current water right holder/claimant

3. New Owner(s)/Claimant(s): 367 Seven Devils Road, LLC
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or

11440 Map Rock Rd.
Mailing address

Melba ID 83641
City State Zip

208-484-7211
Telephone

woodruffboys@gmail.com
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: 7-5-23

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.
- ☐ \$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: [Signature] Member 12-2-23
Signature of new owner/claimant Title, if applicable Date

DAN WOODRUFF
Print name

- Signature: [Signature] Member 12-2-23
Signature of new owner/claimant Title, if applicable Date

KIM WOODRUFF
Print name

For IDWR Office Use Only:

Received by [Signature] Date 12-15-23 Receipt No. C117521 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 ☐

Completed 5-8-24 jmc

Instrument # 540805

IDAHO COUNTY, IDAHO,

7-7-2023 09:54:08 AM No. of Pages: 5

Recorded for : IDAHO COUNTY TITLE

KATHY M. ACKERMAN

Ex-Officio Recorder Deputy

Fee: 15.00

WARRANTY DEED

GRANTOR, The ESTATE of NANCEE KAY RIGGS, also known as NANCY K. RIGGS, deceased, by and through Kendi Camacho, Personal Representative, acting under authority of Idaho County, Idaho Case No. CV25-18-0318, of 729 East Liberty Street, Weiser, ID 83805, for good and valuable consideration, the receipt of which is hereby acknowledged, does hereby grant, bargain, sell and convey to GRANTEE, 367 SEVEN DEVILS ROAD, LLC, an Idaho limited liability company, of 11440 Map Rock Rd., Melba, ID 83641, and the Grantee's successors and assigns forever, all of the following described real estate located in the County of Idaho, State of Idaho, to wit:

See Schedule C, attached hereto and incorporated herein by this reference.

TOGETHER WITH, all improvements, water, water rights, ditches, ditch rights, easements, hereditaments, and appurtenances thereto.

SUBJECT TO:

- 1) General taxes for the year 2023, which are a lien, not yet due and payable.**
- 2) Any right, title, or interest of the Public, County, or Highway District to roads or highways on the premises whether or not showing by the public records.**
- 3) Right of Way for Wagon Road, including the terms and provisions thereof, by and between LOUIS REEVES, et al., and COUNTY OF IDAHO, recorded February 7, 1918, under Instrument No. 51504, Book 42 page 418, records of Idaho County, Idaho.**
- 4) Right of Way, including the terms and provisions thereof, by and between LOUI REEVES and THE UNITED STATES OF AMERICA, recorded September 28, 1937, under Instrument No. 119367, Book 66 page 509; Easement, including the terms and provisions thereof, by and between THE UNITED STATES OF AMERICA and THE COUNTY OF IDAHO, STATE OF IDAHO, recorded January 16, 1968, under Instrument No. 229342, Book 108 page 55, all records of Idaho County, Idaho.**
- 5) Power Line Easement, including the terms and provisions thereof, by and between N.O. TAYLOR and HAZEL A. TAYLOR, his wife, and IDAHO POWER COMPANY, a corporation, recorded April 24, 1948, under Instrument No. 159355, Book 80 page 556, records of Idaho County, Idaho.**

- 6) Power Line Easement, including the terms and provisions thereof, by and between N.O. TAYLOR and HAZEL A. TAYLOR, his wife, and IDAHO POWER COMPANY, a corporation, recorded February 21, 1958, under Instrument No. 193560, Book 91 page 437, records of Idaho County, Idaho.
- 7) Power Line Easement, including the terms and provisions thereof, by and between N.O. TAYLOR and HAZEL A. TAYLOR, his wife, and IDAHO POWER COMPANY, a corporation, recorded February 26, 1964, under Instrument No. 214793, Book 100 page 397, records of Idaho County, Idaho.
- 8) Matters as shown in Survey No. S-2051, recorded June 18, 2003, under Instrument No. 429584; Survey No. S-2170, recorded July 27, 2004, under Instrument No. 436527; and Survey No. S-4031, recorded February 9, 2023, under Instrument No. 539390, all records of Idaho County, Idaho.
- 9) Rights and easements in favor of the public for recreational uses of Squaw Creek.
- 10) Agreement Concerning Boundary Adjustment and Reserved Waterline Easements, including the terms and provisions thereof, by and between CATHY A. MOULTON, an unmarried woman, and KENDI CAMACHO, as duly appointed Personal Representative of the Estate of NANCEE KAY RIGGS, also known as NANCY K. RIGGS, deceased, recorded October 13, 2022, under Instrument No. 538161, records of Idaho County, Idaho.

TO HAVE AND TO HOLD the said premises, with their appurtenances, unto the said Grantee, their successors and assigns, forever. And the said Grantor does hereby covenant to and with the said Grantee that they are the owner in fee simple of said premises; that it is free from all encumbrances, and that they will warrant and defend the same from all lawful claims whatsoever, EXCEPT General taxes, easements, reservations, restrictions, and rights of way of record or in use.

Except as otherwise expressly provided in this instrument, Grantor hereby declares, pursuant to Title 5, Chapter 2 of the Idaho Code, that in the event Grantor shall have permitted or suffered, at any time prior to the making of this instrument, any person or entity to possess, use, or occupy the above-described premises, or any portion thereof, for any purpose, with or without the knowledge of Grantor, it was not

SCHEDULE C

Township 24 North, Range 1 East, Boise Meridian, Idaho County, Idaho

Section 17: A parcel of property located South of Seven Devils Road within the NW¼SE¼ and the NE¼SW¼, more particularly described as follows:

Commencing at the section corner common to Sections 16, 17, 20, and 21, under Instrument No. 410193, records of Idaho County, Idaho;
thence N 00°17'56" E, 2623.83 feet along the Section line to the ¼ corner common to said Sections 16 and 17, under Instrument No. 385487, records of Idaho County, Idaho;
thence S 68°53'53" W, 1677.85 feet to a point on the southerly 60 foot Right of Way of Seven Devils Road monumented with a 5/8 x 30 inch rebar by PLS 9166, this is the Initial Point of Beginning for this parcel;
thence S 12°39'40" E, 39.51 feet continuing along said Right of Way to a PC monumented with a 5/8 x 30 inch rebar by PLS 9166;
thence continuing along said Right of Way on a tangent curve turning to the left with the following dimensions:
L = 156.79 feet R = 363.19 feet B = S 25°01'42" E
CH. = 155.58 feet D = 24°44'04" T = 79.64 feet, to a PT monumented with a 5/8 x 30 inch rebar by PLS 9166;
thence S 37°23'45" E, 282.33 feet continuing along said Right of Way to the intersection with the easterly side of said NW¼SE¼ monumented with a 5/8 x 30 inch rebar by PLS 9166;
thence S 00°23'31" W, 291.49 feet along said easterly side to the SE1/16th corner monumented with a 2½ inch brass cap by PELS 2098;
thence N 89°27'21" W, 1312.29 feet along the southerly side of said NW¼SE¼ to the CS1/16th corner monumented with a 5/8 x 30 inch rebar with a 2 inch aluminum cap by PLS 9166;
thence N 88°45'04" W, 901.08 feet along the southerly side of said NE¼SW¼ to the intersection with the easterly side of Assessor's Tax No. 237 monumented with a 5/8 inch rebar by PLS 9166;
thence N 13°03'35" E, 38.66 feet continuing along said Assessor's Tax No. 237 to an angle point monumented with a 5/8 inch rebar by PLS 9166;
thence N 21°21'35" E, 132.71 feet continuing along said Assessor's Tax No. 237 to the intersection with the said Right of Way monumented with a 5/8 inch rebar by PLS 9166;
thence N 74°55'51" E, 113.11 feet continuing along said Right of Way to a PC;
thence along a tangent curve turning to the left
L = 188.95 feet R = 1086.71 feet B = N 69°56'59" E
CH. = 188.71 feet D = 09°57'44" T = 94.71 feet continuing along said Right of Way to a PRC;
thence along a reverse curve turning to the right
L = 129.56 feet R = 952.33 feet B = N 68°51'59" E
CH. = 129.46 feet D = 07°47'42" T = 64.88 feet continuing along said Right of Way to a PT;
thence N 72°45'50" E, 224.62 feet continuing along said Right of Way to a PC;
thence along a tangent curve turning to the right
L = 66.21 feet R = 1183.93 feet B = N 74°21'58" E
CH. = 66.21 feet D = 03°12'16" T = 33.12 feet continuing along said Right of Way to a PT;
thence N 75°58'05" E 185.48 feet continuing along said Right of Way to a PC;
thence along a tangent curve turning to the left
L = 133.70 feet R = 381.76 feet B = N 65°56'07" E
CH. = 133.02 feet D = 20°03'56" T = 67.54 feet continued along said Right of Way to a PRC;
thence along a reverse curve turning to the right
L = 221.11 feet R = 1028.40 feet B = N 62°03'43" E
CH. = 220.68 feet D = 12°19'07" T = 110.98 feet continuing along said Right of Way to a PT;
thence N 68°13'16" E 201.32 feet continuing along said Right of Way to a PC;
thence along a tangent curve turning to the right
L = 225.75 feet R = 791.74 feet B = N 76°23'22" E

File No. 34720

SCHEDULE C

(Continued)

CH. = 224.98 feet D = 16°20'12" T = 113.65 feet continuing along said Right of Way to a PRC;
thence along a reverse curve turning to the left
L = 86.17 feet R = 981.45 feet B = N 82°02'34" E
CH. = 86.14 feet D = 05°01'49" T = 43.11 feet continuing along said Right of Way to a PCC
monumented with a 5/8 x 30 inch rebar by PLS 9166;
thence along a compound curve turning to the left
L = 30.08 feet R = 329.91 feet B = N 76°54'56" E
CH. = 30.07 feet D = 05°13'27" T = 15.05 feet continuing along said Right of Way to a POC
monumented with a 5/8 x 30 inch rebar by PLS 9166;
thence S 27°20'45" E, 71.53 feet leaving said Right of Way to a point monumented with a 5/8 x 30 inch rebar
by PLS 9166;
thence S 43°14'26" E, 33.43 feet to a point monumented with a 5/8 x 30 inch rebar by PLS 9166;
thence S 82°28'56" E, 89.41 feet to a point monumented with a 5/8 x 30 inch rebar by PLS 9166;
thence N 45°01'09" E, 30.14 feet to a point monumented with a 5/8 x 30 inch rebar by PLS 9166;
thence N 80°16'29" E, 64.57 feet back to the Initial Point of Beginning.
Sometimes known as Assessor's Tax No. 278

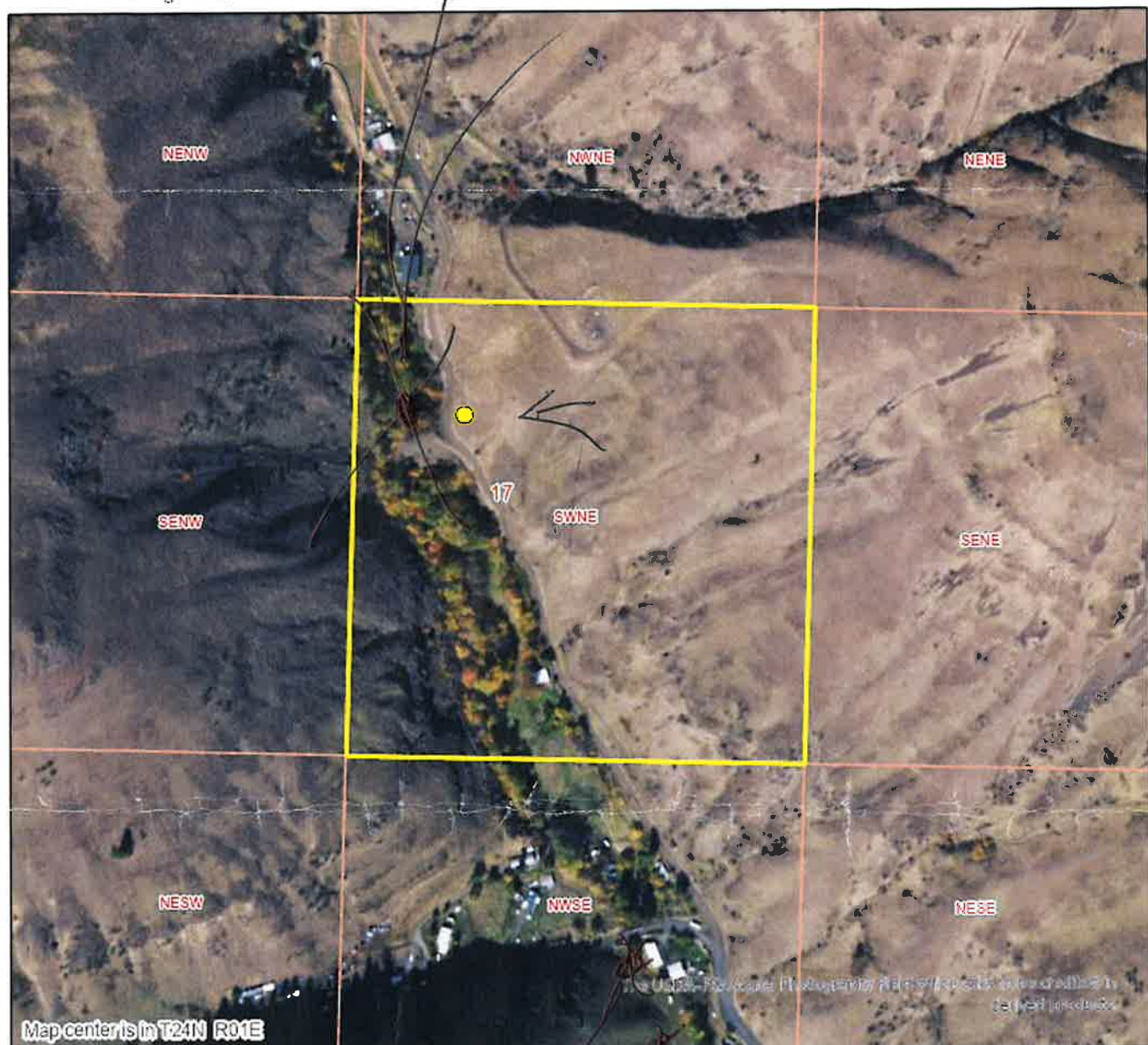
(end schedule c)

The Diversion location is located in the creek drainage as shown

State of Idaho
Department of Water Resources
Water Right
78-10342
DOMESTIC

Don Needell

The map depicts the place of use for the water use listed above and point(s) of diversion of this right as currently derived from interpretations of the paper records and is used solely for illustrative purposes. Discrepancies between the computer representation and the permanent document file will be resolved in favor of the actual water right documents in the water right file.



Date created: 7/21/2003

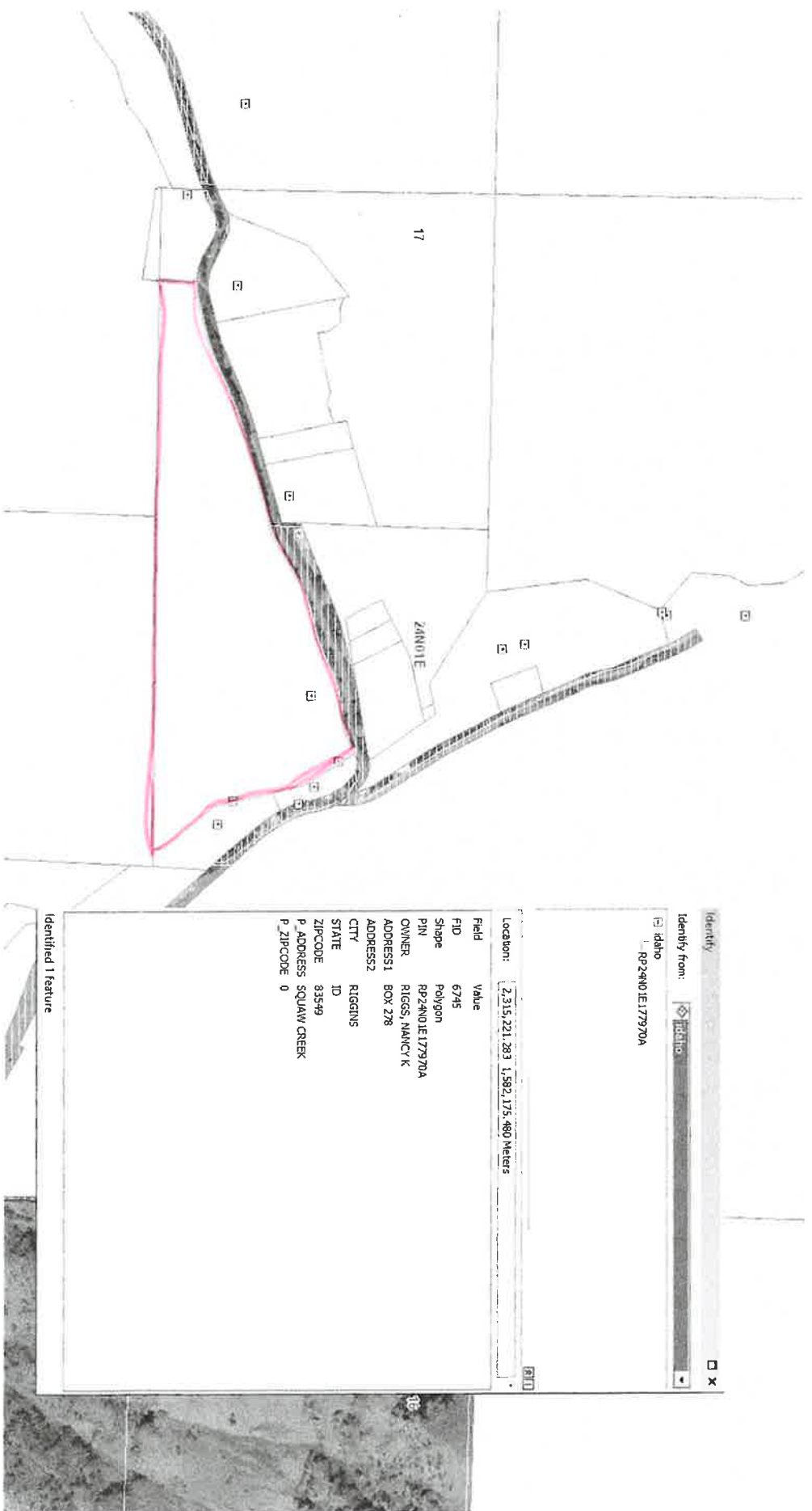


78-4(2)

Legend

- Quarter Quarters
- PLS Sections
- Townships
- Place of Use Boundary
- Point of Diversion





Idaho County parcels 2004

IN THE DISTRICT COURT OF THE FIFTH JUDICIAL DISTRICT OF THE
STATE OF IDAHO, IN AND FOR THE COUNTY OF TWIN FALLS

In Re SRBA)
Case No. 39576)
PARTIAL DECREE PURSUANT TO
I.R.C.P. 54(b) FOR
Water Right 78-10342

NAME AND ADDRESS: NANCEE KAY RIGGS
PO BOX 278
RIGGINS, ID 83549

SOURCE: SPRING TRIBUTARY: SINKS

QUANTITY: 0.04 CFS

THE QUANTITY OF WATER UNDER THIS RIGHT SHALL NOT EXCEED 13,000
GALLONS PER DAY.

PRIORITY DATE: 01/31/1890

POINT OF DIVERSION: T24N R01E S17 NWSWNE Within Idaho County

PURPOSE AND PERIOD OF USE:	PURPOSE OF USE	PERIOD OF USE	QUANTITY
	Domestic 1 HOME	01-01 TO 12-31	0.04 CFS

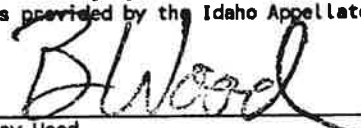
PLACE OF USE: Domestic Within Idaho County
T24N R01E S17 SWNE

OTHER PROVISIONS NECESSARY FOR DEFINITION OR ADMINISTRATION OF THIS WATER RIGHT:

THE QUANTITY OF WATER DECREED FOR THIS WATER RIGHT IS NOT A
DETERMINATION OF HISTORICAL BENEFICIAL USE.
THIS PARTIAL DECREE IS SUBJECT TO SUCH GENERAL PROVISIONS
NECESSARY FOR THE DEFINITION OF THE RIGHTS OR FOR THE EFFICIENT
ADMINISTRATION OF THE WATER RIGHTS AS MAY BE ULTIMATELY
DETERMINED BY THE COURT AT A POINT IN TIME NO LATER THAN THE
ENTRY OF A FINAL UNIFIED DECREE. I.C. SECTION 42-1412(6).

RULE 54(b) CERTIFICATE

With respect to the issues determined by the above judgment or order, it is hereby CERTIFIED, in accordance with Rule 54(b), I.R.C.P., that the court has determined that there is no just reason for delay of the entry of a final judgment and that the court has and does hereby direct that the above judgment or order shall be a final judgment upon which execution may issue and an appeal may be taken as provided by the Idaho Appellate Rules.


Barry Wood
Administrative District Judge
Presiding Judge of the
Snake River Basin Adjudication



IDAHO DEPARTMENT OF
WATER RESOURCES

322 E Front Street, Suite 648, Boise ID 83702 • PO Box 83720, Boise ID 83720-0098
Phone: 208-287-4800 • Fax: 208-287-6700 • Email: idwrinfo@idwr.idaho.gov • Website: idwr.idaho.gov

Governor Brad Little

Director Mathew Weaver

May 08, 2024

367 SEVEN DEVILS ROAD LLC
11440 MAP ROCK RD
MELBA ID 83641-5220

Re: Change in Ownership for Water Right No(s): 78-10342

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.

Also note, the transfer that was filed with the ownership change is pending with an agent.

If you have any questions concerning the enclosed information, please contact me at (208) 287-4942.

Sincerely,

Jean Hersley
Technical Records Specialist 2

Enclosure(s)