

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

RECEIVED

JUN 24 2025

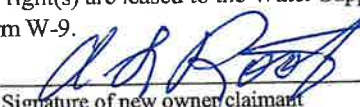
DEPT. OF WATER RESOURCES
EASTERN REGION

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?
22-7338	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: Allan L Root & Margarita Orte-Root
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): Allan L Root & Margarita Orte-Root Irrevocable Trust
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or
- 1420 E 5000 S Victor ID 83455
Mailing address City State Zip
208-973-1043 alroot45@gmail.com
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: October 7, 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:  Title, if applicable _____ Date 6-20-25
Signature of new owner/claimant
Allan L Root

Signature:  Title, if applicable _____ Date 6-20-25
Signature of new owner/claimant
Margarita Orte-Root

Print name _____

Received by  Date 6/24/2025 Receipt No. E050951 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 _____ Date _____

For IDWR Office Use Only:

Request Refund/Return Unprocessed

EXHIBIT "B"

208283 NOV 23 09 AM 10:02

RECORDING REQUESTED BY AND
WHEN RECORDED RETURN TO:

TNT
TARGHEE NATIONAL TITLE
RECORDED FOR
ACCOMMODATION ONLY

Instrument # 208283

TETON COUNTY, IDAHO
11-23-2008 10:02:00 No. of Pages: 8
Recorded for: TARGHEE NATIONAL TITLE
MARY LOU HANSEN Fee: 24.00
Ex-Officio Recorder Deputy
Index to: EASEMENT

Copied

(Space Above For Recorder's Use)

WELL EASEMENT

This Well Easement ("Easement") is made and entered into by and between Daniel R. Ahromson, a single man ("Grantor") and Linsey Kornya ("Grantee").

WHEREAS Grantor is the owner of a parcel of real property described as Parcel 1 of the Record of Survey Land Split recorded in the Teton County Recorder's Office on July 19, 2001 as Instrument # 143469, and as more particularly described on the attached Exhibit A ("Parcel 1");

WHEREAS Grantee is the owner of real property located in Teton County, Idaho described as Parcel 2 of the Record of Survey Land Split recorded in the Teton County Recorder's Office on July 19, 2001 as Instrument # 143469, and as more particularly described on the attached Exhibit B ("Parcel 2");

WHEREAS there presently exists a water well on Parcel 1 that supplies water to two (2) homes located on Parcel 2 under Idaho Water Right No. 22-7338 ("Water Well") by way of pipes and conduits located on Parcel 1; the Water Well is located approximately fifty (50) feet south of the north property line of Parcel 1 and approximately seventy (70) feet west of the common property line of Parcels 1 and 2;

WELL EASEMENT - 1

22-14215

WHEREAS the Water Right is attached to the two (2) homes located on Parcel 2 and Grantee does hereby claim such Water Right as attached to Parcel 2; and

WHEREAS as part of the sale of Parcel 2 to Grantee from Grantor, Grantor has agreed to grant to Grantee an easement upon Parcel 1 for the Well Water and associated pipes and conduit for the benefit of Parcel 2.

NOW THEREFORE, for good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the parties agree as follows:

1. Water Well and Pipeline Easement. Grantor as the owner of Parcel 1 hereby grants to Grantee as the owner of Parcel 2 a non-exclusive easement to inspect, maintain, repair and operate the Water Well and all associated pipes, and appurtenances and connections in, on and under the Easement Area on Parcel 1 as defined herein. The Easement Area shall consist of a circular area around the existing Water Well extending a radius of seven and one-half (7.5) feet from the center of the existing Water Well casing, together with a fifteen (15) foot wide easement whose centerline begins at the center of the existing Water Well casing and continues in a straight line parallel to the north boundary line of Parcel 1 to a point on the boundary line common to Parcels 1 and 2 located fifty (50) feet from the northeast corner of Parcel 1; provided, however, that should the existing pipes that supplies water from the Water Well to Parcel 2 be located outside of the above-described Easement Area, the Easement Area centerline shall be located directly above the actual location of the existing pipes.

2. Term of Easement. This Easement shall be perpetual so long as it is used in connection with and delivery of water from the existing Water Well, shall run with the land it encumbers and be appurtenant to and for the benefit of Parcel 2 and shall be binding upon the parties heirs, successors, and assigns. This Easement shall terminate when the Water Well no longer produces a water supply sufficient to

WELL EASEMENT - 2

supply the homes located on Parcel 2. In no event shall Grantee have the right to drill a new water well upon Parcel 1 pursuant to this Easement.

3. Easement not to be Obstructed. Grantor shall keep the Easement Area clear of trees and structures that could interfere with the intended use of the easement and shall not use the Easement Area in any way that will impair or impede the rights of Grantee to use the easement as contemplated herein. Grantor reserves the right to use the Easement Area for any purpose that does not damage, destroy, or interfere with Grantee's use of this Easement. Grantee shall use reasonable care to restore the Easement Area to the approximate condition and elevation that existed prior to any repair or maintenance thereon.

4. Water Well Ownership and Use. Grantee shall own the Water Well located on Parcel 2 and shall be solely responsible for all costs related to the operation of the Water Well including but not limited to maintenance costs, pumps, transmission lines, electricity, and all other costs customarily associated with a water well. Grantor shall have no right to use, and no duty to maintain, the Water Well. All work and activities related to the operation of the Water Well shall be undertaken in a good and workmanlike manner utilizing equipment and materials of good quality and condition and in a manner that is in compliance with all laws, ordinances, codes and regulations of governmental agencies having jurisdiction. The Easement Area and Water Well facilities shall be kept at all times in good, clean and operating condition and state of repair and in a manner that is in compliance with good engineering practices then prevailing in Teton County, Idaho and with all laws, ordinances, codes and regulations of governmental agencies having jurisdiction.

5. Indemnification. Grantee agrees to indemnify, defend and hold Grantor harmless from any and all claims, liability, losses, costs, charges or expenses that arise from Grantee's use of this Easement.

6. Recordation. This Easement shall be recorded in the office of the Teton County Recorder, Teton County, Idaho and shall become effective upon the recording thereof.

7. Governing Law. This Easement shall be governed by and construed in accordance with the laws of the State of Idaho.

8. Headings. The headings used in this Easement are for convenience only and are not to be used in its construction.

9. Representations And Amendments. All terms and conditions of this Easement have been incorporated herein. There are no verbal agreements between the parties to modify terms and conditions. This Easement may not be changed orally but only by an agreement in writing signed by the parties against whom enforcement of any waiver, change, modification or discharge is sought.

10. Attorney Fees. In the event of any legal action is brought by either party against the other party arising out of this Easement, the prevailing party shall be entitled to recover from the other party all costs and expenses of suit, including a reasonable attorney's fee.

11. Counterpart. This Easement may be executed in counterpart.

Grantor:

Daniel R. Abramson

Date

11/13/09

Grantee:

Linsy ~~ORNYA~~
KORNYA

Date

STATE OF

Wyoming

WELL EASEMENT - 4

22-14215

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11. Counterpart. This Easement may be executed in counterpart.

Grantor:

Daniel R. Abromson

Date

Grantee:

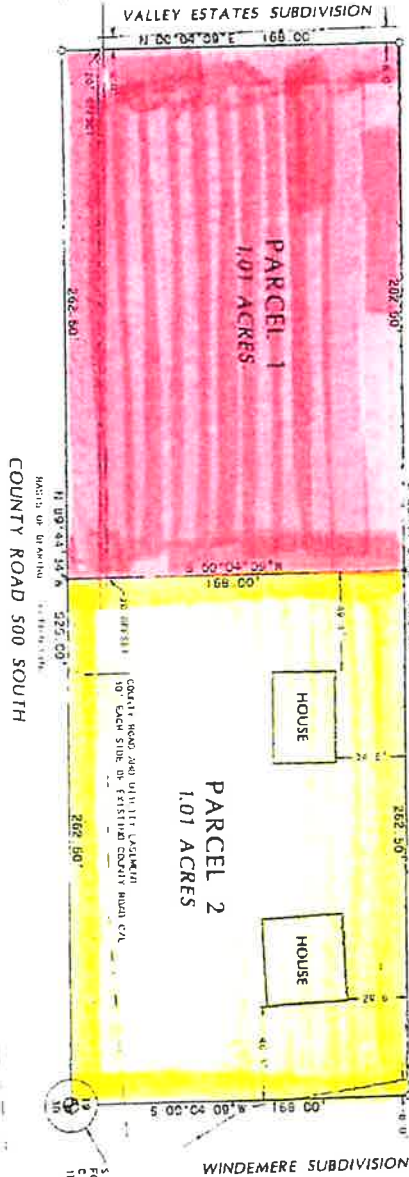
Lindsay Koma

Date

STATE OF _____

WELL EASEMENT - 4

22-14215



1382 2
S 30° C4' 05" E

C 1/4 CORNER SECTION 18
T40ND 374 N 1/4 NE 1/4 SW 1/4
C 37° E N 1/4 S 1/4

PARCEL. 1
1.01 ACRES

PARCEL 2
1.01 ACRES

COUNTY ROAD 500 SOUTH

PROPERTY DESCRIPTIONS

A LIST OF THE 115, 114, 113, 112, 111, 110, 109, 108, 107, 106, 105, 104, 103, 102, 101, 100, 99, 98, 97, 96, 95, 94, 93, 92, 91, 90, 89, 88, 87, 86, 85, 84, 83, 82, 81, 80, 79, 78, 77, 76, 75, 74, 73, 72, 71, 70, 69, 68, 67, 66, 65, 64, 63, 62, 61, 60, 59, 58, 57, 56, 55, 54, 53, 52, 51, 50, 49, 48, 47, 46, 45, 44, 43, 42, 41, 40, 39, 38, 37, 36, 35, 34, 33, 32, 31, 30, 29, 28, 27, 26, 25, 24, 23, 22, 21, 20, 19, 18, 17, 16, 15, 14, 13, 12, 11, 10, 9, 8, 7, 6, 5, 4, 3, 2, 1, 0, -1, -2, -3, -4, -5, -6, -7, -8, -9, -10, -11, -12, -13, -14, -15, -16, -17, -18, -19, -20, -21, -22, -23, -24, -25, -26, -27, -28, -29, -30, -31, -32, -33, -34, -35, -36, -37, -38, -39, -40, -41, -42, -43, -44, -45, -46, -47, -48, -49, -50, -51, -52, -53, -54, -55, -56, -57, -58, -59, -60, -61, -62, -63, -64, -65, -66, -67, -68, -69, -70, -71, -72, -73, -74, -75, -76, -77, -78, -79, -80, -81, -82, -83, -84, -85, -86, -87, -88, -89, -90, -91, -92, -93, -94, -95, -96, -97, -98, -99, -100, -101, -102, -103, -104, -105, -106, -107, -108, -109, -110, -111, -112, -113, -114, -115, -116, -117, -118, -119, -120, -121, -122, -123, -124, -125, -126, -127, -128, -129, -130, -131, -132, -133, -134, -135, -136, -137, -138, -139, -140, -141, -142, -143, -144, -145, -146, -147, -148, -149, -150, -151, -152, -153, -154, -155, -156, -157, -158, -159, -160, -161, -162, -163, -164, -165, -166, -167, -168, -169, -170, -171, -172, -173, -174, -175, -176, -177, -178, -179, -180, -181, -182, -183, -184, -185, -186, -187, -188, -189, -190, -191, -192, -193, -194, -195, -196, -197, -198, -199, -200, -201, -202, -203, -204, -205, -206, -207, -208, -209, -210, -211, -212, -213, -214, -215, -216, -217, -218, -219, -220, -221, -222, -223, -224, -225, -226, -227, -228, -229, -230, -231, -232, -233, -234, -235, -236, -237, -238, -239, -240, -241, -242, -243, -244, -245, -246, -247, -248, -249, -250, -251, -252, -253, -254, -255, -256, -257, -258, -259, -260, -261, -262, -263, -264, -265, -266, -267, -268, -269, -270, -271, -272, -273, -274, -275, -276, -277, -278, -279, -280, -281, -282, -283, -284, -285, -286, -287, -288, -289, -290, -291, -292, -293, -294, -295, -296, -297, -298, -299, -300, -301, -302, -303, -304, -305, -306, -307, -308, -309, -310, -311, -312, -313, -314, -315, -316, -317, -318, -319, -320, -321, -322, -323, -324, -325, -326, -327, -328, -329, -330, -331, -332, -333, -334, -335, -336, -337, -338, -339, -340, -341, -342, -343, -344, -345, -346, -347, -348, -349, -350, -351, -352, -353, -354, -355, -356, -357, -358, -359, -360, -361, -362, -363, -364, -365, -366, -367, -368, -369, -370, -371, -372, -373, -374, -375, -376, -377, -378, -379, -380, -381, -382, -383, -384, -385, -386, -387, -388, -389, -390, -391, -392, -393, -394, -395, -396, -397, -398, -399, -400, -401, -402, -403, -404, -405, -406, -407, -408, -409, -410, -411, -412, -413, -414, -415, -416, -417, -418, -419, -420, -421, -422, -423, -424, -425, -426, -427, -428, -429, -430, -431, -432, -433, -434, -435, -436, -437, -438, -439, -440, -441, -442, -443, -444, -445, -446, -447, -448, -449, -450, -451, -452, -453, -454, -455, -456, -457, -458, -459, -460, -461, -462, -463, -464, -465, -466, -467, -468, -469, -470, -471, -472, -473, -474, -475, -476, -477, -478, -479, -480, -481, -482, -483, -484, -485, -486, -487, -488, -489, -490, -491, -492, -493, -494, -495, -496, -497, -498, -499, -500, -501, -502, -503, -504, -505, -506, -507, -508, -509, -510, -511, -512, -513, -514, -515, -516, -517, -518, -519, -520, -521, -522, -523, -524, -525, -526, -527, -528, -529, -530, -531, -532, -533, -534, -535, -536, -537, -538, -539, -540, -541, -542, -543, -544, -545, -546, -547, -548, -549, -550, -551, -552, -553, -554, -555, -556, -557, -558, -559, -560, -561, -562, -563, -564, -565, -566, -567, -568, -569, -570, -571, -572, -573, -574, -575, -576, -577, -578, -579, -580, -581, -582, -583, -584, -585, -586, -587, -588, -589, -590, -591, -592, -593, -594, -595, -596, -597, -598, -599, -600, -601, -602, -603, -604, -605, -606, -607, -608, -609, -610, -611, -612, -613, -614, -615, -616, -617, -618, -619, -620, -621, -622, -623, -624, -625, -626, -627, -628, -629, -630, -631, -632, -633, -634, -635, -636, -637, -638, -639, -640, -641, -642, -643, -644, -645, -646, -647, -648, -649, -650, -651, -652, -653, -654, -655, -656, -657, -658, -659, -660, -661, -662, -663, -664, -665, -666, -667, -668, -669, -670, -671, -672, -673, -674, -675, -676, -677, -678, -679, -680, -681, -682, -683, -684, -685, -686, -687, -688, -689, -690, -691, -692, -693, -694, -695, -696, -697, -698, -699, -700, -701, -702, -703, -704, -705, -706, -707, -708, -709, -710, -711, -712, -713, -714, -715, -716, -717, -718, -719, -720, -721, -722, -723, -724, -725, -726, -727, -728, -729, -730, -731, -732, -733, -734, -735, -736, -737, -738, -739, -740, -741, -742, -743, -744, -745, -

PARCIL 2

[illegible]

PLANNING AND ZONING APPROVAL

MAINTAINED TO THE REGION COUNCIL PLANNING AND ZONING COMMISSION
ON THE FOLLOWING DATE AT WHICH TIME THIS LAND SPILL WAS
APPROVED AND ACCEPTED

Received 10/20/2016; accepted 11/10/2016; published 11/10/2016

6-20-01
DAIF

RECORDED'S CERTIFICATE

STATE OF IOWA - 1

I HEREBY CERTIFY THAT THIS P.O. WAS FILED THIS _____ DAY

INSTRUMENTS — **ANALYSIS**

יחזקאל ורמיהו

• Female

RECORD OF SURVEY

LAND SPLIT

A PART OF THE SE 1/4 SW 1/4 SECTION 19, TWP. 4N.

AW ENGINEER

P O BOX 8767
VICTOR, IDAHO 83455

DRAIN	CLC	05/27/01	PROJECT	2001
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SUBMITTED	03/21/01	01/20/01
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GRANT DEED

For value received, ALLAN LEE ROOT a/k/a ALLAN ROOT a/k/a ALLAN L. ROOT a/k/a AL ROOT and MARGARITA ORTE-ROOT, husband and wife, ("Grantors"), grant, bargain, sell and convey to Jennifer Marie Root, Trustee, or her successors in trust, under the Allan Lee Root and Margarita Orte-Root Irrevocable Trust, dated October 7, 2024 ("Grantee"), whose current address is 1420 East 5000 South, Victor, Idaho 83455, and its successors and assigns forever, the following described real property situated in Teton County, State of Idaho:

A part of the SE1/4 SW1/4 of Section 19, Township 4 North, Range 46 East, Boise Meridian, Teton County, Idaho being further described as:

Commencing at the S1/4 corner of said Section 19 and running N 89° 44' 34" W, 262.50 feet along the southern Section line to the true point of beginning; Thence N 89° 44' 34" W, 262.50 feet further along the southern section line of said Section 19 to a point; Thence N 00° 04' 09" E, 168.00 feet to a point; thence S 89° 44' 34" E, 262.50 feet to a point; Thence S 00° 04' 09" W, 168.00 feet to the point of beginning.

Less and excepting therefrom the existing county road and utility easement along the Southern property line.

This conveyance shall include any and all estate, right, title, interest, appurtenances, tenements, hereditaments, reversions, remainders, easements, rents, issues, profits, rights-of-way and water rights in anywise appertaining to the property herein described.

Grantors covenants that prior to the execution of the Grant Deed, Grantors have not conveyed this real property to any other person, and at the time of execution, the real property is free from encumbrances done, made, or suffered by the Grantors.

IN WITNESS WHEREOF, the Grantors have executed this instrument this March 3, 2025.

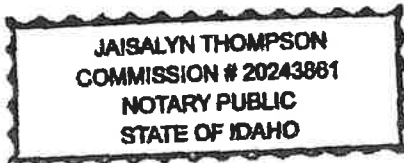

Allan Lee Root


Margarita Orte-Root

STATE OF IDAHO)
) ss.
County of Teton)

On this 3 day of March, 2025, before me Jaisalyn Thompson, personally appeared Allan Lee Root and Margarita Orte-Root, husband and wife, known or identified to me (or proved to me on the oath of _____), to be the persons whose name is subscribed to the within instrument, and acknowledged to me that they 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.



Jaisalyn Thompson
NOTARY PUBLIC FOR IDAHO
Residing at Victor, ID
My Commission Expires 10-22-2030

Instrument # 278310

TETON COUNTY, IDAHO

10-20-2022 03:18:00 PM No. of Pages: 2

Recorded for : MOULTON LAW OFFICE

KIM KEELEY

Fee: 15.00

Ex-Officio Recorder Deputy

Index to: DEED, QUIT-CLAIM

RECORDING REQUESTED BY AND
WHEN RECORDED RETURN TO:

W. Forrest Fischer

Moulton Law Office

P.O. Box 631

Driggs, ID 83422

(Space Above For Recorder's Use)

QUITCLAIM DEED

For value received Allan Root, as his sole and separate property, ("Grantor"), does hereby release and forever quitclaim unto Allan Root and Margarita Orte-Root, husband and wife, (collectively as "Grantees"), whose address is 1420 E. 5000 S., Victor, Idaho 83455, and his heirs and assigns forever, all right, title and interest which Grantors now have or may hereafter acquire in the following described real property situated in Teton County, State of Idaho:

A part of the SE1/4 SW1/4 of Section 19, Township 4 North, Range 46 East, Boise Meridian, Teton County, Idaho being further described as:

Commencing at the S1/4 corner of said Section 19 and running N 89° 44' 34" W, 262.50 feet along the southern Section line to the true point of beginning; Thence N 89° 44' 34" W, 262.50 feet further along the southern section line of said Section 19 to a point; Thence N 00° 04' 28" E, 168.00 feet to a point; thence S 89° 44' 34" E, 262.50 feet to a point; Thence S 00° 04' 09" W, 168.00 feet to the point of beginning.

Less and excepting therefrom the existing county road and utility easement along the Southern property line.

Subject to: all easements, rights of ways, covenants, restrictions, reservations, applicable building and zoning ordinance and use regulations of record and payment of accruing taxes and assessments as agreed to by the parties above.

IN WITNESS WHEREOF, Grantors have executed this instrument on this 15th day of September, 2022.

Allan Root
Allan Root

STATE OF IDAHO)
)ss.
County of Teton)

This record was signed before me on this 15 day of September by Allan Root.

(seal)





Signature of Notary Public

My commission expires: 0.27.27

20220915 – Root, D – T-DIG-22

Instrument # 277776

TETON COUNTY, IDAHO

9-15-2022 01:59:00 PM No. of Pages: 2

Recorded for : MOULTON LAW

KIM KEELEY

Fee: 15.00

Ex-Officio Recorder Deputy

Index to: DEED, QUIT-CLAIM

RECORDING REQUESTED BY AND
WHEN RECORDED RETURN TO:

W. Forrest Fischer

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Driggs, ID 83422

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Allan Root

STATE OF IDAHO)

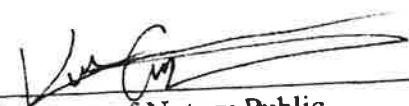
)ss.

County of Teton)

This record was signed before me on this 15 day of September by Allan Root.

(seal)




Signature of Notary Public

My commission expires:

0.27.27

20220915 - Root, D - T-DIG-22

Instrument # 277775

TETON COUNTY, IDAHO

9-15-2022 01:59:00 PM No. of Pages: 2

Recorded for : MOULTON LAW

KIM KEELEY

Ex-Officio Recorder Deputy

Index to: DEED, QUIT-CLAIM

RECORDING REQUESTED BY AND
WHEN RECORDED RETURN TO:

W. Forrest Fischer

Moulton Law Office

P.O. Box 631

Driggs, ID 83422

(Space Above For Recorder's Use)

QUITCLAIM DEED

For value received David Lee Root and Mary Morgan Lohrey, husband and wife, (collectively as "Grantors"), does hereby release and forever quitclaim unto Allen Root ("Grantee"), whose address is 1420 E. 5000 S., Victor, Idaho 83455, and his heirs and assigns forever, all right, title and interest which Grantor now has or may hereafter acquire in the following described real property situated in Teton County, State of Idaho:

A part of the SE1/4 SW1/4 of Section 19, Township 4 North, Range 46 East, Boise Meridian, Teton County, Idaho being further described as:

Commencing at the S1/4 corner of said Section 19 and running N 89° 44' 34" W, 262.50 feet along the southern Section line to the true point of beginning; Thence N 89° 44' 34" W, 262.50 feet further along the southern section line of said Section 19 to a point; Thence N 00° 04' 90" E, 168.00 feet to a point; thence S 89° 44' 34" E, 262.50 feet to a point; Thence S 00° 04' 09" W, 168.00 feet to the point of beginning.

Less and excepting therefrom the existing county road and utility easement along the Southern property line.

Subject to: all easements, rights of ways, covenants, restrictions, reservations, applicable building and zoning ordinance and use regulations of record and payment of accruing taxes and assessments as agreed to by the parties above.

IN WITNESS WHEREOF, Grantors have executed this instrument on this 31 day of

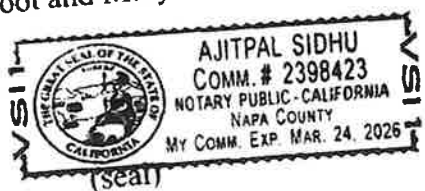
August, 2022.

David L Root
David Lee Root

Mary Morgan Lohrey
Mary Morgan Lohrey

STATE OF California)
County of Napa)ss.

This record was signed before me on August 31 2022 by David Lee
Root and Mary Morgan Lohrey.



AJITPAL SIDHU
Signature of Notary Public
My commission expires: 03-24-2026

File Number: 70271

Instrument # 255993
TETON COUNTY, IDAHO
08-19-2019 14:26:00 No. of Pages: 1
Recorded for: TETON COUNTY TITLE
KIM KEELEY Fee: \$15.00
Ex-Officio Recorder Deputy, Kim Keeley
Index to: DEED, WARRANTY

RECORDING REQUESTED BY:
Teton County Title

AND WHEN RECORDED MAIL TO:
Teton County Title
18 N. Main Street, Suite 300
PO Box 2019
Driggs, ID 83422

WARRANTY DEED

FOR VALUE RECEIVED

Nicole Dausman, a single woman

GRANTOR(S), hereby grants, bargains, sells, conveys and warrants unto

David Lee Root and Mary Morgan Lohrey husband and wife, as community property with full right of survivorship

GRANTEE(S) whose mailing address is: PO Box 914, Victor, ID 83455

the following described premises, to-wit:

A part of the SE1/4SW1/4 of Section 19, Township 4 North, Range 46 East, Boise Meridian, Teton County, Idaho being further described as:

From the S1/4 corner of said Section 19, thence N 89° 44' 34" W, 262.50 feet along the southern Section line to the true point of beginning; thence N 89° 44' 34" W, 262.50 feet further along the southern section line of said Section 19 to a point; thence N 00° 04' 09" E, 168.00 feet to a point; thence S 89° 44' 34" E, 262.50 feet to a point; thence S 00° 04' 09" W, 168.00 feet to the point of beginning.

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

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 to and those made, suffered or done by the Grantee; and subject to all existing patent reservations; restrictions in railroad deeds of record; easements and rights of way established and of record; protective covenants of record; zoning ordinances and applicable building codes, use restrictions, ordinances, laws and regulations of any governmental unit; 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.

Dated this 16th day of August, 2019.



Nicole Dausman

State of Idaho
County of Teton

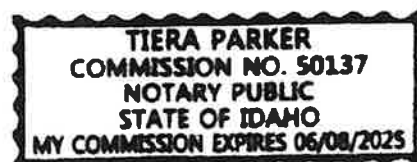
This record was acknowledged before me on 16th day of August, 2019, by **Nicole Dausman**.



Notary Public

My Commission Expires: _____

(STAMP)



RECORDING REQUESTED BY
First American Title Company

AND WHEN RECORDED MAIL TO:
First American Title Company
81 North Main Street/P.O. Box 42
Driggs, ID 83422

2011 NOV 9 10 2 48

Instrument # 214158

TETON COUNTY, IDAHO

11-9-2010 02:48:00 No. of Pages: 2

Recorded for: FIRST AMERICAN TITLE

MARY LOU HANSEN

Fee: 13.00

Ex-Officio Recorder Deputy

Index to DEED, WARRANTY

Space Above This Line for Recorder's Use Only

WARRANTY DEED

Date: **November 08, 2010**

File No.: **359451-T (tm)**

For Value Received, **Daniel R. Abromson**, an unmarried man, hereinafter called the Grantor, hereby grants, bargains, sells and conveys unto **Nicole Dausman**, a single woman, hereinafter called the Grantee, whose current address is **929 South 2nd Street, St. Charles, IL 60174**, the following described premises, situated in **Teton County, Idaho**, to-wit:

A part of the SE1/4 SW1/4 of Section 19, Township 4 North, Range 46 East, Boise Meridian, Teton County, Idaho being further described as: Commencing at the From the S1/4 corner of said Section 19 and running N 89°44'34" W, 262.50 feet along the Southern section line to the true point of beginning; Thence N 89°44'34"W, 262.50 feet further along the Southern section line of said Section 19 to a point; Thence N 00°04'09"E, 168.00 feet to a point; Thence S 89°44'34"E, 262.50 feet to a point; Thence S 00°04'09"W, 168.00 feet to the point of beginning.

Less and Excepting Therefrom the existing county road and utility easement along the Southern property line.

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: 11/08/2010

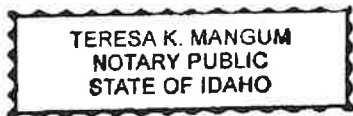
Warranty Deed
- continued

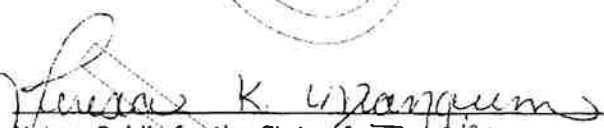
File No.: 359451-T (tm)


Daniel R. Abromson

STATE OF Idaho)
) ss.
COUNTY OF Tetona)

On this 9 day of **November, 2010**, before me, a Notary Public in and for said State, personally appeared **Daniel R. Abromson**, 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.




Notary Public for the State of Idaho
Residing at: Driggs
My Commission Expires: 07-24-2015

RECEIVED

RECORDING REQUESTED BY
First American Title Company

AND WHEN RECORDED MAIL TO:
First American Title Company
81 North Main Street/P.O. Box 42
Driggs, ID 83422

172004

OCT 20 2005

TETON CO., ID
CLERK RECORDER

First American Title Company

Instrument # 172004

DRIGGS, TETON, IDAHO

2005-10-20 03:46:00 No. of Pages: 3

Recorded for: FIRST AMERICAN TITLE

NOLAN G. BOYLE

Ex-Officio Recorder Deputy *[Signature]*

Index to: DEED, WARRANTY

Fee: 9.00

Space Above This Line for Recorder's Use Only

WARRANTY DEED

File No.: 132806-T (tm)

Date: October 19, 2005

For Value Received, **Todd R. Stoughton, a single man**, hereinafter called the Grantor, hereby grants, bargains, sells and conveys unto **Daniel R. Abromson, an unmarried man**, hereinafter called the Grantee, whose current address is **146 E. 500 S. Victor ID 83455**, the following described premises, situated in **Teton County, Idaho**, to-wit:

Legal Description attached hereto as Exhibit A, and by this referenced incorporated herein.

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.

172004

Date: 10/19/2005

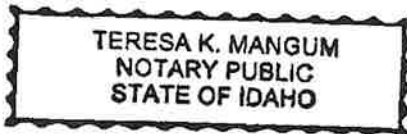
Warranty Deed
- continued

File No.: 132806-T (tm)


Todd R. Stoughton

STATE OF Idaho)
SS.
COUNTY OF Teton)

On this 20th day of October, 2005, before me, a Notary Public in and for said State, personally appeared **Todd R. Stoughton**, 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.



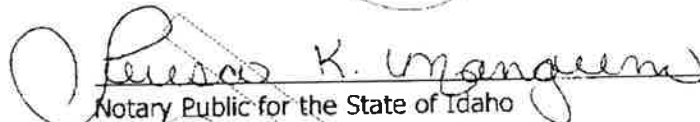

Notary Public for the State of Idaho
Residing at: Driggs
My Commission Expires: 07-24-09

EXHIBIT A

A part of the SE $\frac{1}{4}$ SW $\frac{1}{4}$ of Section 19, Township 4 North, Range 46 East Boise Meridian, Teton County, Idaho being further described as:

From the S $\frac{1}{4}$ corner of said Section 19 and running N 89°44'34" W, 262.50 feet along the Southern section line to the true point of beginning; Thence N 89°44'34"W, 262.50 feet further along the Southern section line of said Section 19 to a point; Thence N 00°04'09"E, 168.00 feet to a point; Thence S 89°44'34"E, 262.50 feet to a point; Thence S 00°04'09"W, 168.00 feet to the point of beginning.

LESS AND EXCEPTING THEREFROM the existing county road along the South Boundary of the above described property.

RECEIVED

APR 1 2001

WARRANTY DEED

142036

For Value Received **Debbie Ann Souza Haggerty and Patrick J. Haggerty, wife and husband**

Hereinafter called the Grantor, hereby grants, bargains, sells and conveys unto

Todd R. Stoughton, a single manwhose address is: **P.O. Box 8757, Jackson, WY 83002**

Hereinafter called the Grantee, the following described premises situated in Teton County, Idaho, to-wit:

Beginning at the South quarter corner of Section 19, Township 4 North, Range 46 East, Boise Meridian, Teton County, Idaho, and running thence West 525 feet more or less; thence North 168 feet more or less; thence East 525 feet more or less; thence South 168 feet more or less, to the point of beginning.

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 their 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.

Dated: 4-13-01

Debbie Ann Souza Haggerty
Debbie Ann Souza Haggerty

Patrick J. Haggerty
Patrick J. Haggerty

Instrument # 142036

DRIGGS, TETON, IDAHO

2001 04-13 03:02:41 No. of Pages: 1

Recorded for: FIRST AMERICAN

NOLAN G. BOYLE

Ex-Officio Recorder Deputy

Fee 3.00

Index to: DEED, WARRANTY

M. WadeSTATE OF IdahoCOUNTY OF Teton

142036

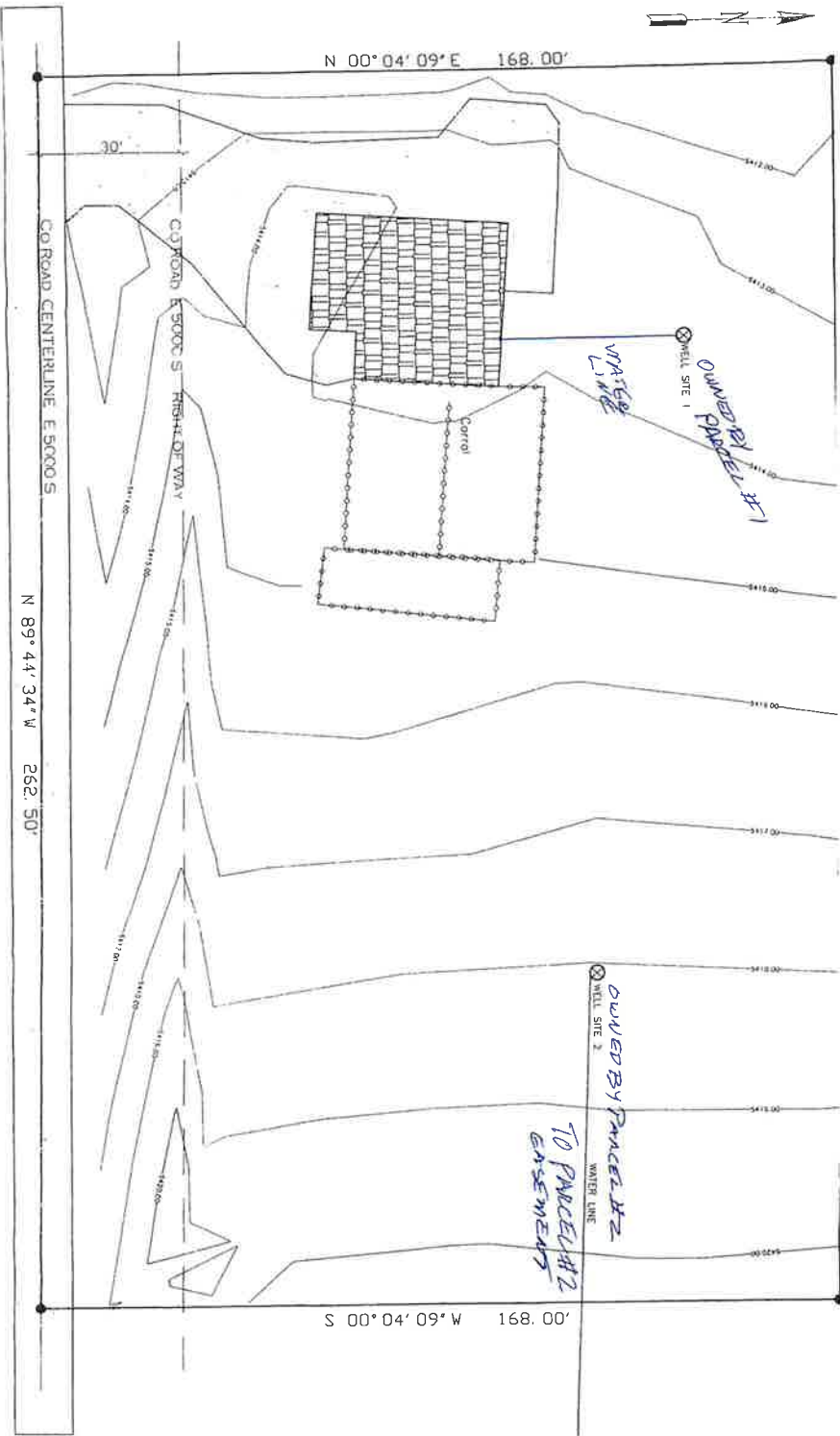
On this 13th day of April, 2001, before me, personally appeared Debbie Ann Souza Haggerty and Patrick J. Haggerty, known or identified to me (or proved to me on the oath of), to be the person(s) whose name(s) are subscribed to the within instrument, and acknowledged to me that they executed the same.

Jerrilee J. Brower
Notary Public of Idaho

Residing at Tetonia, IdahoCommission Expires: 2-27-04

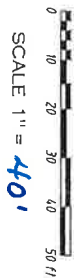
JERRILEE J. BROWER
NOTARY PUBLIC
STATE OF IDAHO

142036



LEGEND

- FOUND SECTION CORNER AS NOTED
- FOUND REBAR 2050 AMENG CAP /NOTED
- WELL SITE
- PROPERTY BOUNDARY
- CORRAL FENCE
- ROAD WAY / DRIVEWAY
- PROPOSED BUILDING



SUPPLEMENTAL CERTIFICATE AND NARRATIVE

I, JAMES W. ROSS, ENGINEER, DO HEREBY CERTIFY THAT I AM A LICENSED PROFESSIONAL ENGINEER IN THE STATE OF IDAHO. I HAVE CONDUCTED A VISUAL INSPECTION OF THE PROPERTY AND THE RECORD DRAWING. I HAVE FOUND THAT THE PROPERTY IS LOCATED IN THE EAST 1/4 OF SECTION 35, T4N, R4E, B1E. THE BEARING IS THE EAST LINE OF SECTION 35, T4N, R4E, B1E. AS SHOWN ON RECORD OF SURVEY MAP 1117720.



- SITE PLAN -
RECORD OF SURVEY

PARCEL 1: ROS, JAMES W. 1117720

AL ROSS
JAMES W. ROSS
800-913-1043



255 SOUTH MAIN P.O. BOX
VICTOR, IDAHO 83455
(208) 787-2952
21-250, 5th Floor
Proj #21

Alliance Title & Escrow Corp.

WARRANTY DEED

Order No.:3051117517KB

FOR VALUE RECEIVED

Linsey Kornya, an unmarried person

the grantor(s), do(es) hereby grant, bargain, sell and convey unto

Kara Donnelly, a married person as sole and separate property

whose current address is

1500

1400 E 5000 S Victor, ID 83455

the grantee(s), the following described premises, in Teton County, Idaho, TO WIT:

Part of the Southeast Quarter of the Southwest Quarter of Section 19, Township 4 North, Range 46 East, Boise Meridian, Teton County, Idaho, being further described as: Commencing at the South Quarter Corner of said Section 19; thence North 89°44'34" West 262.50 feet along the Southern Section line of said Section 19 to a point; thence North 00°04'09" East 168.00 feet to a point; thence South 89°44'34" East 262.50 feet to a point on the East line of the Southwest Quarter of said Section 19; thence South 00°04'09" West 168.00 feet along the East line of the Southwest Quarter of said Section 19 to the point of beginning.

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee, heirs and assigns forever. And the said Grantor does hereby covenant to and with the said Grantee(s), that (s)he is/are the owner(s) in fee simple of said premises; that they are free from all encumbrances Except: Current Year Taxes, conditions, covenants, restrictions, reservations, easements, rights and rights of way, apparent or of record.

And that (s)he will warrant and defend the same from all lawful claims whatsoever.

Dated:

Linsey Kornya

State of MO
County of St. Louis City

On this 30th day of AUGUST, in the year 2011, before me, a Notary Public in and for said state, personally appeared Linsey Kornya known or identified to me to be the person whose name is subscribed to the within instrument and acknowledged to me that he/she/they executed the same.

IN WITNESS WHEREOF I have hereunto set my hand and affixed my official seal the day and year first above written.

Notary Public for the State of Missouri
Residing at:
Commission Expires:

DIONNE DAVIDSON
Notary Public-Notary Seal
State of Missouri, St. Louis County
Commission # 09404584
My Commission Expires Jun 16, 2013

6/16/13

Instrument Number

208282 NOV 23 09 AM 10:02

TNT

TARGHEE NATIONAL TITLE
A MOTHER LODE COMPANY

Escrow No.: 6301-730-SLS

WARRANTY DEED

Instrument # 208282

TETON COUNTY, IDAHO

11-23-2009 10:02:00 No. of Pages: 1

Recorded for: TARGHEE NATIONAL TITLE

MARY LOU HANSEN

Fee: 3.00

Ex-Officio Recorder Deputy

Index to DEED WARRANTY

FOR VALUE RECEIVED,

DANIEL R. ABROMSON, AN UNMARRIED MAN

Hereinafter called Grantor, does hereby grant, bargain, sell and convey unto

LINSEY KORNIA, AN UNMARRIED WOMAN

Grantee, whose address is: 4056 HUMPHREY ST, ST. Louis, MO 63116, the following described premises,
County of TETON
to-wit:

A PART OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 19, TOWNSHIP 4
NORTH, RANGE 46 EAST, BOISE MERIDIAN, TETON COUNTY, IDAHO, BEING FURTHER DESCRIBED AS:
COMMENCING AT THE SOUTH QUARTER CORNER OF SAID SECTION 19;
THENCE NORTH 89 DEGREES 44'34" WEST, 262.50 FEET ALONG THE SOUTHERN SECTION LINE OF SAID
SECTION 19 TO A POINT;
THENCE NORTH 00 DEGREES 04'09" EAST, 168.00 FEET TO A POINT;
THENCE SOUTH 89 DEGREES 44'34" EAST, 262.50 FEET TO A POINT ON THE EAST LINE OF THE
SOUTHWEST QUARTER OF SAID SECTION 19;
THENCE SOUTH 00 DEGREES 04'09" WEST, 168.00 FEET ALONG THE EAST LINE OF THE SOUTHWEST
QUARTER OF SAID SECTION 19 TO THE POINT OF BEGINNING.

LESS AND EXCEPTING THEREFROM THE EXISTING COUNTY ROAD ALONG THE SOUTH BOUNDARY OF THE
ABOVE DESCRIBED PROPERTY.

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee(s), their heirs and
assigns forever, and the said Grantor(s) do(es) hereby covenant to and with the said Grantee(s), that
he/she/they is/are the owner(s) in fee simple of said premises; that they are free from all encumbrances
EXCEPT CURRENT TAXES AND EASEMENTS OF RECORD OR IN VIEW.

And that he/she/they will warrant and defend the same from all lawful claims whatsoever.

DATED November 13, 2009

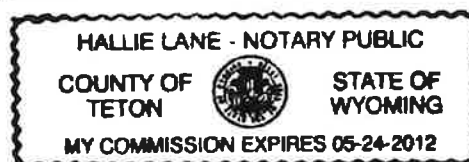
By: Daniel R. Abromson
DANIEL R. ABROMSON

State of Wyoming)
County of Teton)

On this 13 day of NOV, before me, Hallie Lane
a Notary Public in and for said State, personally appeared Daniel R. Abromson

known or identified to me to be the person(s) whose name is/are subscribed to the within instrument and
acknowledged to me that he/she/they executed the same.

Notary Public in and for County and State
Residing at Teton County
My commission expires 6-24-12



RECORDING REQUESTED BY
First American Title Company

AND WHEN RECORDED MAIL TO:

First American Title Company
81 North Main Street/P.O. Box 42
Driggs, ID 83422

172124

OCT 26 2005

TETON CO., ID
CLERK RECORDER**Instrument # 172124**

DRIGGS, TETON, IDAHO

2005-10-26

09:26:43 No. of Pages: 2

Recorded for : FIRST AMERICAN TITLE

NOLAN G. BOYLE

Fee: 6.00

Ex-Officio Recorder Deputy

Index to DEED WARRANTY

Space Above This Line for Recorder's Use Only

WARRANTY DEED

File No.: 132370-T (tm)

Date: **October 19, 2005**

For Value Received, **Todd R. Stoughton, a single man**, hereinafter called the Grantor, hereby grants, bargains, sells and conveys unto **Daniel R. Abromson, an unmarried man**, hereinafter called the Grantee, whose current address is **146 East 500 South, Victor, ID 83455**, the following described premises, situated in **Teton County, Idaho**, to-wit:

A part of the SE1/4 SW1/4 of Section 19, Township 4 North, Range 46 East, Boise Meridian, Teton County, Idaho being further described as: Commencing at the S1/4 corner of said Section 19: Thence N 89°44'34"W, 262.50 feet along the Southern section line of said Section 19 to a point; Thence N 00°04'09"E, 168.00 feet to a point; Thence S 89°44'34"E, 262.50 feet to a point on the East line of the SW1/4 of said Section 19; Thence S 00°04'09"W, 168.00 feet along the East line of the SW1/4 of said Section 19 to the point of beginning. LESS AND EXCEPTING THEREFROM the existing County Road along the South boundary of the above described property.

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.

172124

Date: **10/19/2005**

Warranty Deed
- continued

File No.: **132370-T (tm)**

T.R. Stoughton
Todd R. Stoughton

STATE OF Idaho)
COUNTY OF Teton)
SS.

On this ____ day of **October, 2005**, before me, a Notary Public in and for said State, personally appeared **Todd R. Stoughton**, 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.

Notary Public for the State of Idaho
Residing at: Driggs
My Commission Expires: 07-24-09



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

June 26, 2025

ALLAN L ROOT & MARGARIA ORTE-ROOT IRREVOCABLE TRUST
1420 E 5000 S
VICTOR ID 83455

RE: Change in Ownership Water Right No. 22-7338

Dear Sir/Madam:

The Department of Water Resources acknowledges receipt of your Notice of Change in Water Right Ownership on June 24, 2025, for the above-mentioned water rights. According to our review the place of use of the water right listed above is associated with the neighbor's property, owned by Kara Donnelly. The department has attached additional information to your ownership change including a full chain of title for both parcels and a Well Easement Agreement recorded in 2009, according to this agreement the water right 22-7338 is appurtenant to the two homes located on the "parcel 2", your property is the property referenced as "parcel 1".

Because the department is returning your application you are entitled to a full refund. The department has initiated a refund, and it should arrive from the state office in couple of weeks.

Please note that Section 42-248, Idaho Code, requires you or the owner of this water right to maintain current ownership and address records on file with the department. Forms to file a change of ownership of a water right and/or a change in the address of the water right owner are available from any department office, or at the department's website at: www.idwr.idaho.gov.

Please feel free to contact the Department if you have any questions.

Sincerely,

Jonie Baily
Technical Records Specialist

Baily, Jonie

From: Baily, Jonie
Sent: Thursday, June 26, 2025 4:17 PM
To: IdwrPayable
Subject: Refund Request
Attachments: E050951.pdf

Good afternoon!

I have a refund request as follows:

Receipt number: E050951
Amount: \$ 25.00
Payable to: AL AND MARGARITA ROOT
1420 E 5000 S
VICTOR ID 83455

Reason: Ownership change filed for 1 water right. Application could not be complete therefore they are entitled to a full refund.

Let me know if you have any questions or need additional information. Have a great day!!!



Jonie Baily | Technical Records Specialist
900 N Skyline Drive Ste. A, Idaho Falls, ID 83402
Phone number: (208) 525-7161
Fax number: (208) 525-7177
Email: jonie.baily@idwr.idaho.gov
Website: www.idwr.idaho.gov