

RECEIVED

Form 42-248/42-1409(6) Rev. 6/22

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

OCT 14 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?
34-10381 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: Covey Run LLC
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): Baljit Athwal and Naveet Athwal, husband and wife
New owner(s) as listed on the conveyance document Name connector ☒ and ☐ or
- Mailing address: 2480 N Yellowstone Hwy City: Idaho Falls State: ID Zip: 83401
Telephone: 208-529-1004 Email: pncidaho-falls@gmail.com
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: 10/08/2025
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: Baljit Athwal Title, if applicable: _____ Date: 10/8/2025
Signature of new owner/claimant

Signature: Naveet Athwal Title, if applicable: _____ Date: 10/8/2025
Signature of new owner/claimant

For IDWR Office Use Only:
Received by M. Pettis Date 10-14-25 Receipt No. E051212 Receipt Amt. 25.00
Active in the Water Supply Bank? Yes ☐ No ☐ If yes, forward to the State Office for processing
Name on W-9 _____ Approved by JB Processed by MP Date 10/15/2025
W-9 received? Yes ☐ No ☐

IDAHO DEPARTMENT OF WATER RESOURCES
Proof Report

10/6/2025

Water Right 34-10381

Owner Type

Current Owner
Original Owner
Original Owner
Previous Owner

Name

COVEY RUN LLC
CYNTHIA D MORRISSEY
MICHAEL A MORRISSEY
FRANKLIN UNITED INC

Priority Date: 12/31/1958

Basis: Decreed

Status: Active

Source

GROUND WATER

Tributary

Beneficial Use

COMMERCIAL
DOMESTIC

From

1/01

To

12/31

Diversion Rate

0.020 CFS

Volume

0.9 AF

1/01 12/31

0.020 CFS

Total Diversion

0.040 CFS

0.9 AF

Source and Point(s) of Diversion:

GROUND WATER

SWSWSE

Sec. 36, Twp 04N, Rge 26E, BUTTE County

Place Of Use:

DOMESTIC within BUTTE County

T04N R26E S36

SWSE

COMMERCIAL within BUTTE County

T04N R26E S36

SWSE

Conditions of Approval:

1. N12 THE QUANTITY OF WATER UNDER THIS RIGHT FOR DOMESTIC USE SHALL NOT EXCEED 13,000 GALLONS PER DAY.
2. COMMERCIAL, 1 CONVENIENCE STORE
3. N10 THE QUANTITY OF WATER DECREED FOR THIS WATER RIGHT FOR DOMESTIC USE IS NOT A DETERMINATION OF HISTORICAL BENEFICIAL USE.

Combined Use Limits:

N/A

SubCase:

IDAHO DEPARTMENT OF WATER RESOURCES
Proof Report

10/6/2025

N/A

Water Supply Bank:

N/A

RECORDING REQUESTED BY
Flying S Title and Escrow of Idaho, Inc.

AND WHEN RECORDED MAIL TO:
Flying S Title and Escrow of Idaho, Inc.
1502 Locust Street North, Bldg. 300
Twin Falls, ID 83301

BUTTE COUNTY
Recorded for:
Flying S Title and Escrow - BI
03:08:45 PM 10-08-2025
0000-063129
No. Pages: 2 Fee: \$15.00
SHELLY BLACKNER
County Clerk
Deputy: KG

Space Above This Line for Recorder's Use Only

WARRANTY DEED

File No.: **1205893-TF (TS)**

Date: **October 07, 2025**

For Value Received, **Covey Run, LLC, a Washington limited liability company**, hereinafter called the Grantor, hereby grants, bargains, sells and conveys unto **Baljit Athwal and Naveet Athwal, husband and wife**, hereinafter called the Grantee, whose current address is **2480 North Yellowstone Highway, Idaho Falls, ID 83401**, the following described premises, situated in **Butte County, Idaho**, to-wit:

LOTS 3, 4, 5, 6, 7, 8, 9, 10 AND 11, BLOCK 17, SHERMAN SUBDIVISION, BUTTE COUNTY, IDAHO, AS SHOWN ON THE PLAT RECORDED JUNE 4, 1949, IN BOOK 1 OF PLATS, PAGE 14.

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: 10/07/2025

Warranty Deed
- continued

File No.: 1205893-TF (ts)

Covey Run, LLC, a Washington limited liability
company

By: 

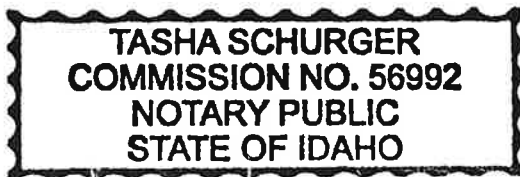
Name: Brandon Christensen
Title: Manager

STATE OF Idaho)
ss.
COUNTY OF Twin Falls)

On this **Seventh day of October, 2025**, before me, a Notary Public in and for said State, personally appeared **Brandon Christensen**, known or identified to me to be the person whose name is subscribed to the within Instrument as one of the Managers/Members of the **Covey Run LLC**, which is known or identified to me to be the entity whose name is subscribed to the within instrument and acknowledged to me that **he** executed the same in said Limited Liability Company's name.



Notary Public of Idaho
Residing at: Twin Falls, Idaho
Commission Expires: 11/01/2028





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

October 15, 2025

BALJIT ATHWAL
NAVEET ATHWAL
2480 N YELLOWSTONE HWY
IDAHO FALLS ID 83401-1623

Re: Change in Ownership for Water Right No(s): 34-10381

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)



FLYING S
TITLE & ESCROW

RECEIVED

OCT 14 2025

1502 Locust Street North, Bldg. 300, Twin Falls, ID 83301
Phone (208)734-2905 | Fax (208)734-2945

DEPT. OF WATER RESOURCES
EASTERN REGION

Idaho Department of Water Resources
900 North Skyline Dr # A
Idaho Falls, ID 83402-1718

October 08, 2025
File No.: 1205893-TF (ts)

Attn: Payment Processing

Re: **Water Share # 34-10381**

Property: **967 W Grand Ave Arco, ID 83213**

Buyer: **Baljit Athwal and Naveet Athwal**

Seller: **Covey Run LLC**

Enclosed is Check # 16951 for payment of Water Share # 34-10381 transfer. Also enclosed is a copy of the recorded Warranty Deed and plat map for your records.

Sincerely,

Charlie Sessions, Assistant for
Tasha Schurger, Escrow Officer

cs/cs

Covey Run LLC/Brandon Christensen / 967 W Grand Ave, Arco ID 83213 / File #1205893

Stewart, Christian <Christian.Stewart@idwr.idaho.gov>
To: Tasha Schurger <tasha.schurger@fste.com>

Mon, Oct 6, 2025 at 4:29 PM

The owner of Record for water right 34-10381 is Covey Run LLC, and the shapefile for the place of use covers lots 3-6, 8-11, and 7 block 17.

Christian Stewart
Senior Water Resource Agent
Idaho Dept of Water Resources
900 N Skyline Dr, Ste A, Idaho Falls, ID 83402
(208) 525-7161 (office)

— Mail
to ID
Falls address



From: Tasha Schurger <tasha.schurger@fste.com>
Sent: Monday, October 6, 2025 4:22 PM
To: Stewart, Christian <Christian.Stewart@idwr.idaho.gov>
Subject: Fwd: Covey Run LLC/Brandon Christensen / 967 W Grand Ave, Arco ID 83213 / File #1205893

CAUTION: This email originated outside the State of Idaho network. Verifv links and attachments BEFORE you click or open, even if you recognize and/or trust the sender. Contact your agency service desk with any concerns.

----- Forwarded message -----

From: Tasha Schurger <tasha.schurger@fste.com>
Date: Mon, Oct 6, 2025 at 2:24 PM
Subject: Covey Run LLC/Brandon Christensen / 967 W Grand Ave, Arco ID 83213 / File #1205893
To: Southern Info <southerninfo@idwr.idaho.gov>

Good morning,

I'm working with Brandon Christensen for Covey Run LLC, on the sale of 967 W Grand Ave, Arco ID 83213. Can you please send me any water right(s) information associated with this property?

Legal Description:

LOTS 3, 4, 5, 6, 7, 8, 9, 10 AND 11, BLOCK 17, SHERMAN SUBDIVISION, BUTTE COUNTY, IDAHO, AS SHOWN ON THE PLAT RECORDED JUNE 4, 1949, IN BOOK 1 OF PLATS, PAGE 14.

Parcel Numbers:

RPA1600017003BA & RPA16000170070A

Thank you,

TASHA SCHURGER

ESCROW OFFICER

📞 +1 208.734.2905

1502 LOCUST ST N BLDG 300 | TWIN FALLS, ID 83301

FSTE.COM



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FSTE.COM

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