

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

RECEIVED

JUL 11 2025

NOTICE OF CHANGE IN WATER RIGHT OWNERSHIP

DEPARTMENT OF
WATER RESOURCES

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.

DEV

Water Right/Claim No.	Split?	Leased to Water Supply Bank?	Water Right/Claim No.	Split?	Leased to Water Supply Bank?
✓ 65-12744	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: _____

Name of current water right holder/claimant

3. New Owner(s)/Claimant(s): THOMAS & HILLARY MANNING

New owner(s) as listed on the conveyance document

Name connector ☐ and ☐ or

472 E SHAFFER VIEW
Mailing address

MERIDIAN
City

ID 83642
State Zip

208-921-6641
Telephone

MANNINGTD@LIVE.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: _____

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):
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.

8. Signature: _____

Signature of new owner/claimant

Title, if applicable

Date

Print name

- Signature: _____

Signature of new owner/claimant

Title, if applicable

Date

Print name

For IDWR Office Use Only:

Received by BIM Date 7-11-25Receipt No. C122093Receipt Amt. \$100.00Active 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 DMDate 8-6-25



Escrow No.: 34602544654-KD

WARRANTY DEED

FOR VALUE RECEIVED

GG's Trail, LLC, a California limited liability company,

GRANTOR(S), does(do) hereby GRANT, BARGAIN, SELL AND CONVEY unto:

Thomas D. Manning and Hillary F. Manning, husband and wife

GRANTEE(S), whose current address is: 472 East Shafer View Drive, Meridian, ID, 83642

the following described real property in Boise County, Idaho, more particularly described as follows, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said heirs and assigns forever. And the said Grantor(s) does(do) hereby covenant to and with the said Grantee(s), that Grantor(s) is/are the owner(s) in fee simple of said premises; that said premises are free from all encumbrances EXCEPT those to which this conveyance is expressly made subject and those made, suffered or done by the Grantee(s); and subject to reservations, restrictions, dedications, easements, rights of way and agreements, (if any) of record, and general taxes and assessments, (including Irrigation and utility assessments, if any) for the current year, which are not yet due and payable, and that Grantor(s) will warrant and defend the same from all lawful claims whatsoever.

WARRANTY DEED
(continued)

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

Effective this 2nd day of July, 2025.

GG's Trail, LLC

BY: 

Fredrick A. Wegis, Manager

STATE OF See Attached Notarial Certificate, COUNTY OF _____, -ss.

On this _____ day of June, 2025, before me, the undersigned, a Notary Public in and for said State, personally appeared Fredrick A. Wegis, known or identified to me to be the person whose name is subscribed to the within instrument, as the Manager of GG's Trail, LLC, a California limited liability company and acknowledged to me that he executed the same as such Manager.

Signature: _____

Name: _____

Residing at: _____

My Commission Expires: _____

(SEAL)

EXHIBIT "A"
Legal Description

Lot 1 in Block 2 of the Amended Plat of Block 1 and Lots 1 through 8 in Block 2 of River's Point Subdivision, according to the official plat thereof, recorded April 7, 1981 as Instrument No. 99804 and amended by Affidavit recorded April 13, 1981 as Instrument No. 99876, Official Records of Boise County, Idaho.

CALIFORNIA ACKNOWLEDGMENT

CIVIL CODE § 1189

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

County of San Luis Obispo

On 6.23.2025

Date

before me,

Carla Foglio, Notary Public

Here Insert Name and Title of the Officer

personally appeared Fredrick A. Wegis

Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence 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 in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Place Notary Seal and/or Stamp Above

Signature

Carla Foglio

Signature of Notary Public

OPTIONAL

Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: Warranty Deed

Document Date: _____ Number of Pages: _____

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____

☐ Corporate Officer – Title(s): _____

☐ Partner – ☐ Limited ☐ General

☐ Individual ☐ Attorney in Fact

☐ Trustee ☐ Guardian or Conservator

☐ Other: _____

Signer is Representing: _____

Signer's Name: _____

☐ Corporate Officer – Title(s): _____

☐ Partner – ☐ Limited ☐ General

☐ Individual ☐ Attorney in Fact

☐ Trustee ☐ Guardian or Conservator

☐ Other: _____

Signer is Representing: _____



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

August 07, 2025

THOMAS D MANNING
HILLARY F MANNING
472 E SHAFER VW
MERIDIAN ID 83642-2582

Re: Change in Ownership for Water Right No(s): 65-12744

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.

Effective July 1, 2000, the legislature enacted House Bill No. 545 requiring a filing fee for a change in water right ownership. The fee is \$25 per water right, except for ownership changes resulting in the division of a water right, which is \$100 per water right. All ownership change notices received after June 30, 2000 must include the appropriate filing fees in order to be processed. We have determined that the filing fee for your notice will be \$25. A refund of \$75 has been requested and will be mailed to FIDELITY NATIONAL TITLE COMPANY under separate cover from the Idaho State Controller's Office.

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 208-287-4921.

Sincerely,

Debra Mansfield
Technical Records Specialist 1

Enclosure(s)

IDAHO DEPARTMENT OF WATER RESOURCES
Proof Report

8/6/2025

Water Right 65-12744

<u>Owner Type</u>	<u>Name and Address</u>
Current Owner	THOMAS D MANNING 472 E SHAFER VW MERIDIAN, ID 83642-2582 (208) 921-6641
Current Owner	HILLARY F MANNING 472 E SHAFER VW MERIDIAN, ID 83642-2582 (208) 921-6641
Original Owner	HENRY VAN SLOOTEN HC 76 BOX 1099 BANKS, ID 83602 (208) 462-3597
Original Owner	EDITH VAN SLOOTEN HC 76 BOX 1099 BANKS, ID 83602 (208) 462-3597
Previous Owner	SUSAN DAHLGREN 25946 HWY 89 BURNEY, CA 96013 (530) 335-3330
Previous Owner	CHARLES DAHLGREN 25946 HWY 89 BURNEY, CA 96013 (530) 335-3330

Priority Date: 9/30/1985

Basis: Decreed

Status: Active

Source

SOUTH FORK PAYETTE RIVER

Tributary

PAYETTE RIVER

<u>Beneficial Use</u>	<u>From</u>	<u>To</u>	<u>Diversion Rate</u>	<u>Volume</u>
IRRIGATION	4/01	11/01	0.020 CFS	3.5 AF
FIRE PROTECTION	1/01	12/31	0.040 CFS	
	<u>Total Diversion</u>		0.040 CFS	3.5 AF

IDAHO DEPARTMENT OF WATER RESOURCES
Proof Report

8/6/2025

Source and Point(s) of Diversion:

SOUTH FORK PAYETTE RIVER L4(NWNW) Sec. 21, Twp 09N, Rge 04E, BOISE County

Place Of Use:

IRRIGATION within BOISE County

			NE				NW				SW				SE				Totals
Twp	Rng	Sec	NE	NW	SW	SE	NE	NW	SW	SE	NE	NW	SW	SE	NE	NW	SW	SE	
09N	04E	21						1.0											1.0

POU Total Acres: 1.0

FIRE PROTECTION within BOISE County

			NE				NW				SW				SE				Totals
Twp	Rng	Sec	NE	NW	SW	SE	NE	NW	SW	SE	NE	NW	SW	SE	NE	NW	SW	SE	
09N	04E	21						X											

Conditions of Approval:

1. PROPERTY IS ALSO KNOWN AS LOT 1, BLK 2, RIVER'S POINT SUBDIVISION.
2. C18 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. SECTION 42-1412(6), IDAHO CODE.

Dates and Other Information:

Decreed Date: 11/3/2000
Civil Case Number: 39576
Judicial District: FIFTH
State or Federal: S
Water District Number: 65
Mitigation Plan: False

Combined Use Limits:

N/A

SubCase:

N/A

Water Supply Bank:

N/A

Mansfield, Debra

From: Mansfield, Debra
Sent: Wednesday, August 6, 2025 1:31 PM
To: IdwrPayable
Subject: REFUND: FIDELITY NATIONAL TITLE COMPANY

TO: Sascha Marston, Susan Steed

FROM: Debra Mansfield

DATE: August 6, 2025

RE: Refund: Notice Of Change In Water Right Ownership

THOMAS D MANNING and HILLARY F MANNING submitted a \$100 fee with their Notice Of Change In Water Right Ownership but their water right (65-12744) did not require a split.

Please issue a refund of \$75.00 to:

FIDELITY NATIONAL TITLE COMPANY
1144 S SILVERSTONE WAY
MERIDIAN ID 83642

RECEIPT #

C122093

Thank you,

Debra Mansfield | Technical Records Specialist 1
IDWR – State Office
322 E Front St, Boise ID 83702-7371
(208) 287-4921 | Debra.Mansfield@idwr.idaho.gov