

IN THE DISTRICT COURT OF THE FIFTH JUDICIAL DISTRICT OF THE
STATE OF IDAHO, IN AND FOR THE COUNTY OF TWIN FALLS

IN RE THE GENERAL ADJUDICATION
OF RIGHTS TO THE USE OF WATER FROM
THE BEAR RIVER BASIN WATER SYSTEM

CIVIL CASE NUMBER: 79576

Claim ID: 13-7081
Date Received: 10/6/25
Receipt No: P002133
Claim Fee: 63.00 By: mb

RECEIVED

OCT 06 2025

IDWR/Preston

NOTICE OF CLAIM TO A WATER RIGHT
ACQUIRED UNDER STATE LAW

Please type or print clearly

- Name of claimant(s) YANLE D. & Aubriann Bosen Phone (208) 339-0708
Mailing address 1885 W. HOT SPRINGS ROAD PRESTON Zip ID 83263
Street or Box City State
Email address (optional) _____
- Date of priority: (Only one per claim) 7/31/74 (Explain priority date selected in Remarks)
Month/Day/Year (YYYY)
- Source of water supply (Check one) Ground Water () or Other () (a) Unnamed Drain
which is tributary to (b) _____
- a. Location of point of diversion is: Township SW, Range NE, Section 8 TWP 15S R 39E
S8 1/4 of _____ 1/4, Govt. Lot _____, BM, County of Franklin Co.
Parcel no. _____
Additional points of diversion, if any: _____
If available, GPS Coordinates _____
b. If instream flow, beginning point of claimed instream flow is:
Township _____, Range _____, Section _____, _____ 1/4 of _____ 1/4,
Govt. Lot _____, BM, County of _____
Ending point is: Township _____, Range _____, Section _____, _____ 1/4 of _____ 1/4,
Govt. Lot _____, BM, County of _____
- Description of existing diversion works (dams, reservoirs, ditches, wells, pumps, pipelines, headgates, etc.),
including the dates of any changes or enlargements in use, the dimensions of the diversion works as
constructed and as enlarged and the depth of each well.
Pump, sprinkler system, small dam

South 8
1/4

6. Water is claimed for the following purposes:

(dates are inclusive MM-DD) (cfs) (acre-feet)

For Irrigation purposes from 4/15 to 10/15 amount .0250 or 45.5 AF

For _____ purposes from _____ to _____ amount _____ or _____

For _____ purposes from _____ to _____ amount _____ or _____

For _____ purposes from _____ to _____ amount _____ or _____

7. Total quantity claimed (a) 0.250 (cfs) and/or (b) 45.5 (acre-feet)

8. Non-irrigation uses; describe fully (e.g., Domestic: Give number of households served; Stockwater: Type and number of livestock, etc.) Livestock 30 HEAD

9. Description of place of use:

- If water is for irrigation, indicate acreage in each subdivision in the tabulation below.
- If water is used for other purposes, place a symbol of use (example: D for Domestic) in the corresponding place of use below. See instructions for standard symbols.

TWP	RGE	SEC	NE				NW				SW				SE				Totals
			NE	NW	SW	SE	NE	NW	SW	SE	NE	NW	SW	SE	NE	NW	SW	SE	
<u>15S</u>	<u>39E</u>	<u>8</u>					<u>7.3</u>												
<u>15S</u>	<u>39E</u>	<u>8</u>					<u>5.7</u>												<u>13</u>

Parcel no(s). _____ Total number of acres irrigated 13

10. In which county(ies) are lands listed above as place of use located? Franklin County

11. Do you own the property listed above as place of use? Yes (X) No ()
If your answer is No, describe in Remarks below the authority you have to claim this water right.

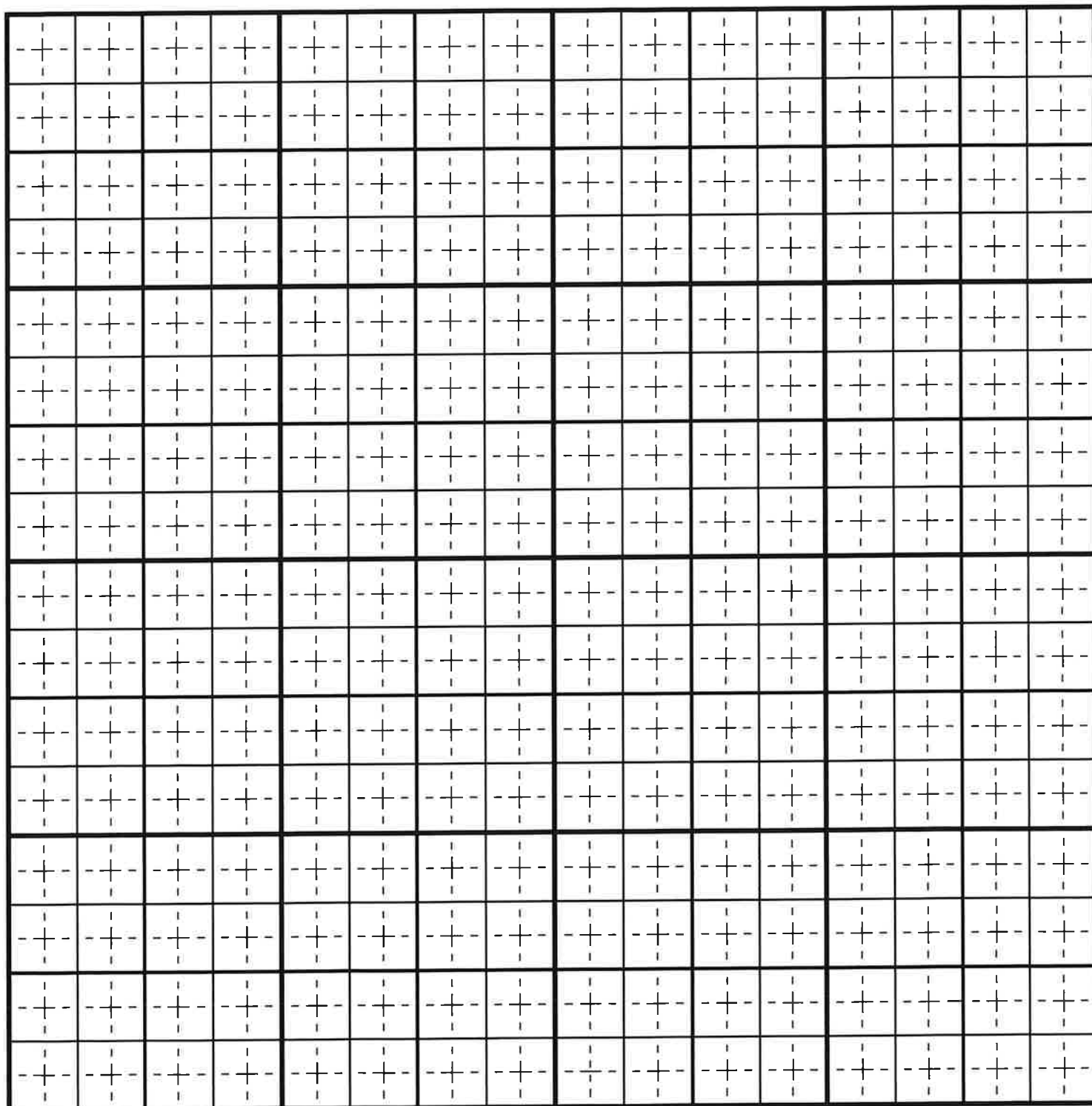
12. Describe any other water rights used at the same place and for the same purposes as described above.
_____ or None (X)

13. Remarks (Include an explanation of the priority date selected):

Name of claimant(s) _____ Claim ID _____

Map of Project: Attach aerial photograph or topographic map showing clearly the point of diversion, place of use, section number, township, and range number, unless unavailable. Otherwise sketch the elements above on the grid below.

Scale: 2 inches equals 1 mile



Name of claimant(s) _____ Claim ID _____

14. Basis of claim (Check one) Beneficial Use ☒ Posted Notice ☒ License () Permit () Decree ()

Court _____ Decree Date _____ Plaintiff v. Defendant _____

If applicable provide IDWR Water Right Number 13-11081

15. **Signature(s)**

(a.) By signing below, I/We acknowledge that I/We have received, read and understand the form entitled "How you will receive notices in the Bear River Basin Water System Adjudication."

(b.) I/We do ☒ do not () wish to receive and pay a small annual fee for monthly copies of the docket sheet.

Number of attachments: _____

For Individuals: I/We do solemnly swear or affirm under penalty of perjury that the statements contained in the foregoing document are true and correct.

Signature of Claimant (s) [Signature] Date: 10-5-25

[Signature] Date: 10-5-25

For Organizations: I do solemnly swear or affirm under penalty of perjury that I am, and that I have signed the foregoing document in the space below as the

_____ of _____
Agent's title (Please print) Name of organization (Please print)

and that the statements contained in the foregoing document are true and correct.

Signature of Authorized Agent _____ Date _____

Printed Name of Authorized Agent _____

16. **Notice of Appearance:**

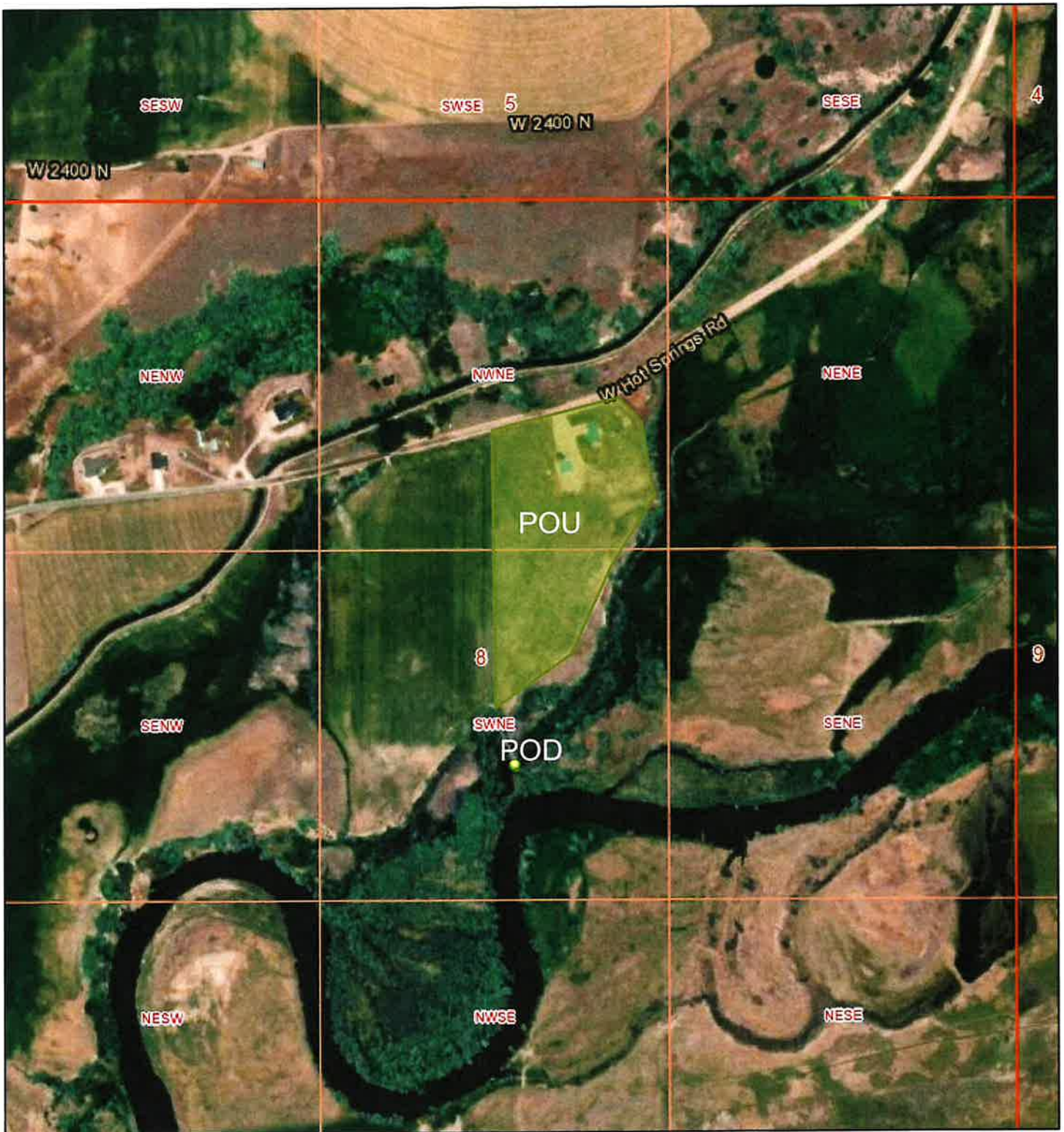
Notice is hereby given that I, (please print) _____, will be acting as attorney at law on behalf of the claimant signing above, and that all notices required by law to be mailed by the director to the claimant signing above should be mailed to me at the address listed below.

Signature _____ Date _____

Address _____

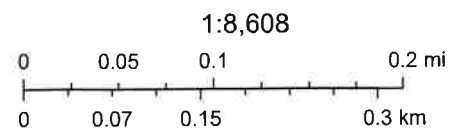
Name of claimant(s) _____ Claim ID _____

ArcGIS Web Map



10/6/2025, 11:50:52 AM

-  Counties
-  Quarter Quarters
-  PLS Sections
-  Townships



Esri, HERE, iPC, Maxar

Recorded at the request of

McKenzie : McKenzie

— a.m. JAN 25 2011 p.m. 2:13

WARRANTY DEEDSHAUNA T. GEDDES, RECORDER
By [Signature] Deputy
FRANKLIN COUNTY, IDAHO**FOR VALUE RECEIVED****KELLY KEITH GRIFFIN, a single man**

the grantor, does hereby grant, bargain, sell and convey unto

YANCE D. BOSEN, a single man,whose current address is: 1885 W. Hot Springs Road
Preston, ID 83263

the grantee, the following described premises, in Franklin County, Idaho, to-wit:

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

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee, its heirs and assigns forever. And the said Grantor does hereby covenant to and with the said Grantee, that he is the owner in fee simple of said premises; that they are free from all encumbrances and that it will warrant and defend the same from all lawful claims whatsoever.

DATED this 20 day of January, 2011.

[Signature]
KELLY KEITH GRIFFIN

STATE OF IDAHO

COUNTY OF FRANKLIN

)
) ss.
)

On this 20th day of January, 2011, before me, a Notary Public in and for said State, personally appeared KELLY KEITH GRIFFIN, known or identified to me to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same.

[Signature]
NOTARY PUBLIC
Residing at: Preston, Idaho
My Commission Expires: 4-09-2013

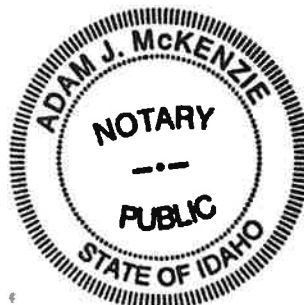


EXHIBIT "A"

A parcel of land located in Section 8, Township 15 South, Range 39 East, Boise Meridian, Franklin County, Idaho and further described as follows:

Beginning at the Northeast corner of said Section 8 from which the East quarter corner of Section 8 bears South 00° 16' 43" East 2641.36 feet;
 Thence South 00° 16' 43" East 809.81 feet along the east line of said Section 8;
 Thence South 89° 42' 56" West 1503.92 feet to a 5/8" rebar with cap labeled, "A.A. Hudson, PLS 4735" set on the southerly right of way line of Hot Springs Road, also being a fence corner, the True Point of Beginning;
 Thence South 44° 59' 19" East 116.03 feet along a fence line to a 5/8" rebar with cap;
 Thence South 36° 02' 50" East 28.36 feet along said fence line to a 5/8" rebar with cap;
 Thence South 10° 52' 45" East 269.12 feet along said fence line to a 5/8" rebar with cap;
 Thence South 63° 56' 35" West 164.06 feet along said fence line to a 5/8" rebar with cap;
 Thence South 11° 06' 46" West 233.43 feet along said fence line to a 5/8" rebar with cap;
 Thence South 25° 05' 40" West 271.56 feet along said fence line to a 5/8" rebar with cap;
 Thence South 47° 55' 58" West 301.53 feet along said fence line to a 5/8" rebar with cap;
 Thence South 65° 52' 46" West 75.94 feet along said fence line to a 5/8" rebar with cap;
 Thence North 1026.34 feet to a 5/8" rebar with cap set on said southerly right of way line of Hot Springs Road;
 Thence North 30.92 feet to the centerline of Hot Springs Road;
 Thence North 76° 01' 19" East 363.31 feet along said centerline to the beginning of a 425.00 foot radius curve concave to the northwest;
 Thence northeasterly along said curve through a central angle of 10° 54' 13" a distance of 80.88 feet (chord = North 70° 34' 12" East 80.76 feet);
 Thence South 44° 59' 19" East 31.81 feet to the True Point of Beginning.
 Containing 10.3 acres of land.

Subject to a right of way for Hot Springs Road located in Section 8, Township 15 South, Range 39 East, Boise Meridian, Franklin County, Idaho and further described as follows:

Beginning at the Northeast corner of said Section 8 from which the East quarter corner of Section 8 bears South 00° 16' 43" East 2641.36 feet;
 Thence South 00° 16' 43" East 809.81 feet along the east line of said Section 8;
 Thence South 89° 42' 56" West 1503.92 feet to a 5/8" rebar with cap labeled, "A.A. Hudson, PLS 4735" set on the southerly right of way line of Hot Springs Road, also being a fence corner, the True Point of Beginning, said point being on a 455.00 foot radius curve concave to the northwest;
 Thence southwesterly along said curve through a central angle of 12° 16' 51" a distance of 97.52 feet (chord = South 69° 52' 53" West 97.34 feet);
 Thence South 76° 01' 19" West 370.77 feet along said right of way line to a 5/8" rebar with cap;
 Thence North 30.92 feet to the centerline of said Hot Springs Road;
 Thence North 76° 01' 19" East 363.31 feet along said centerline to the beginning of a 425.00 foot radius curve concave to the northwest;
 Thence northeasterly along said curve through a central angle of 10° 54' 13" a distance of 80.88 feet (chord = North 70° 34' 12" East 80.76 feet);
 Thence South 44° 59' 19" East 31.81 feet to the True Point of Beginning.
 Containing 0.3 acres of land.

298881

COUNTY: When recorded mail to:
Title Financial Specialty Services
PO Box 339
Blackfoot, ID 83221
24-1254

Recorded at the request of
Title Financial Specialty Service
Time: 4:52 Amount \$ 1500

NOV 18 2024

CAMILLE LARSEN, RECORDER
By C. Carter Deputy
Franklin County, Idaho

YANCE BOSEN
1885 W HOT SPRINGS RD
PRESTON, ID 83263

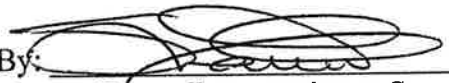
DEED OF RECONVEYANCE

FIRST AMERICAN TITLE COMPANY OF PRESTON, Trustee in the Deed of Trust executed by YANCE D. BOSEN, A SINGLE MAN, recorded JANUARY 25, 2011, as Instrument No. 251074, Mortgage records of FRANKLIN County, Idaho, pursuant to the written request of the Beneficiary, does hereby GRANT and RECONVEY unto the PARTIES ENTITLED THERETO, without warranty, all the estate and interest derived to it by or through said Deed of Trust, in the lands therein described.

The corporate name subscribed hereto is pursuant to a resolution authorizing the execution of this reconveyance duly adopted by its Board of Directors.

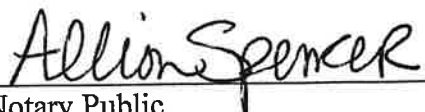
DATED NOVEMBER 13, 2024

FLYING S TITLE AND ESCROW OF IDAHO, INC. FKA FIRST AMERICAN TITLE COMPANY, INC.

By: 
Shauna Romrell, Its Assistant Secretary

STATE OF IDAHO, County of Bingham ss:

On this 13TH day of, NOVEMBER 2024, before me, a Notary Public in and for said State, personally appeared Shauna Romrell, known or identified to me to be the Assistant Secretary of Flying S Title and Escrow of Idaho, Inc. fka First American Title Company, Inc., who executed the instrument on behalf of said Corporation, and acknowledged to me that said Corporation executed the same.


Notary Public
Residing at: Blackfoot, ID

ALLISON SPENCER
NOTARY PUBLIC - STATE OF IDAHO
COMMISSION NUMBER 20232713
MY COMMISSION EXPIRES 6-23-2029

IDAHO DEPARTMENT OF WATER RESOURCES

4/8/2015

Proof Report

Water Right 13-7081

After Split

Owner Type **Name and Address**
 Current Owner KEITH D HODGES
 12416 RED ELM WAY
 RIVERTON, UT 84065-7193

Priority Date: 7/31/1974**Basis:** License**Status:** Parent

Source
 UNNAMED DRAIN

Tributary
 BEAR RIVER

<u>Beneficial Use</u>	<u>From</u>	<u>To</u>	<u>Diversion Rate</u>	<u>Volume</u>
IRRIGATION	04/15	10/15	0.250 CFS	45.5 AF
	<u>Total Diversion</u>		0.250 CFS	45.5 AF

Source and Point(s) of Diversion

UNNAMED DRAIN SWNE Sec. 8, Twp 15S, Rge 39E, FRANKLIN County

Place Of Use**IRRIGATION within FRANKLIN County**

T15S R39E S8	NWNE	7.3
T15S R39E S8	SWNE	5.7
POU Total Acres:		13.0

Conditions of Approval:

1. THIS RT. WHEN COMBINED WITH ALL OTHER RTS. SHALL PROVIDE NO MORE THAN 3.5 AFA/AC FOR THE LANDS ABOVE.
2. 005 Use of water under this right is subject to control by the watermaster of State Water District No. &DISTRICT.

Comments:

1. mciscell 12/6/2012 POD
 PODID 5397 correlated from SpatialDataID 256136 to SpatialDataID 470845
2. j barg 4/8/2015 Change of Ownership
 water right 13-7081 was split into 13-7081 and 13-7937
3. j barg 4/8/2015 POU
 Updated Shape