

SEP 10 2025

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCESDEPT. 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. WD 01

Water Right/Claim No.	Split?	Leased to Water Supply Bank?	Water Right/Claim No.	Split?	Leased to Water Supply Bank?
1-36M OK ✓	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: ET Steinke Ranches, Inc.
Name of current water right holder/claimant

3. New Owner(s)/Claimant(s): BYRAM LAND + LIVESTOCK
New owner(s) as listed on the conveyance document

Name connector ☐ and ☐ or126 South State

Mailing address

Highby

City

ID

State

83442

Zip

208-745-7722

Telephone

bruce.j.byram@dealers.leschwab.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: 5-21-2019

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: Bruce J. Byram Owner 9-5-25
 Signature of new owner/claimant Title, if applicable Date
Bruce J. Byram
 Print name

Signature: _____
 Signature of new owner/claimant Title, if applicable Date

 Print name

For IDWR Office Use Only:

Received by M. Retter Date 9-10-25 Receipt No. E051111 Receipt Amt. 25.00
 Active in the Water Supply Bank? Yes ☐ No ☐ If yes, forward to the State Office for processing W-9 received? Yes ☐ No ☐
 Name on W-9 _____ Approved by JB Processed by MP Date 9/11/2025

ATEC Order No. 433335

CORPORATION DEED**For Value Received****E. J. Steinke Ranches, Inc., an Idaho Corporation**

a corporation duly organized and existing under the laws of the State of Idaho, Grantor, does hereby Grant, Bargain, Sell and convey unto

Byram Land & Livestock, LLC, an Idaho Limited Liability Company,

whose current address is: 126 S State St
Rigby, ID 83442

the following described real estate, to-wit:

See attached Exhibit 'A'

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee(s), heirs and assigns forever. And the Grantor does hereby covenant to and with the Grantee(s), that it is the owner 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.

IN WITNESS WHEREOF, the Grantor, pursuant to a resolution of its Board of Directors has caused its corporate name to be hereunto subscribed and its corporate seal to be affixed May 6, 2019.

E. J. Steinke Ranches, Inc.


By: Alan F. Steinke

Its: President

State of Idaho }
 }ss.
County of Jefferson }

On this 21 day of May, in the year 2019, before me, Miriam Mendoza, a Notary Public in and for said state, personally appeared Alan F. Steinke, known to me to be the President of the Corporation, and acknowledged to me that pursuant to a Resolution of the Board of Directors, he/she executed the foregoing in said Corporation name.

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

Notary Public for the State of Idaho
Residing at: Rigby
Commission Expires:

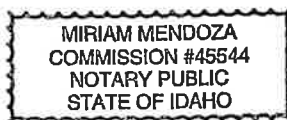


Exhibit 'A'

Parcel 1:

Beginning at a point on the Section line 1038.7 feet West of the Northeast Corner of Section 22, Township 4 North, Range 37 East of the Boise Meridian, Jefferson County, Idaho, and running thence West along the Section line 660 feet; thence South 1320 feet; thence East 660 feet; thence North 1320 feet to the Point of Beginning.

ALSO:

Beginning at the Northwest Corner of Section 23, Township 4 North, Range 37 East of the Boise Meridian, Jefferson County, Idaho, thence East along the Section line 1706 feet to the Highwater line of the Snake River; thence South 6°46' West 896.1 feet; thence South 17°52' West 599.7 feet; thence South 17°54' West (shown of record as South 16°54' West) 528.1 feet; thence South 43°15' West 186.7 feet; thence South 65°43' West 762.7 feet; thence South 62°57' West 499.4 feet; the last six courses being along the Highwater line of the Snake River; thence West along the East and West Quarter line of Section 22, Township 4 North, Range 37 East of the Boise Meridian, 2821 feet; thence North 23°05' West along the East Right-of-Way line of the Union Pacific Railroad 1434.9 feet; thence East 2358.7 feet; thence North 1320 feet; thence East 1038.7 feet along the Section line to the Point of Beginning.

EXCEPTING THEREFROM:

Commencing at a point which is 1539.7 feet, more or less, West along the Section line from the Northeast Corner of Section 22, Township 4 North, Range 37 East of the Boise Meridian, Jefferson County, Idaho, thence South 890 feet, more or less; thence Southwesterly 180 feet, more or less, to a point 347 feet North of the Southeast Corner of the Lester Siler property; thence North 973 feet, more or less, to the Section line; thence East 159 feet to the Place of Beginning.

Parcel 2:

Commencing at a point which is 1698.7 feet West along the Section line and South 973 feet, more or less, from the Northeast Corner of Section 22, Township 4 North, Range 37 East of the Boise Meridian, Jefferson County, Idaho, thence South 347 feet, more or less, to the Southeast Corner of the Lester Siler property; thence West 660 feet to the Southwest Corner of the property described in Lester Siler Deed; thence Northeasterly 745 feet, more or less, to the Point of Beginning.

Parcel 3:

Township 4 North, Range 37 East of the Boise Meridian, Jefferson County, Idaho.
Section 23: Lots 10 & 11

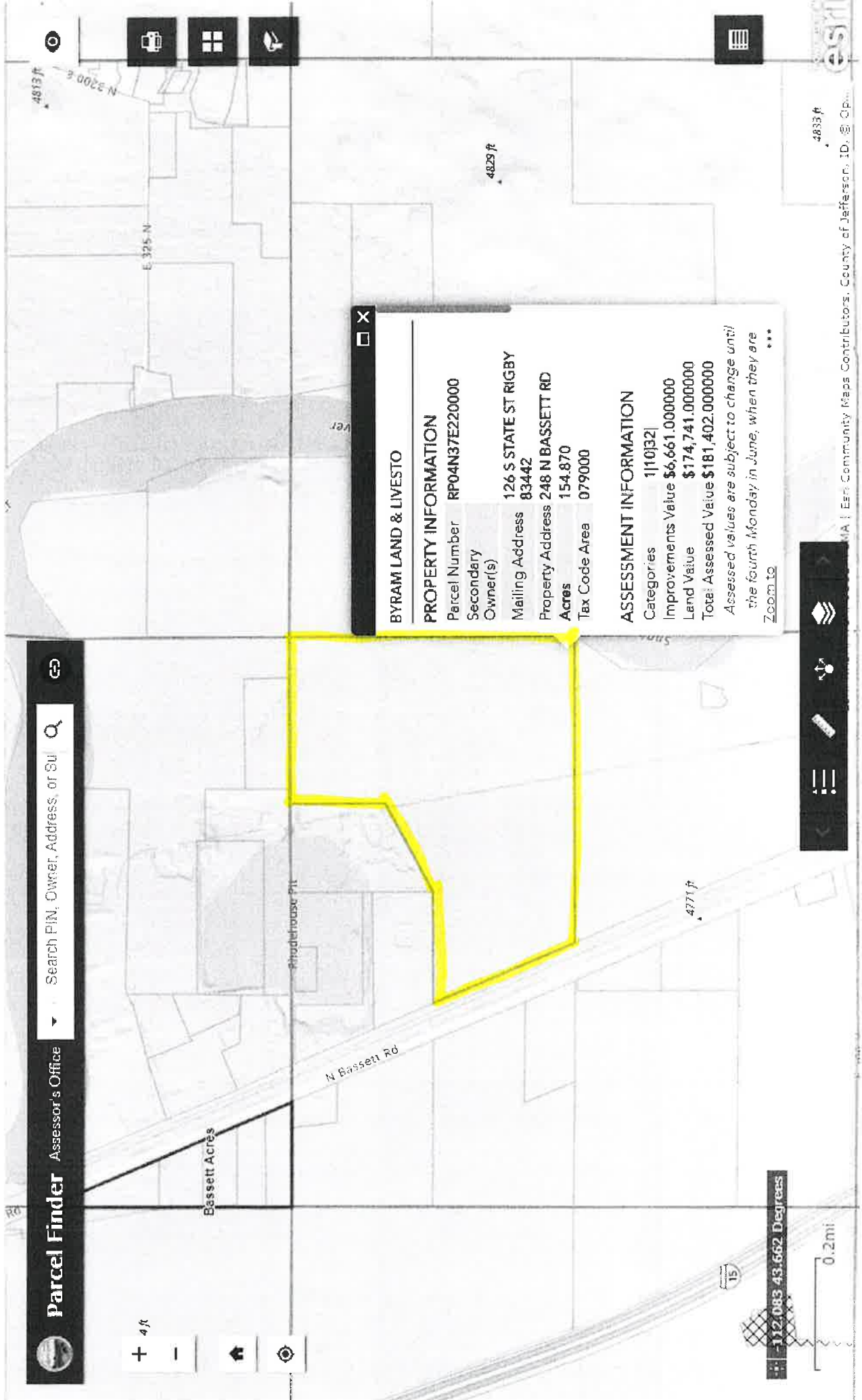
EXCEPTING THEREFROM Parcels 1, 2, & 3: Any house trailer or mobile home standing on the premises.



Parcel Finder Assessor's Office

Search PIN, Owner, Address, or Su

Q



BYRAM LAND & LIVESTO

PROPERTY INFORMATION

Parcel Number **RP04N37E220000**
Secondary Owner(s)
Mailing Address **126 S STATE ST RIGBY 83442**
Property Address **248 N BASSETT RD**
Acres **154.870**
Tax Code Area **079000**

ASSESSMENT INFORMATION

Categories **110J321**
Improvements Value **\$6,661.000000**
Land Value **\$174,741.000000**
Total Assessed Value **\$181,402.000000**
Assessed values are subject to change until the fourth Monday in June, when they are

[Zoom to](#)

-112.083 43.662 Degrees

0.2mi

jeffgis.maps.arcgis.com/apps/webappviewer/index.html?id=e1de1c6048044da2b4e89ec5b841f0db



Parcel Finder Assessor's Office

Search PIN, Owner, Address, or Su

Map navigation controls: zoom in (+), zoom out (-), home, location

BYRAM LAND & LIVESTOCK

PROPERTY INFORMATION

Parcel Number RP04N37E232590

Secondary Owner(s)

Mailing Address 126 S STATE ST RIGBY

Property Address 83442

Acres 75.500

Tax Code Area 041000

ASSESSMENT INFORMATION

Categories 11

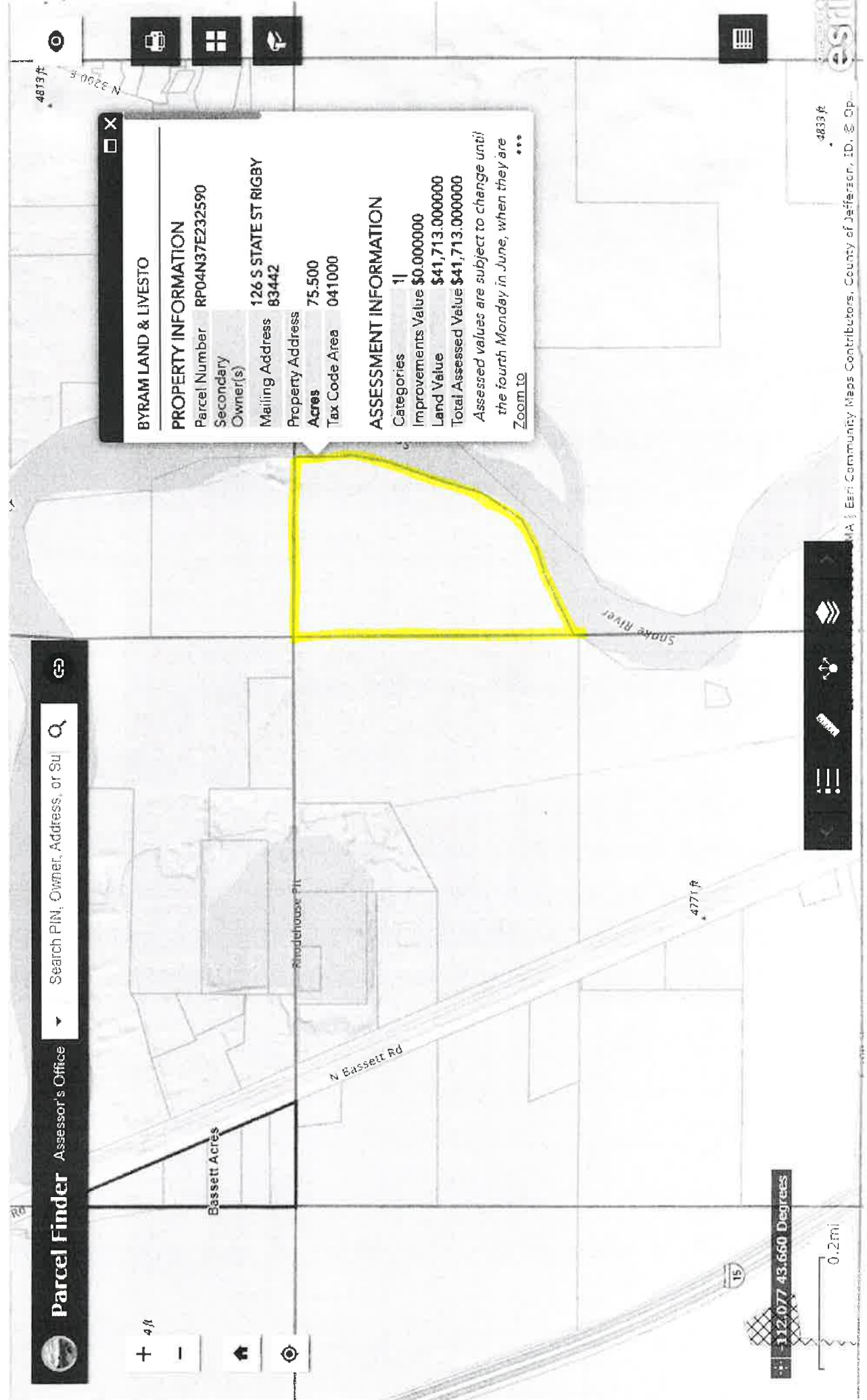
Improvements Value \$0.000000

Land Value \$41,713.000000

Total Assessed Value \$41,713.000000

Assessed values are subject to change until the fourth Monday in June, when they are

Zoom to



112.077 43.660 Degrees

0.2 mi

Map navigation controls: layers, full screen, print, share

IDAHO DEPARTMENT OF WATER RESOURCES

8/29/2025

Proof Report

Water Right 1-36M

Owner Type **Name and Address**
 Current Owner E J STEINKE RANCHES INC
 5561 W 129 N
 IDAHO FALLS, ID 83402-5254

Priority Date: 10/16/1890**Basis:** Decreed**Status:** Active

Source
 SNAKE RIVER

Tributary
 COLUMBIA RIVER

Beneficial Use	From	To	Diversion Rate	Volume
IRRIGATION	04/01	10/31	3.208 CFS	
	Total Diversion		3.208 CFS	

Source and Point(s) of Diversion:

SNAKE RIVER L10(SWNENW) Sec. 23, Twp 04N, Rge 37E, JEFFERSON County

Place of Use:

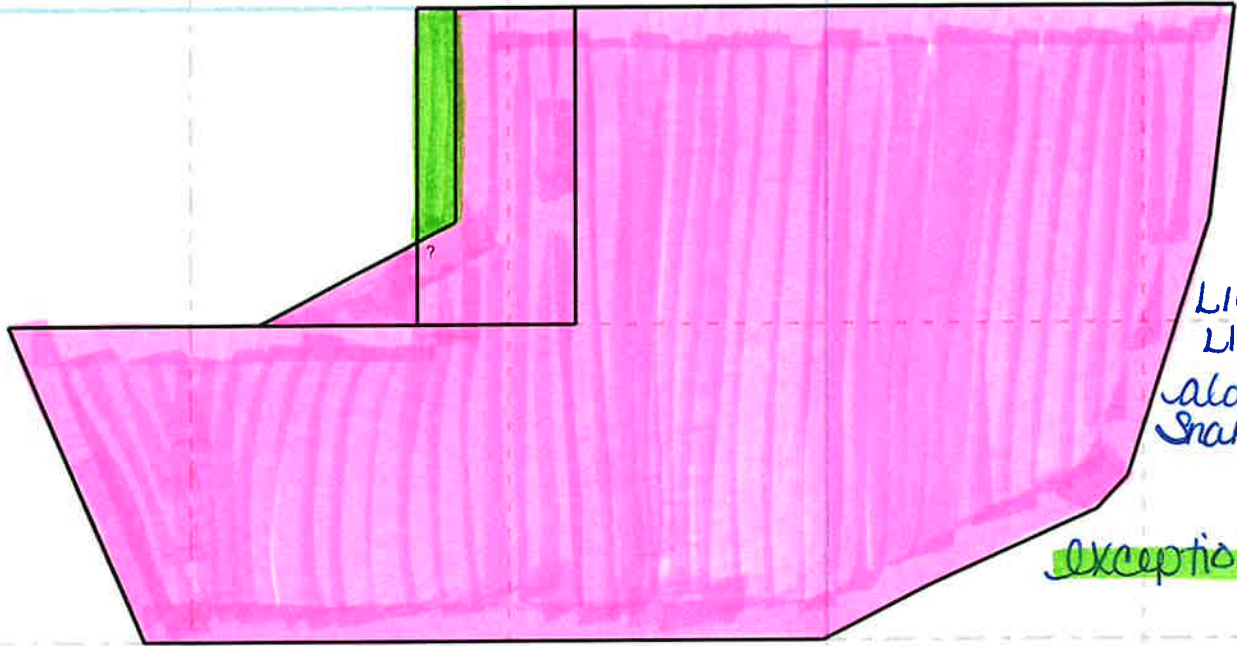
IRRIGATION within JEFFERSON County

			NE				NW				SW				SE				Totals
Twp	Rng	Sec	NE	NW	SW	SE	NE	NW	SW	SE	NE	NW	SW	SE	NE	NW	SW	SE	
04N	37E	22	39.0	11.0	37.0	40.0 L1				13.0									140.0
04N	37E	23					3.7 L7	36.0 L7	13.0 L6	0.2 L11									52.9
04N	37E	23					3.2 L10	2.6 L10	16.0 L11										21.8

POU Total Acres: 214.7

Conditions of Approval:

1. 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.
2. F01 Water is delivered through Steinke-Murdock Pump.



443816 E.J. Steinke Ranches & Inc TO Byram Land & Livestock LLC

9/10/2025

Scale: 1 inch= 800 feet

File:

Tract 1: 20.0000 Acres, Closure: n00.0000e 0.00 ft. (1/999999), Perimeter=3960 ft.

Tract 2: 205.2538 Acres, Closure: s11.4916w 0.09 ft. (1/163782), Perimeter=14152 ft.

Tract 3: 3.4001 Acres (148109 Sq. Feet), Closure: n00.0000e 0.00 ft. (1/999999), Perimeter=2201 ft.

Tract 4: 2.6288 Acres (114510 Sq. Feet), Closure: n00.0000e 0.00 ft. (1/999999), Perimeter=1753 ft.

01 /ne,22,4n,37e

02 /n90w 1038.7

03 n90w 660

04 s00e 1320

05 n90e 660

06 n00e 1320

07 @0

08 /nw,23,4n,37e

09 n90e 1706

10 s6.46w 896.1

11 s17.52w 599.7

12 s17.54w 528.1

13 s43.15w 186.7

14 s65.43w 762.7

15 s62.57w 499.4

16 n90w 2821

17 n23.05w 1434.9

18 n90e 2358.7

19 n00e 1320

20 n90e 1038.7

21 @0

22 /ne,22,4n,37e

23 /n90w 1539.7

24 s00e 890

25 s62.2606w 179.36

26 n00e 973

27 n90e 159

28 @0

29 /ne,22,4n,37e

30 /n90w 1698.7

31 /s00e 973.0

32 s00e 347.00

33 n90w 660

34 n62.1559e 745.66



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

September 11, 2025

BYRAM LAND & LIVESTOCK
126 S STATE ST
RIGBY ID 83442-1447

Re: Change in Ownership for Water Right No(s): 1-36M

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 208-525-7161.

Sincerely,

Misty Pettis
Office Specialist 2

Enclosure(s)