

RECEIVED

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

SEP 18 2025

Notice of Change in Water Right Ownership

IDWR/NORTH Owners 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.

Water Right/Claim No.	Split?	Leased to Water Supply Bank?	Water Right/Claim No.	Split?	Leased to Water Supply Bank?
95-76	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: Condon
Name of current water right holder/claimant

3. New Owner(s)/Claimant(s): John Curtis Skinner
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or ☐ and/or

10751 South Camino del Diablo Yuma AZ 85367
Mailing address City State ZIP
760-455-2812 curtskinner@SBCglobal.net
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: _____

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):
 - ☐ \$25 per *undivided* water right.
 - ☐ \$100 per *split* water right.
 - ☐ No fee is required for pending adjudication claims.
- ☐ If water right(s) are leased to the Water Supply Bank AND there are multiple owners, a Lessor Designation form is required.
- ☐ If water right(s) are leased to the Water Supply Bank, the individual owner or designated lessor must complete, sign and submit an IRS Form W-9.

8. Signature: [Signature] TTE 9-18-2025
Signature of new owner/claimant Title, if applicable Date

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

For IDWR Office Use Only:

Received by NS Date 9.18.25 Receipt No. N045622 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 _____ Processed by NS Date 9.29.25



JENNIFER LOCKE 3 P 3016636000
KOOTENAI COUNTY RECORDER
EDK 9/16/2025 3:32 PM
REQ OF KOOTENAI COUNTY TITLE
COMPANY
RECORDING FEE: \$15.00 DD
Electronically Recorded

Order No. KT-505352 TGW

Space Above This Line for Recorder's Use

WARRANTY DEED

For Value Received,

James Matthew Blaine and Melissa A Blaine, husband and wife, as to an undivided to 9.0833% interest; Anthony Graham Blaine and Katherine Blaine, husband and wife, as to an undivided to 9.0833% interest; Elizabeth Leighton Blaine and Curtis J. Callahan, wife and husband, as to an undivided to 9.0834% interest; Mark Condon, a married man, as to an undivided twenty-seven and one-quarter percent (27.25%) interest; Robert Condon, a married man, as to an undivided twenty-seven and one-quarter percent (27.25%) interest; and Lisa Boge, an unmarried woman, as to an undivided eighteen and one-quarter percent (18.25%) interest,

hereinafter known as the "Grantor(s)" hereby grants, bargains, sells and conveys to

John Curtis Skinner and Karen M. Skinner, Trustees of Skinner Family 1995 Trust, dated January 25, 1995

Address: 10751 S El Camino Del Diablo, Yuma, AZ 85367

hereinafter known as the "Grantee(s)" all the rights, title, interest, and claim in or to the following described premises, situated in Kootenai County, Idaho to-wit:

PROPERTY DESCRIPTION SET FORTH IN EXHIBIT "A", ATTACHED HERE TO AND MADE A PART HEREOF.

Together with a proportionate share of water from Danny Creek under IDWR Water Right No. 95-76 for domestic and irrigation purposes.

TO HAVE AND TO HOLD, the said premises, with their appurtenances unto the said Grantee(s), his/her/their heirs and assigns forever. And the said Grantor(s) does(do) 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 those to which this conveyance is expressly made subject to and those made, suffered or done by the Grantee(s); current taxes, levies, assessments, easements, reservations and rights of way of view and covenants, conditions, restrictions, easements, reservations, dedications, rights of way and agreements of record and that he/she/they will warrant and defend the same from all lawful claims whatsoever.

Dated: September 2, 2025

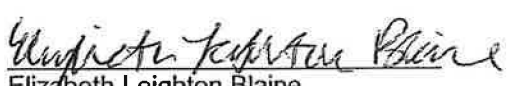
Grantor:


James Matthew Blaine


Melissa A. Blaine


Anthony Graham Blaine

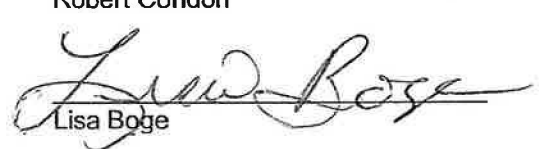

Katherine Blaine


Elizabeth Leighton Blaine


Charles J. Callahan
Curtis

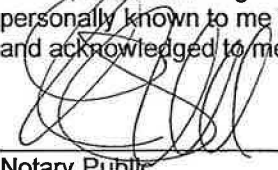

Mark Condon


Robert Condon


Lisa Boge

STATE OF IDAHO
COUNTY OF KOOTENAI

On this 15 day of September, 2025, before me, Twila G. Willcutt a notary public, personally appeared James Matthew Blaine, Melissa A. Blaine, Anthony Graham Blaine, Katherine Blaine, Elizabeth Leighton Blaine, Curtis J. Callahan, Mark Condon, Robert Condon and Lisa Boge, personally known 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

My Commission Expires on 11-28-30

TWILA G WILLCUT
COMM. #13605
NOTARY PUBLIC
STATE OF IDAHO

EXHIBIT "A"
Property Description

That portion of Tract 18, A. E. Powell Tracts, as recorded in Book C of Plats, Page 143, records of Kootenai County, Idaho, situate in the Southwest Quarter of Section 22, Township 51 North, Range 3 West, B.M., Kootenai County, Idaho, described as follows:

Commencing at the northeast corner of said Tract 18 as marked by a 5/8" rebar;

Thence along the northerly line of said Tract North 45°31'55" West, 747.11 feet to a set 5/8" rebar & cap "ATS PLS 8962" and being the True Point-of-Beginning;

Thence, South 39°57'39" West, 200.28 feet to a set 5/8" rebar & cap marked "ATS PLS 8962" on the southerly line of said Tract 18;

Thence along said southerly Tract line, North 46°50'42" West, 260.00 feet more or less to the ordinary highwater line of Hayden Lake;

Thence in general directions northwesterly, northerly then easterly, 488 feet more or less along said ordinary high-water mark to a point that intersects with the northerly line of said Tract 18, said point bears North 52°17'27" East, 316.61 feet from the previous call to the ordinary high-water mark;

Thence leaving said ordinary high-water line, South 45°31'55" East, 265 feet returning to the Point-of-Beginning.

Frub
me
csc

est
R.C.
[Signature]

Jul
MB
LB

505352TGW

JENNIFER LOCKE 8 P 3016632000
KOOTENAI COUNTY RECORDER
EDK 9/16/2025 3:32 PM
REQ OF KOOTENAI COUNTY TITLE
COMPANY

Access and Utility Easement

RECORDING FEE: \$15.00
Electronically Recorded

DE

For good and valuable consideration, **Glencairn Association, Inc.**, an Idaho corporation, and **Theodore Condon** (collectively, the "**Grantors**") do hereby grant, convey, and transfer unto **Theodore Condon and Lisa Boge, Trustees of the Anne Condon Blaine Trust, Mark Condon, Robert Condon, and Lisa Boge, as an individual**, all whose mailing address is 823 East 26th Avenue, Spokane, Washington 99203 (collectively, the "**Grantees**"), and to Grantees' heirs, successors, and assigns forever, a perpetual easement for ingress, egress, and residential utilities over, under, across, and upon that portion of the Grantors' real property legally described in the attached Exhibit A, and depicted on the Access Easement Exhibit attached thereto (the "**Easement Area**"), both of which are attached and incorporated herein.

The easement rights granted herein include, without limitation, Grantees' rights: (i) to construct, reconstruct, improve, maintain, use, replace, abandon, and remove a paved or unpaved roadway within the Easement Area; (ii) to excavate or change the grade of the Easement Area as is reasonable, necessary, and proper for the construction, use, and maintenance of the roadway; (iii) of ingress and egress at all times, both for Grantees and their invitees, including by vehicular, pedestrian, or means of travel; (iv) to install retaining walls, culverts, and other facilities reasonably necessary to facilitate access; and (v) to install and maintain residential utilities within the Easement Area, including electric, water, sewer, telecommunications, and any other type of residential utilities.

The easement rights granted herein are for the benefit of and are appurtenant to the Grantees' real property described as a portion of Tract 18, A. E. Powell Tracts, as described in a Quitclaim Deed recorded on May 5, 2025, as Document No. 3001476000, re-recorded on September 3, 2025, as Document No. 3015033000, and as described in the attached Exhibit B. The easement rights granted herein shall run with the land and are binding upon the Grantors and inure to the benefit of the Grantees, and to their respective lessees, heirs, successors and assigns.

[Signature Pages Follow]

Grantor:

Ryan Brown
Ryan Brown, Chairperson
Glencair Association, Inc.

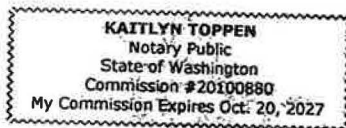
9-9-2025
Date

State of Washington) ss.
County of King)

On this 9th day of September 2025, before me, Kaitlyn Toppen,
Notary Public, personally appeared Ryan Brown, who proved to me on the basis of satisfactory
evidence to be the Chairperson of Glencair Association, Inc., on behalf of which he executed the
within and foregoing instrument, and acknowledged said instrument to be the free and voluntary
act and deed of such corporation, for the uses and purposes therein mentioned, and on oath stated
that he was authorized to execute such instrument.

In witness whereof, I have hereunto set my hand and affixed my official seal the day and
year first above written.

Kaitlyn Toppen
Notary Public
Residing at: Issaquah WA
My commission expires: 10-20-2027



Grantor:

B. Stewart
Benjamin Stewart, Secretary
Glencairn Association, Inc.

9/11/25
Date

State of Washington)
County of Spokane) ss.

On this 11th day of September, 2025, before me, Rhonda Lee Pace, Notary Public, personally appeared Benjamin Stewart, who proved to me on the basis of satisfactory evidence to be the Secretary of Glencairn Association, Inc., on behalf of which he executed the within and foregoing instrument, and acknowledged said instrument to be the free and voluntary act and deed of such corporation, for the uses and purposes therein mentioned, and on oath stated that he was authorized to execute such instrument.

In witness whereof, I have hereunto set my hand and affixed my official seal the day and year first above written.



Rhonda Lee Pace
Notary Public
Residing at: Mead
My commission expires: 09/07/2027

Grantor:


Theodore Condon

9/15/25
Date

State of Washington)
) ss.
County of Spokane)

On this 15th day of September, 2025, before me, Rhonda Lee Pace,
Notary Public, personally appeared Theodore Condon, who proved to me on the basis of
satisfactory evidence to be the person whose name is subscribed to the within instrument, and
acknowledged to me that he 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
Residing at: Mead
My commission expires: 09/07/2027

EXHIBIT A

A 50.00 FEET WIDE STRIP OF LAND WITHIN SECTION 22, TOWNSHIP 51 NORTH, RANGE 03 WEST, BOISIE MERIDIAN, KOOTENAI COUNTY IDAHO, BEING A PORTION OF LOT 9 OF GLENCAIRN, AS RECORDED IN BOOK "C" OF PLATS, PAGE 143, RECORDS OF KOOTENAI COUNTY, IDAHO, AND A PORTION OF THE "ADJUSTED LOT 1", AS PER QUIT CLAIM DEED RECORDED AT INSTRUMENT 3001475000, RECORDS OF KOOTENAI COUNTY, IDAHO, LYING 25.00 FEET ON BOTH SIDES OF THE FOLLOWING DESCRIBED CENTERLINE:

COMMENCING AT THE MOST SOUTHERLY CORNER OF SAID "ADJUSTED LOT 1", FROM WHICH THE MOST WESTERLY CORNER OF SAID "ADJUSTED LOT 1" BEARS N46°12'09"W, A DISTANCE OF 971.89 FEET;

THENCE S59°50'30"W, A DISTANCE OF 233.87 FEET TO A POINT ON THE CENTERLINE OF HAYDEN LAKE ROAD, SAID POINT BEING THE POINT OF BEGINNING OF THIS CENTERLINE DESCRIPTION, AND BEING A POINT OF CUSP ON A NON-TANGENT CURVE, THE CENTER OF WHICH BEARS S74°57'59"E, A DISTANCE OF 140.00 FEET FROM THE POINT OF BEGINNING;

THENCE 67.41 FEET ALONG SAID CURVE TO THE RIGHT, HAVING A RADIUS OF 140.00 FEET, A DELTA OF 27°35'19", A CHORD BEARING OF N28°49'40"E, AND A CHORD LENGTH OF 66.76 FEET TO A POINT OF REVERSE CURVATURE;

THENCE 170.57 FEET ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 125.00 FEET, A DELTA OF 78°11'05", A CHORD BEARING OF N03°31'48"E, AND A CHORD LENGTH OF 157.64 FEET TO A POINT OF TANGENCY;

THENCE N35°33'45"W, A DISTANCE OF 127.02 FEET;

THENCE N31°31'05"W, A DISTANCE OF 59.69 FEET TO A POINT OF CURVATURE;

THENCE 38.78 FEET ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 250.00 FEET, A DELTA OF 08°53'15", A CHORD BEARING OF N35°57'42"W, AND A CHORD LENGTH OF 38.74 FEET TO A POINT OF TANGENCY;

THENCE N40°24'20"W, A DISTANCE OF 148.41 FEET TO A POINT OF CURVATURE;

THENCE 216.34 FEET ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 600.00 FEET, A DELTA OF 20°39'33", A CHORD BEARING OF N50°44'06"W, AND A CHORD LENGTH OF 215.17 FEET TO A POINT OF REVERSE CURVATURE;

THENCE 124.47 FEET ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 150.00 FEET, A DELTA OF 47°32'35", A CHORD BEARING OF N37°17'35"W, AND A CHORD LENGTH OF 120.93 FEET TO A POINT OF REVERSE CURVATURE;

THENCE 34.34 FEET ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 100.00 FEET, A DELTA OF 19°40'28", A CHORD BEARING OF N23°21'32"W, AND A CHORD LENGTH OF 34.17 FEET TO A POINT OF REVERSE CURVATURE;

THENCE 66.44 FEET ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 643.33 FEET, A DELTA OF 05°55'03", A CHORD BEARING OF N30°14'14"W, AND A CHORD LENGTH OF 66.41

FEET TO A POINT ON THE "ADJUSTED PARCEL LINE" AS SHOWN ON THE QUIT CLAIM DEED RECORDED AT INSTRUMENT 3001475000, RECORDS OF KOOTENAI COUNTY, IDAHO, SAID POINT ALSO BEING THE TERMINUS OF THIS CENTERLINE DESCRIPTION;

THE SIDELINES OF SAID STRIP ARE TO BE EXTENDED OT SHORTENED TO BEGIN ON THE NORTH RIGHT-OF-WAY LINE OF HAYDEN LAKE ROAD;

THE SIDELINES OF SAID STRIP ARE TO BE EXTENDED OR SHORTENED TO END ON SAID "ADJUSTED PARCEL LINE".

SITUATE IN THE COUNTY OF KOOTENAI, STATE OF IDAHO.

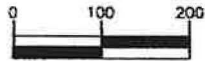
EXHIBIT A CONT.

ACCESS EASEMENT EXHIBIT

A PORTION OF THE ADJUSTED LOT 1 (PER QUIT CLAIM DEED, INST: 3001475000),
AND A PORTION OF LOT 9, GLENCARIN P.U.D. (BOOK G, PAGES 72-72A),
SECTION 22, TOWNSHIP 51 NORTH, RANGE 3 WEST, B.M.,
KOOTENAI COUNTY, IDAHO



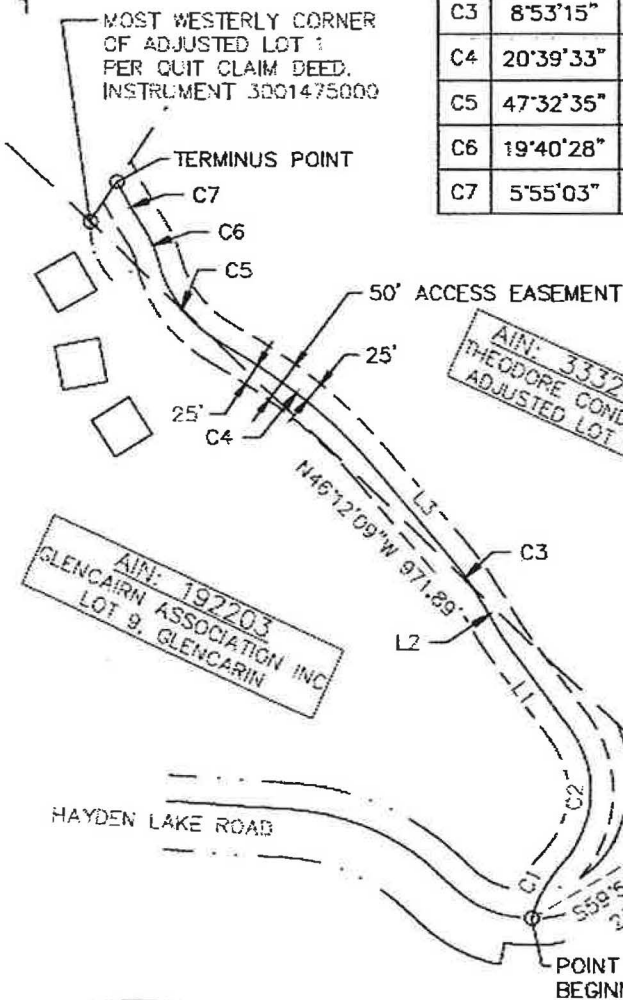
GRAPHIC SCALE



(IN FEET)

1 inch = 200 ft.

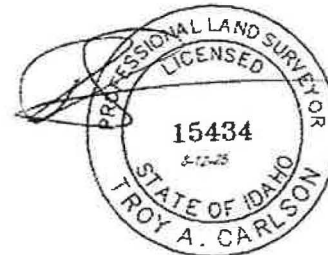
CURVE TABLE				
C#	DELTA	RADIUS	LENGTH	CHORD
C1	27°35'19"	140.00'	67.41'	N28°49'40"E 66.76'
C2	78°11'05"	125.00'	170.57'	N3°31'48"E 157.64'
C3	8°53'15"	250.00'	38.78'	N35°57'42"W 38.74'
C4	20°39'33"	600.00'	216.34'	N50°44'06"W 215.17'
C5	47°32'35"	150.00'	124.47'	N37°17'35"W 120.93'
C6	19°40'28"	100.00'	34.34'	N23°21'32"W 34.17'
C7	5°55'03"	643.33'	66.44'	N30°14'14"W 66.41'



LINE TABLE		
L#	BEARING	DISTANCE
L1	N35°33'45"W	127.02'
L2	N31°31'05"W	59.69'
L3	N40°24'20"W	148.41'

AIN: 192203
GLENCARIN ASSOCIATION INC
LOT 9, GLENCARIN

AIN: 333241
THEODORE CONDOM
ADJUSTED LOT 1



25-218-ESMT-STRIP.dwg 8.5x11A P01

størhåug
civil engineering | planning
landscape architecture | surveying
510 east third avenue | spokane, washington 99202
p 509.242.1000

ACCESS EASEMENT EXHIBIT			
50 FEET STRIP			
S. 22, T. 51N, R. 3W, B.M., KOOTENAI COUNTY, IDAHO			
DRAWN	JRB	DATE	08/11/25
CHECKED	TAC	SCALE	1" = 200'
EXHIBIT		1	
PROJECT		25-218	



IDAHO DEPARTMENT OF
WATER RESOURCES

Northern Region • 7600 N Mineral Drive, Suite 100 • Coeur D'Alene, ID 83815-7763
Phone: 208-762-2800 • Fax: 208-762-2819 • Email: northerninfo@idwr.idaho.gov • Web: idwr.idaho.gov

Governor Brad Little

Director Mathew Weaver

September 29, 2025

SKINNER FAMILY 1995 TRUST
10751 S EL CAMINO DEL DIABLO
YUMA AZ 85367-7408

Re: Change in Ownership for Water Right No(s): 95-76

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 208-762-2813.

Sincerely,

Natalie Steading
Tech Records Specialist 1

Enclosure(s)