

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

Notice of Change in Water Right Ownership

RECEIVED
MAY 29 2020
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 #6 of the instructions.

(typo) 45-13488 →

Water Right/Claim No.	Split?	Leased to Water Supply Bank?	Water Right/Claim No.	Split?	Leased to Water Supply Bank?
45-13448	Yes ☐	Yes ☐		Yes ☐	Yes ☐
45-137	Yes ☐	Yes ☐		Yes ☐	Yes ☐
45-138	Yes ☐	Yes ☐		Yes ☐	Yes ☐
45-10459	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: SHOULDER 3 RANCHES, INC.
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): E. EUGENE MATTHEWS AND HEIDI F. MATTHEWS
New owner(s) as listed on the conveyance document Name connector ☒ and ☐ or ☐ and/or
- 1249 S HWY 27 OAKLEY ID 83346
Mailing address City State ZIP
- 208-431-3260 ematt1954@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: May 26, 2020
6. If the water right is leased to the Water Supply Bank changing ownership of a water right will reassign to the new owner any Water Supply Bank leases associated with the water right. Payment of revenue generated from any rental of a leased water right requires a completed IRS Form W-9 for payment to be issued to an owner. A new owner for a water right under lease shall supply a W-9. Water rights with multiple owners must specify a designated lessor, using a completed Lessor Designation form. Beginning in the calendar year following an acknowledged change in water right ownership, compensation for any rental will go to the new owner(s).
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):
 o \$25 per undivided water right.
 o \$100 per split water right.
 o 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 # 45-137

8. Signature: E. Eugene Matthews Title, if applicable: _____ Date: 5-26-2020
 Signature: Heidi F. Matthews Title, if applicable: _____ Date: 5-26-2020
 Signature of new owner/claimant

For IDWR Office Use Only:

Received by: DM Date: 5-29-2020 Receipt No. 5037943 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: _____ Processed by: BW Date: 7/6/20

SCANNED
AUG 05 2020

WARRANTY DEED

20365544

THIS INDENTURE is made this 26th day of May, 2020, between
SHOULDER 3 RANCHES, INC., an Idaho corporation, whose address is P.O. Box 218, Oakley,
Idaho 83346 ("Grantor") and **E. EUGENE MATTHEWS and HEIDI F. MATTHEWS**, husband and
wife, as an estate in community property with right of survivorship, 1249 South Highway 27, Oakley,
Idaho 83346 ("Grantee").

WITNESSETH:

That the Grantor for and in consideration of the sum of Ten Dollars (\$10.00), lawful money of
the United States of America, and other good and valuable consideration, to the Grantor in hand paid
by the Grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold and by
these presents does grant, bargain and sell, convey and confirm unto the Grantee, and to the heirs and
assigns of Grantee forever, in the following described real estate situated in the County of Cassia, State
of Idaho to-wit:

SEE EXHIBIT A ATTACHED HERETO.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto
belonging or in anywise appertaining, the reversion and reversions, remainder and remainders, rents,
issues and profits thereof, and all estate, right, title and interest in and to said property as well in law as
in equity of the Grantor.

TO HAVE AND TO HOLD, all and singular the above-mentioned and described premises,
together with appurtenances unto the Grantee and to the heirs and assigns of Grantee forever.

The Grantor shall and will warrant and by these presents will forever defend the said premises
in the quiet and peaceable possession of the Grantee, and the heirs and assigns of Grantee against all
and every person and persons whomsoever lawfully claiming the same, except as aforesaid.

1
2
3 IN WITNESS WHEREOF, the Grantor has executed this Deed the day and year first above
4 written.

5 SHOULDER 3 RANCHES, INC.

6 BY Tessa Poulsen
7 Tessa Poulsen, President

8 STATE OF IDAHO)
9 County of Cassia) ss

10 On this 26th day of May, in the year 2020, before me, the
11 undersigned, a Notary Public in and for said State, personally appeared **TESSA POULSEN**, known or
12 identified to me to be the President of SHOULDER 3 RANCHES, INC., the corporation 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.

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14
15 ANNETTE ROTH
COMMISSION #9314
16 NOTARY PUBLIC
STATE OF IDAHO

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Annette Roth
Notary Public for Idaho
Residing at Rupert Id
My commission expires on 8-4-2023

FLETCHER LAW
OFFICE
BURLEY, IDAHO

PARCEL 1

TOWNSHIP 14 SOUTH, RANGE 22 EAST OF THE BOISE MERIDIAN,
CASSIA COUNTY, IDAHO

Section 7: Part of the E $\frac{1}{2}$ SE $\frac{1}{4}$, more particularly described as follows:

Beginning at the Southeast Corner of Section 7, said corner marked by a 5/8 inch rebar; Thence North 89°46'18" West along the south line of Section 7 for a distance of 673.64 feet to the POINT OF BEGINNING;

Thence North 89°46'18" West along said section line for a distance of 645.41 feet to a 5/8 inch rebar at the Southwest Corner of the E $\frac{1}{2}$ SE $\frac{1}{4}$;

Thence North 00°13'02" West along the west line of the E $\frac{1}{2}$ SE $\frac{1}{4}$ for a distance of 2535.49 feet to a 1/2 inch rebar;

Thence South 89°49'39" East for a distance of 1063.57 feet to a 1/2 inch rebar;

Thence South 04°55'59" West for a distance of 108.76 feet to a 1/2 inch rebar;

Thence South 20°51'51" West for a distance of 93.71 feet to a 1/2 inch rebar;

Thence South 38°23'34" West for a distance of 315.33 feet to a 1/2 inch rebar;

Thence South 25°02'49" West for a distance of 100.43 feet to a 1/2 inch rebar;

Thence South 13°04'42" East for a distance of 201.66 feet to a 1/2 inch rebar;

Thence South 16°54'18" West for a distance of 301.72 feet to a 1/2 inch rebar;

Thence South 52°22'20" East for a distance of 319.70 feet to a 1/2 inch rebar;

Thence South 84°00'43" West for a distance of 122.60 feet to a 1/2 inch rebar;

Thence South 81°03'18" West for a distance of 216.55 feet to a 1/2 inch rebar;

Thence South 00°00'38" East for a distance of 418.02 feet to a 1/2 inch rebar;

Thence South 00°11'16" West for a distance of 809.57 feet to a 1/2 inch rebar;

Thence South 00°11'16" West for a distance of 46.45 feet to the POINT OF BEGINNING.

SUBJECT TO:

- Taxes, including any assessments collected therewith, for the year 2020 and subsequent years.

- The rights of the Goose Creek Irrigation District, Oakley Canal Company, and Southwest Irrigation District, and any assessments levied thereby, if any.

AND

EXHIBIT A - Page 1 (WARRANTY DEED)

SCANNED

AUG 05 2020

2020-002383

PARCEL 2

TOWNSHIP 14 SOUTH, RANGE 21 EAST OF THE BOISE MERIDIAN,
CASSIA COUNTY, IDAHO

Section 26: SW $\frac{1}{4}$ SW $\frac{1}{4}$

Section 27: SE $\frac{1}{4}$ SE $\frac{1}{4}$

Section 33: E $\frac{1}{2}$ NE $\frac{1}{4}$ SE $\frac{1}{4}$, SW $\frac{1}{4}$ NE $\frac{1}{4}$ SE $\frac{1}{4}$, SE $\frac{1}{4}$ NW $\frac{1}{4}$ SE $\frac{1}{4}$ and E $\frac{1}{4}$ SW $\frac{1}{4}$ SE $\frac{1}{4}$

Section 34: SW $\frac{1}{4}$ NE $\frac{1}{4}$, E $\frac{1}{2}$ SE $\frac{1}{4}$ NW $\frac{1}{4}$, SW $\frac{1}{4}$ SE $\frac{1}{4}$ NW $\frac{1}{4}$, SE $\frac{1}{4}$ SW $\frac{1}{4}$ NW $\frac{1}{4}$, N $\frac{1}{2}$ NW $\frac{1}{4}$ SW $\frac{1}{4}$ and N $\frac{1}{2}$ NE $\frac{1}{4}$

SAVE AND EXCEPT the following described tracts:

Tract No. 1:

Beginning at the quarter section corner common to said Sections 33 and 34; Thence South 00°00' East 50.00 feet to the TRUE POINT OF BEGINNING;

Thence South 89°39' East 347.48 feet;
Thence South 05°45' West 334.48 feet;
Thence South 68°12' West 390.24 feet;
Thence South 55°22' West 625.49 feet;
Thence North 20°26' West 146.32 feet;
Thence North 0°24' East 235.46 feet;
Thence North 48°39' East 118.58 feet;
Thence North 48°30' East 251.20 feet;
Thence North 56°57' East 399.78 feet to the TRUE POINT OF BEGINNING.

Tract No. 2:

Beginning at the Northwest corner of the SW $\frac{1}{4}$ SE $\frac{1}{4}$ NW $\frac{1}{4}$ (also known as C-S-NW 1/64 corner) of said Section 34; Thence South 43°29' East 100.30 feet to the TRUE POINT OF BEGINNING;

Thence North 62°03' East 103.63 feet;
Thence North 89°43' East 352.49 feet;
Thence South 08°43' East 297.35 feet;
Thence South 63°14' West 939.69 feet;
Thence North 29°47' West 108.04 feet;
Thence North 53°41' East 282.55 feet;
Thence North 06°21' West 80.05 feet;
Thence North 16°47' East 132.67 feet;
Thence North 36°25' East 247.66 feet to the TRUE POINT OF BEGINNING.

INCLUDING THE FOLLOWING WATER RIGHTS:

IDWR Water Right No. 45-13448
IDWR Water Right No. 45-137
IDWR Water Right No. 45-138
IDWR Water Right No. 45-10459

SUBJECT TO:

- Taxes, including any assessments collected therewith, for the year 2020 and subsequent years.

- The rights of the Goose Creek Irrigation District, Oakley Canal Company, and Southwest Irrigation District, and any assessments levied thereby, if any.

- Exception and Reservation contained in Deed from Oakley Canal Company a corporation, to Daniel L. Mabey and Vernie Mabey, his wife, dated February 15, 1952, and recorded April 19, 1952, as Instrument 175298 in Book 54 of Deeds, Page 515, records of Cassia County, Idaho, which reads as follows: "Excepting and reserving to the Oakley Canal Company all water, water rights and water privileges appurtenant to the said real estate and any and all ground or subterranean water flowing through or under the surface of the said premises and any and all gas, oil and minerals and mineral rights of every kind or nature whatsoever, together with the right to enter into and upon the said premises, or any part or parcel thereof, to drill for and remove therefrom any ground or subterranean water, gas, oil or minerals that may be found or discovered in or under the surface of the said premises." (Covers additional property not included herein)

- Interest of William J. Spackman, Elmo Woodhouse, (whose wife's name is Louise Woodhouse) and Trafford Woodhouse (whose wife's name is Ruth Woodhouse) in and to that certain artesian well located and being on the N½NE¼ of Section 34, Township 14 South, Range 21 East of the Boise Meridian, and all casing pipe, ditches, flumes, rights of way and easements used in connection therewith or appurtenant thereto, all water now flowing or that may hereafter flow or be procured therefrom, together with a right to enter into and upon the said premises on which the said well is situated for the purpose of cleaning out, repairing, deepening or replacing any pipes or casing, or repairing any ditches, drains, rights of way or other easements used in connection with the said well and with the water flowing therefrom as contained in Warranty Deed from Daniel L. Mabey and Verna Mabey, his wife, to Donald L. Mabey and Barbara J. Mabey, his wife, dated September 18, 1972 and recorded September 19, 1972 as Instrument No. 65243 on Film No. 78, records of Cassia County, Idaho.

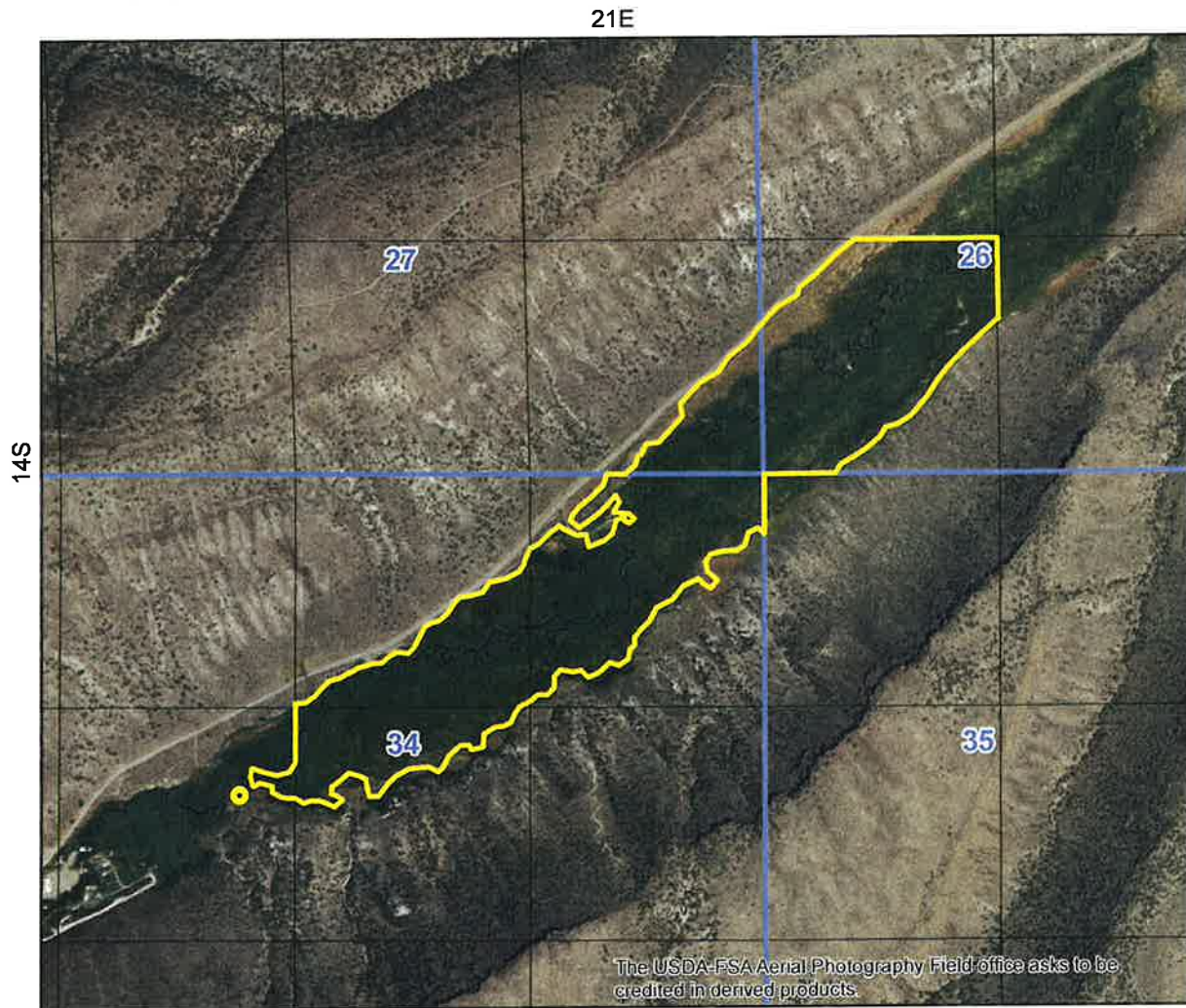
- Easement For Ingress and Egress, to Tracts 1 and 2 excepted under Parcel No. 1, as contained in Warranty Deed from Shoulder 3 Ranches, Inc., an Idaho corporation, to Gary Funderberg and Denise Funderberg, husband and wife, dated October 16, 1984 and recorded January 28, 1985 as Instrument No. 166674 on Film No. 170, records of Cassia County, Idaho, which reads as follows: "TOGETHER WITH an Easement for Ingress and Egress over existing roadways."

State of Idaho
Department of Water Resources

Water Right 45-13488

IRRIGATION

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.



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

0 0.125 0.25 0.5 Miles

SCANNED
AUG 05 2020

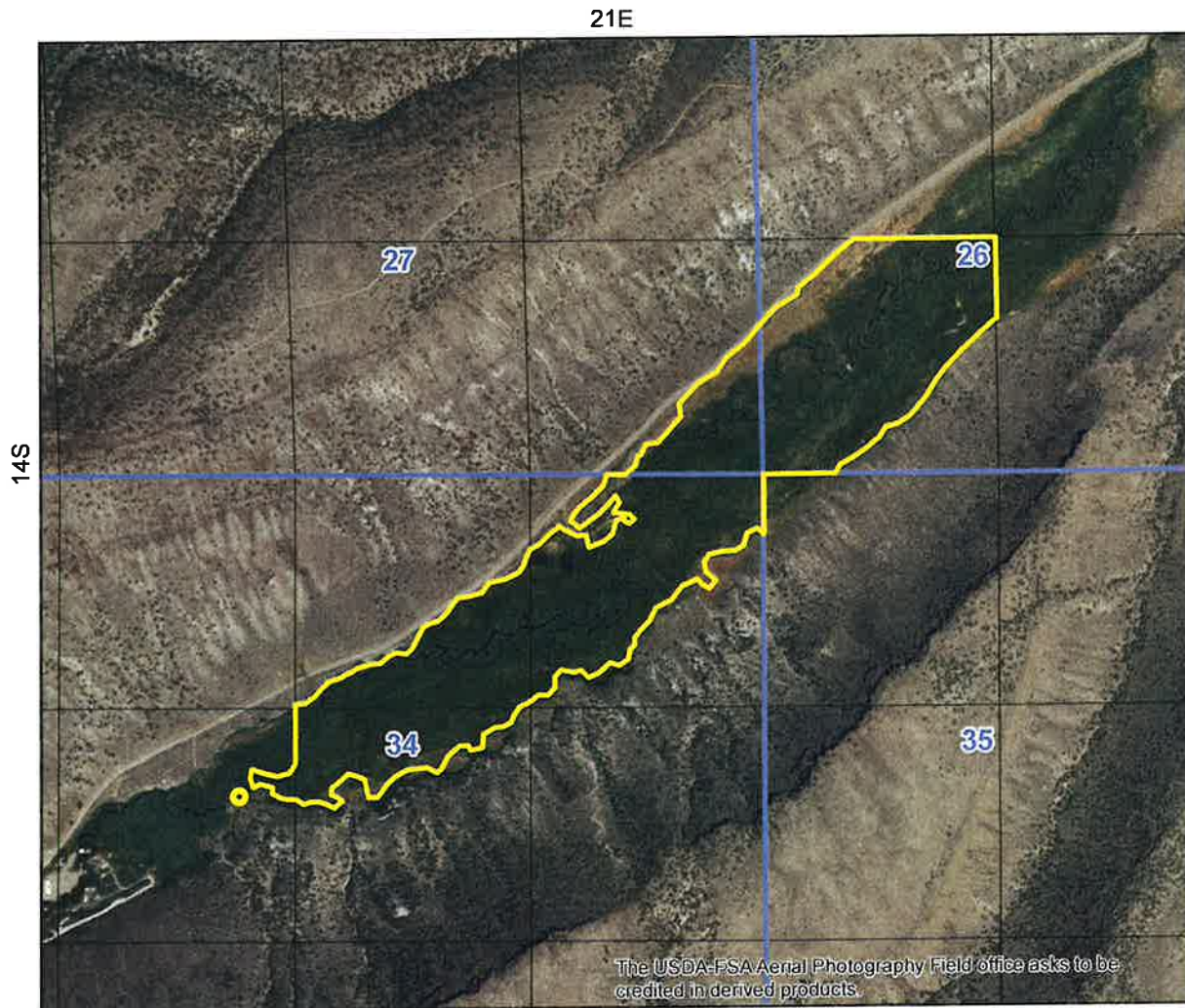


State of Idaho
Department of Water Resources

Water Right 45-137

IRRIGATION

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.



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

0 0.125 0.25 0.5 Miles

SCANNED
AUG 05 2020

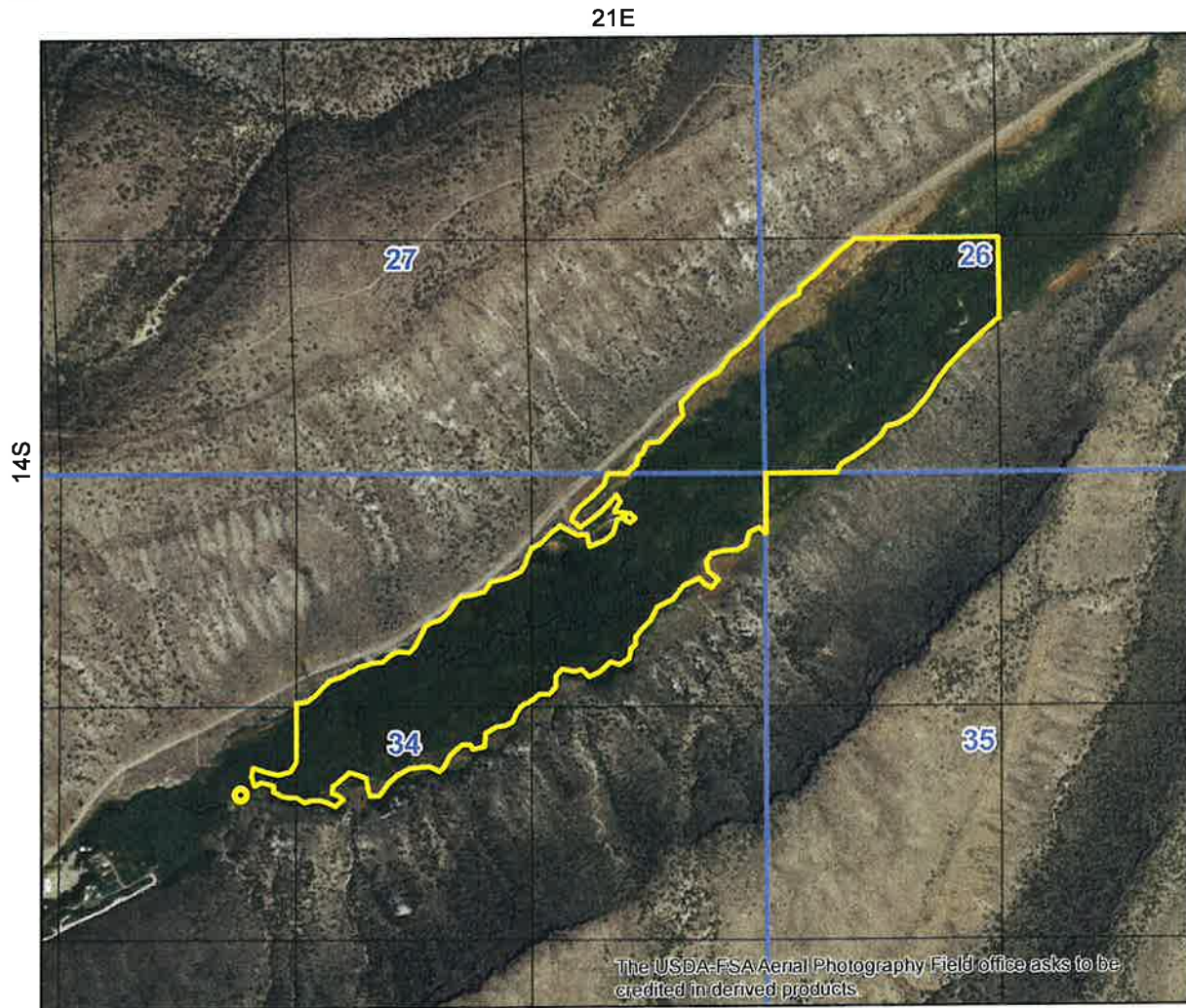


State of Idaho
Department of Water Resources

Water Right 45-138

IRRIGATION

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.



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

0 0.125 0.25 0.5 Miles

SCANNED
AUG 05 2020



State of Idaho
Department of Water Resources

Water Right
45-10459

STOCKWATER

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.



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

0 0.045 0.09 0.18 Miles

SCANNED
AUG 05 2020





State of Idaho

DEPARTMENT OF WATER RESOURCES

Southern Region • 650 ADDISON AVE W STE 500 • TWIN FALLS, ID 83301-5858
Phone: (208)736-3033 • Fax: (208)736-3037 • Website: www.idwr.idaho.gov

Brad Little
Governor

Gary Spackman
Director

July 06, 2020

E EUGENE & HEIDI F MATTHEWS
1249 S HIGHWAY 27
OAKLEY ID 83346-9755

Re: Change in Ownership for Water Right No(s): 45-137, 45-138, 45-10459, and 45-13488

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) 736-3033.

Sincerely,

Benny Walker
Senior Water Resource Agent,

Enclosure(s)

Cc: TITLEONE, BURLEY (FILE #20365544)
WD 45C

SCANNED

AUG 05 2020



211 West 13th Street
Burley, ID 83318
Ph. (208) 881-0087
Fx. (866) 582-7546
www.titleonecorp.com

ID Dept. of Water Resources
650 Addison Ave. West, Suite 500
Twin Falls, ID 83301

RECEIVED
MAY 29 2020
DEPT OF WATER RESOURCES
SOUTHERN REGION

Date: 05/28/2020

Escrow No. 20365544
E. Eugene Matthews/Shoulder 3 Ranches, Inc.

Dear Clerk:

Enclosed with this letter please find the following documents:

1. The original executed Notice of Change in Water Right Ownership.
2. Four (4) water right aerial maps.
3. A copy of the recorded Warranty Deed.
4. TitleOne's check no. 27497 made payable to Idaho Department of Water Resources in the amount of \$100.00 for the filing.

Please make the necessary changes in the records to indicate the new Owner for future water assessments and notices. Please send a receipted copy to this office.

Should you have any questions, or if TitleOne may be of further assistance, please do not hesitate to contact this office.

Very truly yours,
TITLEONE

Nancy Garrett
Administrative Assistant

AR/nrg
Enc.

SCANNED
AUG 05 2020