

SEP 29 2025

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCESDEPT. OF WATER RESOURCES
EASTERN REGION

APPLICATION FOR TRANSFER OF WATER RIGHT

GENERAL INFORMATION AND INSTRUCTIONS

Pursuant to Section 42-222(1), *Idaho Code*, a transfer application may be filed to change the point of diversion, place of use, period of use, or nature of use of all or part of an established water right. Any person proposing to make such a change is required to file a transfer application with the Department. "Such application shall be upon forms furnished by the department and shall describe the [water right] to be changed and the changes which are proposed and shall be accompanied by the statutory filing fee." *Idaho Code* § 42-222(1).

The Department has developed this application form to assist applicants in satisfying the requirements of Section 42-222(1). This application form requests information about the applicant's authority to file (Part 1), information about the current elements of the water right(s) to be changed (Part 2), information about the proposed changes (Part 3), information about the validity of the water right(s) and the effects of the proposed changes (Part 4), and confirmation that the information provided is truthful (Part 5).

The applicant or their representative must provide a response for all applicable questions, any additional information required, and the proper filing fee before this application will be considered complete. If an application is incomplete or more information is required, the Department will notify the applicant or representative and allow time for the application to be completed. An application that remains incomplete will be returned to the applicant and the filing fee will be refunded.

An application for transfer is limited to the changes proposed for a single water distribution system. A proposal to change two or more separate water distribution systems, that will remain separate after the transfer, must be filed as separate applications. Applicants may provide additional pages to supplement their responses to the questions posed on this application form. Supplemental forms for listing additional water rights, points of diversion, or places of use can be found on the Department's website (idwr.idaho.gov). If you need assistance understanding the questions on this form, generating current water right reports, determining legal descriptions, or accessing water measurement records feel free to contact the nearest regional office of the Department.

PART 1 – CONTACT INFORMATION, OWNERSHIP RECORDS, AUTHORITY TO FILE

Name(s) of Applicant(s) CTPC, LLCMailing Address PO Box 256, Island Park Idaho 83429Email* mdwaayers@verizon.net Phone 951-317-3316Name of Representative (if any) Michelle MortimerMailing Address 25 N 2nd East Rexburg Idaho 83440Email* mmortimer@rex-law.com Phone 208-356-3633

*If an email address is provided, Department staff will use email as the primary method for corresponding with the applicant and representative about the application.

A. Representative. If the representative is authorized to sign or amend the application on behalf of the applicant, attach documents confirming that authority. Label documents as Attachment 1A.

B. Current Owner. If the applicant is not the current owner of record for all water rights included in this application, attach documents showing that the applicant has the authority to make the proposed changes. Label documents as Attachment 1B.

C. Updating Ownership Records. Applicants needing to update the ownership records for any of the water rights included in this application must attach documents supporting the ownership change. Such documents must trace ownership of the subject water rights or the current place of use for the subject water rights from the current owner of record for the water rights to the applicant. Label documents as Attachment 1C.

D. Business Entities. If the applicant is a business entity (corporation, LLC, partnership, trust, etc.), is the entity currently registered with the Idaho Secretary of State?

☒ Yes. If this application is signed by someone other than a person listed on the most recent annual report filed with the Idaho Secretary of State, attach documents confirming the authority of the signer to sign on behalf of the business entity. Label documents as Attachment 1D.

☐ No. Attach documents confirming the authority of the signer to sign on behalf of the business entity. Label documents as Attachment 1D.

E. Approval of Irrigation Delivery Entity. Section 42-108, *Idaho Code*, states that a transfer application proposing to change water rights held by an irrigation company or district requires the consent of the irrigation entity. If this application proposes to change water rights held by an irrigation entity, attach a letter of consent from the entity (labeled as Attachment 1E) or have an authorized representative of the entity co-sign the application.

F. Encumbered Properties. If the current place of use for the water rights included in this application is subject to a lien, deed of trust, mortgage, or contract and the application proposes to change the nature of use of the water rights or to move water rights off the current place of use, attach a statement of consent for the change signed by the lien holder, trustee, mortgagor or contract holder. Label documents as Attachment 1F.

G. Legal Access. If the applicant is not the current owner of the proposed point(s) of diversion, conveyance system, or place(s) of use, provide evidence of legal access to the land or infrastructure not owned by the applicant. Label documents as Attachment 1G. For example, an applicant may provide a letter of consent from the owner of the land or conveyance system or may have the owner co-sign the application. For applications proposing to divert water on or convey water across federal land, an applicant is not required to demonstrate legal access to the federal land prior to approval. Instead, if the transfer application is approved, the applicant must obtain access authorization from the relevant federal agency prior to diverting water under the subject water rights.

PART 2 – WATER RIGHTS BEFORE PROPOSED CHANGES

A. Current Water Rights. For each water right proposed to be changed, attach a current water right report obtained from any Department office or from the Department's website (idwr.idaho.gov). Label water right reports as Attachment 2A.

B. Map of Current System. Attach a map of the current point(s) of diversion and place(s) of use for the water rights to be changed. The map should clearly depict the elements of the water rights to be changed. For example, if the application proposes to change the point of diversion for a water right, the map should display the current location of the point of diversion. For irrigation water rights, the map should also identify the location of the irrigated acres to be changed. Label map as Attachment 2B.

C. Current Location of Irrigated Acres. If this application proposes to change the place of use or nature of use for only a portion of an irrigation water right, use the following table to identify the current location of the irrigated acres to be changed. If additional pages are required, label additional pages as Attachment 2C. If this application proposes to change or rearrange the entire place of use for irrigation water right(s), skip to Part 3.

☒ **N/A.** This application does not propose to change the place of use or nature or use of an irrigation water right or this application proposes to change the place of use or nature of use for an entire irrigation right.

Current Location of Irrigated Acres to be Changed

Twp	Rge	Sec	NE ¼				NW ¼				SW ¼				SE ¼				Acre Totals
			NE	NW	SW	SE	NE	NW	SW	SE	NE	NW	SW	SE	NE	NW	SW	SE	

Total Irrigated Acres to be Changed: _____

PART 3 – DESCRIPTION OF PROPOSED CHANGES

A. Purpose of Transfer. Section 42-222(1), *Idaho Code*, states that transfer applications may only be filed to change the point of diversion, place of use, period of use, or nature of use of an established water right. Section 42-248(3), *Idaho Code*, authorizes water right ownership changes to be described on a transfer application. Identify the changes proposed in this application:

- ☒ Change point(s) of diversion
- ☐ Add point(s) of diversion
- ☐ Change nature of use
- ☒ Change place of use
- ☐ Change period of use
- ☐ Update water right ownership records

B. Proposed Changes. Describe the proposed changes in narrative form:
This transfer application proposes to correct the currently described POU and POD for WR 21-7293 to match the actual POU and POD locations on Bills Island IP lots 161 and 162 in the NWNE Quarter of T13N R42E Section 25. Currently, the described POU is in the SWNE QQ and the POD is in Range 43E Section 25 SWNE QQ on the water right report. The original owners of the water right are Dirk and Margaret Waayers, the owners of lot 161. Their interest was transferred to their heirs who have put their interest into CTPC LLC. A notice of water right ownership change with a split of the water right for lot 162 will be filed after this transfer is finalized and the POU and POD are corrected.

C. Summary of Proposed Changes.

1. Water Rights. Use the following table to list all water rights, or portions thereof, that are proposed to be changed as they would appear after the proposed changes. In the Amount column, list the volume in acre-feet (af) for storage uses or the rate in cubic feet per second (cfs) for all other uses.

All or Part		Right Number	Amount (cfs/af)	Nature of Use	Period of Use		Source
☒	☐	21-7293	0.06	Domestic	1/01	to 12/31	Groundwater
☐	☐					to	
☐	☐					to	
☐	☐					to	
☐	☐					to	
☐	☐					to	
☐	☐					to	
☐	☐					to	
☐	☐					to	
☐	☐					to	
☐	☐					to	

2. Total Amounts. Calculate the total quantity, in cfs or af, of water rights that are proposed to be changed through this application. For an application proposing to only change the place of use for irrigation rights, the total quantity of water is calculated by comparing the current place of use to the proposed place of use, summing the number of acres increased in each legal subdivision, and quantifying the proportional amount of diversion rate for the increased acres. For an application proposing to change or add points of diversion for irrigation or any other beneficial use, the total amount is the total diversion rate for the changed portion of the right.

Total Amount of Water Rights Proposed to be Changed: 0.06 cfs and/or _____ af.

3. Point(s) of Diversion. Use the following table to list all the proposed points of diversion for the water rights to be changed, including any current points of diversion that will continue to be used as part of the proposed water distribution system.

The legal description for the proposed point(s) of diversion must be to the nearest 40-acre subdivision (QQ) or U.S. Government Lot of the Public Land Survey System (PLSS). PLSS information is typically available from USGS topo maps, property deeds, tax bills or various mapping tools on the Department's website.

For points of diversion within platted subdivisions, list the lot and block number in the "Diversion Name/Number" column. An application proposing an injection into a stream and a re-diversion from that stream must list the source for the original diversion as the source for the injection and re-diversion points. If this application proposes construction of a new diversion structure (for example, a new ground water well or a new pump station on a creek), please indicate the status in the appropriate column.

☐ N/A. This application does not propose to add or change any points of diversion.

Proposed Points of Diversion

New?	Twp	Rge	Sec	Lot	1/4	1/4	1/4	County	Source	Diversion Name/Number
No	13N	42E	25		NW	NE		Fremont	Groundwater	

4. Place of Use. The proposed place of use must be described to the nearest 40-acre subdivision (QQ) or U.S. Government Lot of the Public Land Survey System. Government lot numbers can be noted in parenthesis below the approximate quarter-quarter location of the government lot. For water rights held by irrigation districts, municipal providers or irrigation companies, the proposed place of use may be generally described as authorized by Sections 42-202B, 42-219 and 42-222B, *Idaho Code*.

☐ N/A. This application does not propose to change the place of use.

Proposed Place of Use

Twp	Rge	Sec	NE ¼				NW ¼				SW ¼				SE ¼				Acre Totals
			NE	NW	SW	SE	NE	NW	SW	SE	NE	NW	SW	SE	NE	NW	SW	SE	
13N	42E	25		D															

Total Irrigated Acres: _____

5. Map of Proposed System. Attach a map showing the location of the points of diversion, reservoirs, dams, canals, ditches, pipelines and other works proposed to divert and convey water. Also show the location of the place of use, including any lands to be irrigated. The map should delineate the legal subdivisions including townships, ranges, sections, quarter-quarters and government lots. Label map as Attachment 3C.

PART 4 – ADDITIONAL INFORMATION

Section 42-222(1), *Idaho Code*, establishes the criteria used to evaluate transfer applications. An applicant bears the burden of demonstrating that the water right to be changed is a valid right, that the proposed use is a beneficial use, and that the proposed changes will not injure other water rights, will not enlarge the use of the original rights, are in the local public interest, and are consistent with the conservation of water resources within the state of Idaho. To satisfy this burden, an applicant must provide sufficient data and information for the

Department to evaluate the effects of the proposed change. The Department may deny an application if the applicant fails to provide sufficient data and information to determine whether the criteria from Section 42-222(1) are satisfied. In addition to the information requested in Parts 1-3 of this application, the following information must be provided for an application to be considered complete. Department staff may request additional information or clarification as the application is processed.

A. Validity of Water Rights

1. If one or more of the water rights proposed to be changed is a statutory claim, established pursuant to Section 42-248, *Idaho Code*, attach evidence supporting the priority date claimed. Label documents as Attachment 4A-1. For statutory claims, the Department may conduct a field inspection as part of the application review process to evaluate the water right elements listed on the statutory claim.

2. Has any portion of the water right(s) proposed to be changed undergone a period of five or more consecutive years of non-use?

☐ Yes. Attach a statement describing the portion of the right(s) that were not used and the length of time of the non-use. In addition, identify any exception or defense to forfeiture and provide a detailed description as to why the water rights have not been lost and forfeited for non-use. Label documents as Attachment 4A-2. Statutory exceptions or defenses to forfeiture are set forth in Section 42-223, *Idaho Code*.

☒ No.

B. Injury to Other Water Rights

1. Identify any other water right(s) diverted at the current point(s) of diversion.

None

2. Identify any other water right(s) diverted at the proposed point(s) of diversion.

None

3. Is the proposed point of diversion within a state water district? ☒ Yes. Water District # 01. ☐ No.

4. If already constructed and in use, are the proposed points of diversion equipped with Department-approved measuring devices? ☐ Yes. ☒ No.

5. If this application proposes to divert a surface water right from a ground water well, attach a technical analysis evaluating the hydraulic connection between the proposed ground water point of diversion and the source of water listed on the right to be changed. Label technical analysis as Attachment 4B-5.

6. If this application proposes changing the point of diversion for a ground water right in the Eastern Snake Plain Aquifer (ESPA), attach a technical analysis of the anticipated depletions to reaches of the Snake River that are hydraulically connected to the ESPA using the Department's current ground water model for the ESPA. The technical analysis must evaluate depletion impacts in a time-series format at transient and steady state time steps. To assist applicants in preparing the required technical analysis, the Department has developed a transfer tool interface for the ESPA model. The transfer tool and user instructions can be downloaded from the Department's website (idwr.idaho.gov). If the proposed and current points of diversion are in the same or adjacent model cells, no technical analysis is required, unless specifically requested by the Department. Label technical analysis as Attachment 4B-6.

C. Enlargement in Use

1. Identify any other water rights used at the current place of use, including the number of shares in a canal company or acres assessed by an irrigation district.

None

2. Identify any other water rights used at the proposed place of use, including the number of shares in a canal company or acres assessed by an irrigation district.

None

3. If this application proposes changing the place of use or nature of use for irrigation water rights, will the current place of use, for the portion of the right to be changed, continue to be irrigated?

☐ Yes. Identify the water right(s) to be used for the continued irrigation.

☐ No. The place of use for the portion to be changed will no longer be irrigated.

☒ N/A. The application does not propose to change the place of use for irrigation rights.

4. Unstacking Water Rights for Irrigation. If this application proposes to change the place of use for an irrigation water right that is combined with other irrigation rights at the current place of use but does not propose to change the place of use for all the stacked irrigation rights, attach evidence of the historical consumptive use occurring under all water rights at the current place of use. For irrigation rights, this should include at least five years of diversion data and/or crop data and estimates of evapotranspiration. Label the information as Attachment 4C-4. Evapotranspiration data may be available on the Department's website (<http://et-idwr.idaho.gov>)

5. If the application proposes to change the nature of use for a water right, attach evidence of the historical consumptive use occurring under the portion of the water right to be changed. For irrigation rights, this should include diversion data, crop data and estimates of evapotranspiration. Label the information as Attachment 4C-5. Evapotranspiration data may be available on the Department's website (<http://et-idwr.idaho.gov>)

6. If the application proposes to change the nature of use of a water right to municipal use for reasonably anticipated future needs, complete the form titled "Municipal Water Right Application Checklist" found on the Department's website (idwr.idaho.gov). Label the form as Attachment 4C-6.

7. To your knowledge, are any portions of the water rights proposed to be changed:

Yes

No

☐
☒

currently leased to the Water Supply Bank?

If yes, complete the form titled "Application for Transfer of Water Right Attachment WSB" found on the Department's website (idwr.idaho.gov).

Label the Form as Attachment 4C-7.

☐
☒

currently used in a mitigation plan limiting the use of water under the right?

☐
☒

subject to an agreement not to divert (CREP)?

☐
☒

currently enrolled in a federal set-aside program (CRP)?

RECEIVED

OCT 15 2025

D. Local Public Interest

The department must consider whether the proposed changes are in the local public interest as defined in Section 42-202B(3), *Idaho Code*. Some of the local public interest factors that may be considered in conjunction with a transfer application are (1) Recreation, fish, and wildlife impacts, (2) Water quality or contamination concerns, (3) Local and state ordinances, regulations, or policies related to water use, (4) Goals, requirements and limits set forth in the State Water Plan. If you choose to provide information about local public interest factors, label the information as Attachment 4D.

AMENDED

E. Conservation of Water Resources

Describe the diversion works and water delivery system. This may include sizes and dimensions of pumps, pipelines, headgates, ditches, dams, impoundments and irrigation equipment.

Well and pump

PART 5 – FILING FEE AND SIGNATURE

A. Filing Fee. Filing fees for transfer applications are set forth in Section 42-221.O, *Idaho Code*. A table summarizing the filing fees for transfer applications is also found on the Department's website (idwr.idaho.gov). Any application proposing to change the nature of use for one or more rights requires an additional filing fee of \$250. Applications proposing to update the ownership records for water rights must also include the appropriate filing fee to update the ownership records. For any application relying on the filing fee set forth in Section 42-221.O.8, *Idaho Code*, attach a statement describing how the application qualifies under Section 42-221.O.8. Label documents as Attachment 5A.

B. Affidavit of Applicant or Representative:

I hereby assert that no one will be injured by the proposed changes and that the proposed changes do not constitute an enlargement in use of the original right(s). The information contained in this application is true to the best of my knowledge. I understand that any willful misrepresentations made in this application may result in rejection of the application or cancellation of an approval.

<u>Dirk Phillip Waayers</u>	<u>Dirk Phillip Waayers</u>	<u>9/22/25</u>
Signature of Applicant or Representative*	Print Name and Title, if applicable	Date
<u>Michael Wiley</u>	<u>Michael Wiley</u>	<u>10/9/25</u>
Signature of Applicant or Representative*	Print Name and Title, if applicable	Date

*If water rights included in this application are owned by multiple people or entities, each owner must sign the application form.

FOR DEPARTMENT USE ONLY

Fee Paid: \$ <u>5000</u>	Receipt #: <u>E051188</u>	Date: <u>9/29/25</u>	Received by: _____
Add'l Paid: \$ _____	Receipt #: _____	Date: _____	Received by: _____

D. Local Public Interest

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E. Conservation of Water Resources

Describe the diversion works and water delivery system. This may include sizes and dimensions of pumps, pipelines, headgates, ditches, dams, impoundments and irrigation equipment.

Well and pump

SUPERCEDED

PART 5 – FILING FEE AND SIGNATURE

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I hereby assert that no one will be injured by the proposed changes and that the proposed changes do not constitute an enlargement in use of the original right(s). The information contained in this application is true to the best of my knowledge. I understand that any willful misrepresentations made in this application may result in rejection of the application or cancellation of an approval.

<u>Dirk Phillip Waayers</u>	<u>Dirk Phillip Waayers</u>	<u>9/22/25</u>
Signature of Applicant or Representative*	Print Name and Title, if applicable	Date
<u>Merrill I Waayers</u>	<u>Merrill I Waayers</u>	<u>9/22/25</u>
Signature of Applicant or Representative*	Print Name and Title, if applicable	Date

*If water rights included in this application are owned by multiple people or entities, each owner must sign the application form.

FOR DEPARTMENT USE ONLY

Fee Paid: \$ <u>50.00</u>	Receipt #: <u>E051188</u>	Date: <u>9/29/25</u>	Received by: <u>CH</u>
Add'l Paid: \$ _____	Receipt #: _____	Date: _____	Received by: _____

RECORDING REQUESTED BY

MR. & MRS. DIRK WAAYERS

AND WHEN RECORDED MAIL TO

Name MR. & MRS. DIRK WAAYERS
 Street Address 621-102 Wakefield Ct.
 City & State Long Beach, CA 90803

City & State

MAIL TAX STATEMENTS TO

Name SAME AS ABOVE
 Street Address
 City & State

Microfilm No. 413693

29 Day JUL 1990

At 10:11 U.S.A.M.

MICROFILMED
FREMONT CO. RECORDER

Fee \$3 Deputy

Recorded At Request of

Dino Vlachos

SPACE ABOVE THIS LINE FOR RECORDER'S USE

CAT. NO. RW00580
TO 1977 CA (7-83)

Individual Quitclaim Deed

THIS FORM FURNISHED BY TICOR TITLE INSURERS

The undersigned grantor(s) declare(s):

Documentary transfer tax is \$

- () computed on full value of property conveyed, or
 () computed on full value less value of liens and encumbrances remaining at time of sale.
 () Unincorporated area: () City of _____, and

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
 DIRK WAAYERS and MARGARET L. WAAYERS

hereby REMISES, RELEASES AND QUITCLAIMS to DIRK WAAYERS and MARGARET L. WAAYERS
 as co-trustees, or any successor trustee of the WAAYERS FAMILY TRUST DATED
 June 6, 1990

the following described real property in the
 County of Fremont

State of ~~California~~ Idaho

Lot 161 of L.P. Billis Island Homesites, Plat No. 1, according
 to the recorded plat thereof in the Office of the County Recorder
 of Fremont County, Idaho.

Dated: June 6, 1990

Dirk Waayers
 DIRK WAAYERS

STATE OF CALIFORNIA

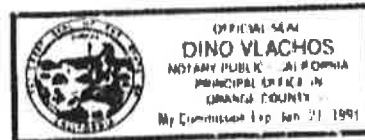
COUNTY OF Orange

On June 6, 1990

before me, the undersigned, a Notary Public in and for said State,
 personally appeared DIRK WAAYERS and
 MARGARET L. WAAYERS

personally known to me or proved to me on the basis of satis-
 factory evidence to be the person whose name are
 subscribed to the within instrument and acknowledged that
they executed the same
 WITNESS my hand and official seal

Signature



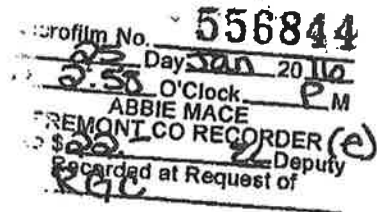
Title Under No.

Volume or Page No.

MAIL TAX STATEMENTS AS DIRECTED ABOVE

90116

WHEN RECORDED
RETURN TO:
RGC Tax & Estate Solutions, PLLC
702 W. Idaho Street, Suite 1100
Boise, Idaho 83702



TRUSTEE'S DEED

THIS TRUSTEE'S DEED is made and executed by Dirk Phillip Waayers, as the duly acting successor trustee of the Waayers Family Trust, dated June 06, 1990, hereinafter referred to as the "Grantor," to Dirk Phillip Waayers (a married man whose address is 13782 Palomino Drive, Corona, CA 92883), Teresa Anthony (a married woman whose address is 27564 N. Sycamore Creek Drive, Valencia, CA 91335), and Jean Simecka (an unmarried woman whose address is 2211 Richmond Circle, Mansfield, TX 76063) as tenants in common of an equal undivided interest in the subject property more formally defined herein, hereinafter referred to collectively as "Grantees" or to each as a "Grantee". The interests conveyed by this Trustee's Deed shall be the sole and separate property of each Grantee.

WHEREAS, Grantor is the duly acting successor trustee of the Waayers Family Trust as evidenced by that certain Certificate of Trust, dated August 27, 2015 executed by Dirk Phillip Waayers and attached hereto as Exhibit A.

THEREFORE, in accordance with the provisions of Idaho Uniform Probate Code as set forth in Title 15 of the Idaho Code, Grantor hereby grants, sells, transfers and conveys to the above Grantees all of said trust's interest in the following described real property located in Fremont County, Idaho:

**Lot 161 of I.P. Bills Island Homesites, Plat No. 1, according
to the recorded plat thereof in the Office of the County Recorder
of Fremont County, Idaho.**

This conveyance shall include any and all appurtenances, tenements, hereditaments, reversions, remainders, easements, rights-of-way and water rights in anywise appertaining to the property herein described.

Please Note: all future tax invoices and related correspondence pertaining to said property should be addressed to:

Dirk Phillip Waayers
13782 Palomino Creek Drive
Corona, CA 92883

[SIGNATURES APPEAR ON THE FOLLOWING PAGE]

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WHEN RECORDED
 RETURN TO:
 RGC Tax & Estate Solutions, PLLC
 702 W. Idaho Street, Suite 1100
 Boise, Idaho 83702

Microfilm No. **558632**
 At **17th** Day **June**, 20**16**
 At **10:06** O'Clock **A**.M.
 ASBIE MACE
 FREMONT CO RECORDER
 Fee \$ **13.-** **EL** Deputy **(c)**
 RGC Tax & Estate
 Solutions PLLC

WARRANTY DEED

THIS WARRANTY DEED is made and executed by Dirk Phillip Waayers, in his individual capacity, hereinafter referred to as the "Grantor," to Dirk P. Waayers and Merrill I. Waayers, Trustees of the Dirk P. Waayers and Merrill I. Waayers Revocable Living Trust dated June 06, 2013 as "Grantee". The interest conveyed by this Warranty Deed shall be and remain the sole and separate property of Dirk Phillip Waayers.

THEREFORE, Grantor hereby grants, sells, transfers and conveys to the above Grantee all of Grantor's interest, namely Grantor's one-third tenant in common interest in the whole thereof, in the following described real property located in Fremont County, Idaho:

**Lot 161 of I.P. Bills Island Homesites, Plat No. 1, according
 to the recorded plat thereof in the Office of the County Recorder
 of Fremont County, Idaho.**

This conveyance shall include any and all appurtenances, tenements, hereditaments, reversions, remainders, easements, rights-of-way and water rights in anywise appertaining to the property herein described.

The Grantor covenants to the Grantee that Grantor is the owner in fee simple of said premises, subject only to the Grantor's rights and/or limitations as a one-third tenant in common in the whole thereof; that the premises are free from all encumbrances, excepting those as may be herein set forth, and excepting those of record, and that Grantor will warrant and defend the same from all lawful claims.

Please Note: all future tax invoices and related correspondence pertaining to said property should be addressed to:

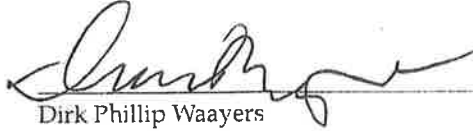
Dirk Phillip Waayers
 13782 Palomino Creek Drive
 Corona, CA 92883

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558632

IN WITNESS WHEREOF, the Grantor has executed this instrument on this 9th day of June, 2016.


Dirk Phillip Waayers

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)

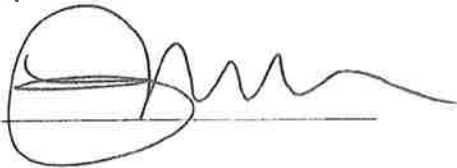
County of Riverside)

On June 9, 2016 before me, Laila J. Kepler, a Notary Public, personally appeared Dirk Phillip Waayers, 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.

Signature





(Seal)

605891

Microfilm No. 85 Day NOV 2014
 At 11:50 O'Clock AM
 ABBIE MACE
 FREMONT CO RECORDER
 Fee \$ 15 Deputy
 Recorded at Request of
Rigby, Andrews & Rigby

GRANT DEED

FOR VALUE RECEIVED, Dirk P. Waayers and Merrill I. Waayers, Trustees of the Dirk P. Waayers and Merrill I. Waayers Revocable Living Trust, dated June 06, 2013, of 13782 Palomino Creek Dr., Corona, CA 92883; Teresa Anthony, a married woman dealing with her sole and separate property, of 27564 Sycamore Creek Dr., Santa Clarita, CA 91354 and Jean Simecka, a single woman, of 2211 Richmond Circle, Mansfield, TX 76063, "Grantors", do hereby grant and convey, to CTPC, LLC, an Idaho limited liability company with its principal place of business located at 3551 Yale Kilgore, P.O. Box 256, Island Park, ID 83429, "Grantee."

WITNESSETH, that the Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) lawful money of the United States of America, and other good and valuable consideration, to the Grantor in hand paid by the Grantee, the receipt whereof is hereby acknowledged, has granted, and by these presents does grant and confirm unto the Grantee, and to Grantee's successors and assigns forever, all of Grantor's interest in and to the following described property located in Fremont, State of Idaho, to-wit:

Lot 161 of I.P. Bills Island Homesites, Plat No. 1, according to the recorded Plat thereof in the Office of the County Recorder of Fremont County, Idaho.

SUBJECT TO all easements, rights of ways, covenants, restriction, reservations, applicable building and zoning ordinances and use regulations and restrictions of record.

TOGETHER WITH and any and all water and water rights appurtenant to the premises.

TOGETHER WITH any and all tenements, hereditaments, improvements and appurtenances thereunto belonging or in anywise appertaining; any rents, issues and profits thereof; all estate, right, title and interest in and to said property; and any reversions and remainders.

TO HAVE AND TO HOLD, the premises and the appurtenances unto the Grantee, and to Grantee's successors and assigns forever.

DATED This 8th day of November, 2024.


Merrill L. Waayers, Trustee

STATE OF _____,)
County of _____,)
ss.)

On this ____ day of _____, 2024, before me, the undersigned, a Notary Public in and for said State, personally appeared Dirk P. Waayers and Merrill I. Waayers, known to me to be the person whose name is subscribed to the within instrument as trustee of Dirk P. Waayers and Merrill I. Waayers Revocable Living Trust and acknowledged to me that they executed the same as such trustee.

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:
Residing at:
My Commission Expires:

see attachment 

California All-Purpose Acknowledgment

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

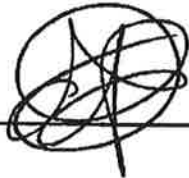
County of Riverside

On 11/08/24 before me, Ana G. Pascual Arroyo, notary public, personally appeared ***Dirk Phillip Waayers, Merrill I Waayers***, 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.

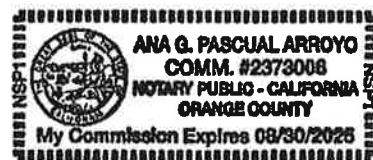
I certify UNDER PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature



(Seal)



Optional

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal of this reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: Grant Deed

Document Date: November 7, 2024

of Pages: 4

Signer(s) Other Than Named Above: N/A

DATED This 11 day of 8, 2024.

Teresa Anthony
Teresa Anthony

Michael Kevin Anthony
Michael Kevin Anthony

STATE OF California)
County of Los Angeles)
SS.

On this 8 day of November, 2024 before me, the undersigned, a Notary Public in and for said State, personally appeared **Teresa Anthony and Michael Kevin Anthony**, known to me to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same.



Monica Martin
Notary Public for:
Residing at: Valencia, CA
My Commission Expires: 1-31-2025

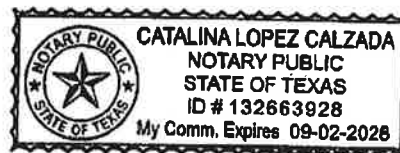
DATED This 28 day of Oct, 2024.

Jean Simecka
Jean Simecka

STATE OF Texas)
County of Tarrant)
SS.

On this 28 day of Oct, 2024 before me, the undersigned, a Notary Public in and for said State, personally appeared **Jean Simecka**, known to me to be the persons whose names are subscribed to the within instrument and acknowledged to me that she executed the same.

Notary Public for:
Residing at: Texas
My Commission Expires: 09-02-2028



Water Right Report : 21-7293(Decreed/Active)**Water Right Owners**

Owner Type	Name	Address	City	State	Postal Code
Current Owner	WAAYERS, DIRK	5410 W 141 ST	HAWTHORNE	CA	90250
Current Owner	WAAYERS, MARGARET L	5410 W 141 ST	HAWTHORNE	CA	90250

Water Right Status

Priority Date : 2/7/1982
 Basis : Decreed
 Status : Active

Water Source

Source	Source Qualifier	Tributary	Tributary Qualifier
GROUND WATER			

Points Of Diversion (Location)

Source	Township	Range	Section	Govt. Lot	QQQ	QQ	Q	County	Diversion Type
GROUND WATER	13N	43E	25	0				SW NE FREMONT	

Water Uses

Beneficial Use	From	To	Diversion Rate	Volume
DOMESTIC	1/01	12/31	0.06 CFS	
TOTAL			0.06 CFS	

Places of Use

Printable View

Paged View

Place of Use Legal Description : DOMESTIC (FREMONT county)

Township	Range	Section	Lot	QQQ	QQ	Q	Acres
13N	42E	25			SW	NE	

Conditions**Code Conditions**

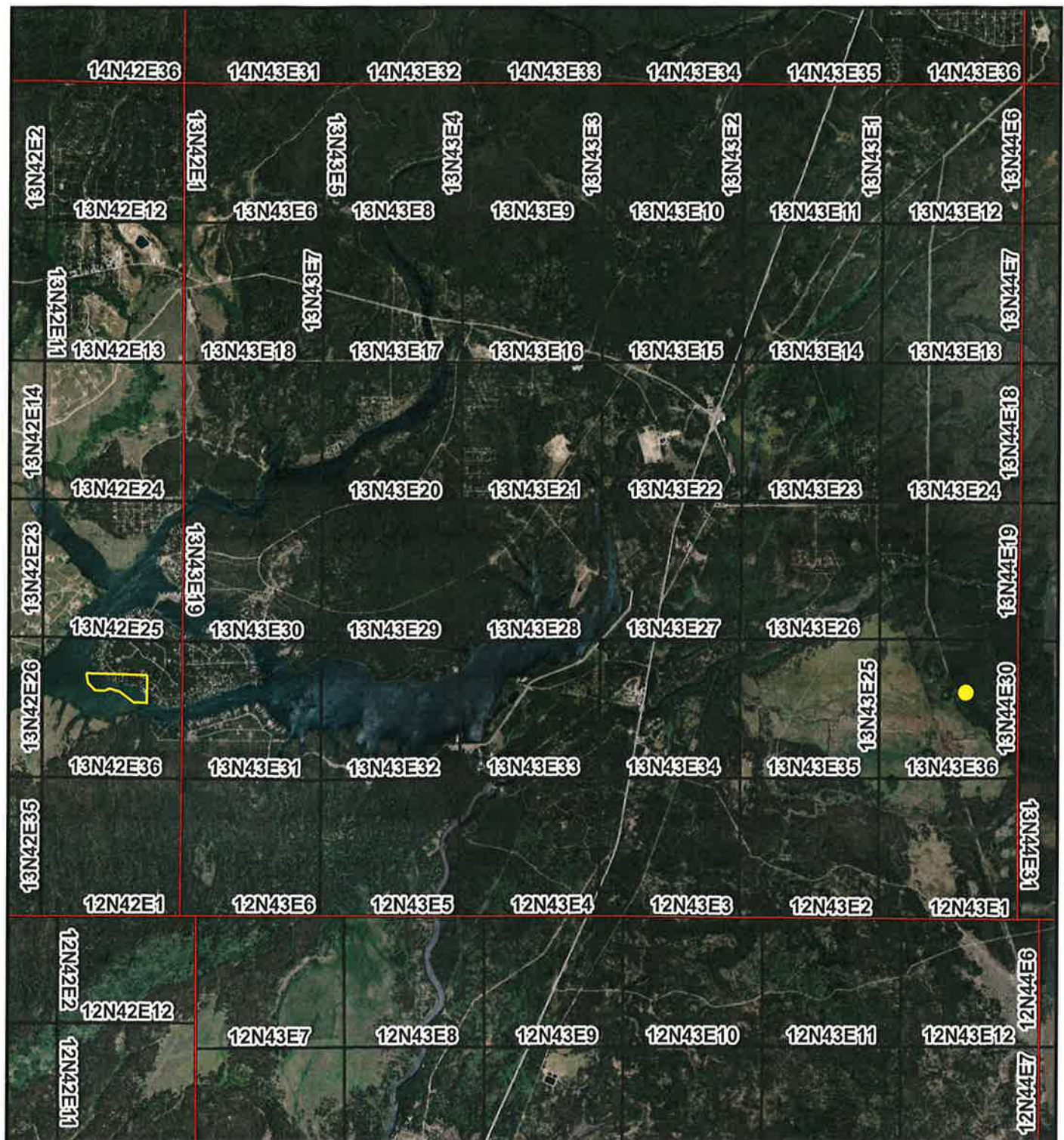
- N13 THE QUANTITY OF WATER UNDER THIS RIGHT SHALL NOT EXCEED 13,000 GALLONS PER DAY.
- N11 THE QUANTITY OF WATER DECREED FOR THIS WATER RIGHT IS NOT A DETERMINATION OF HISTORICAL BENEFICIAL USE.
 PARCEL NO. RP7678A PROPERTY AKA LOTS 161 & 162, IP BILLS ISLAND

Dates

Licensed Date :
 Decreed Date : 8/27/1999
 Permit Proof Due Date : 4/1/1983
 Permit Proof Made Date : 1/1/1900
 Permit Approved Date : 3/15/1982
 Permit Moratorium Expiration Date :
 Enlargement Use Priority Date :
 Enlargement Statute Priority Date :
 Application Received Date:
 Protest Deadline Date:

Other Information

State or Federal : S
 Water District Number : TBD
 Generic Max Rate Per Acre : 0
 Generic Max Volume Per Acre : 0
 Civil Case Number :
 Decree Plaintiff :
 Decree Defendant :
 Swan Falls Trust or Nontrust :
 Swan Falls Dismissed :
 DLE Act Number :
 Cary Act Number :
 Mitigation Plan: False



0 0.5 1 1.5 2 2.5 mi

ESRI Satellite Imagery

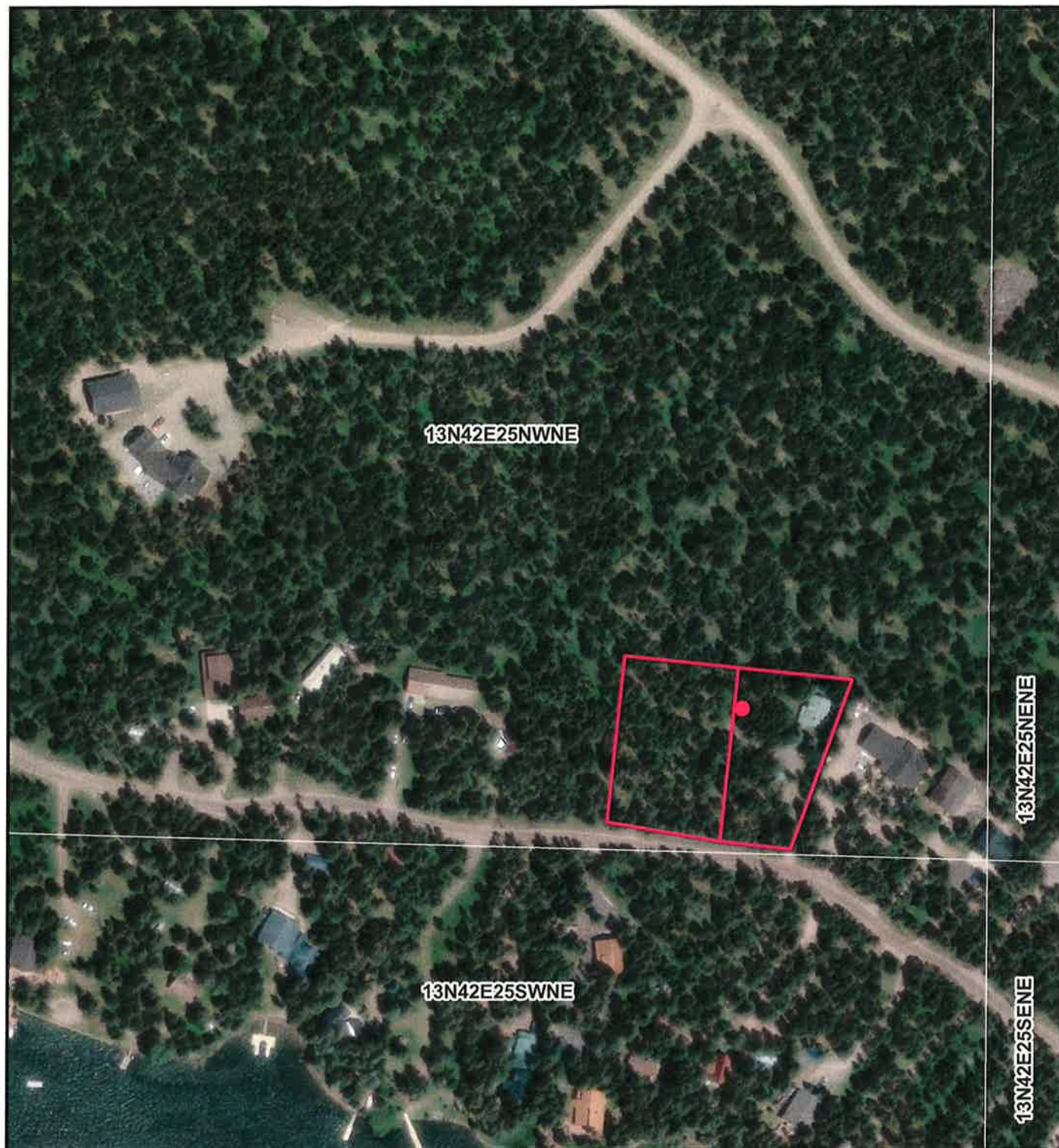
Legend

- WR 21-7293 POD TR
- WR 21-7293 POU Sec



90116

CTPC, LLC
Water Right Transfer Application
Attachment 2B



0 100 200 300 ft

ESRI Satellite Imagery

Legend

- IP Lots 161 and 162
- Actual POD
- TR
- Sec
- QQ



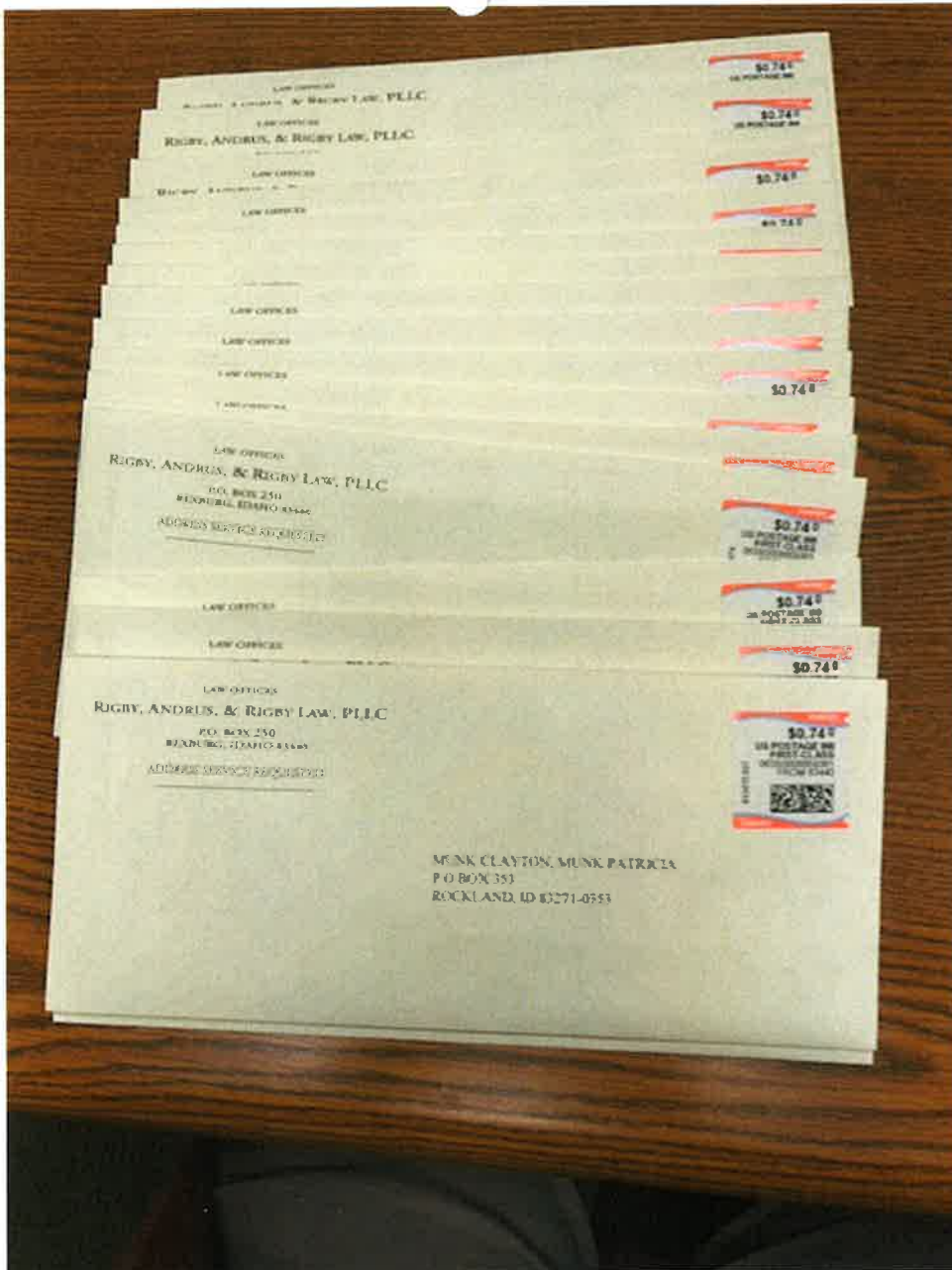
90116

CTPC, LLC
Water Right Transfer Application
Attachment 3C

Attachment 5A –
Application qualifies for the \$50 fee under §42-221.O.8

This application proposes to change only the legal description for the place of use and the point of diversion for WR 21-7293. There will be no physical changes to the water right.

In the original permit application and decree, the described place of use and point of diversion were placed in 13N 42E 25 SWNE. The current water right report places the point of diversion in Range 43E rather than 42E. The original permit application, license, decree, and the current water right report state that the water right is appurtenant to Lots 161 and 162, IP Bills Island. Those two lots are actually located in 13N 42E 25 NWNE based on IDWRs GIS water right map. The water right has been used on Lots 161 and 162 since at least 1982, the decreed priority date. There has been no unauthorized physical change in the location of the POU and POD, the QQ location was just noted incorrectly in the documents.



RECEIVED

OCT 17 2025

DEPT. OF WATER RESOURCES
EASTERN REGION

MUNK CLAYTON, MUNK
PATRICIA
P O BOX 353
ROCKLAND, ID 83271-0353

HARWOOD BENTLEY,
TAYLOR LAURIE LYNNE
P O BOX 217
ISLAND PARK, ID 83429-0217

MARJEAN FAMILY TRUST
150 S 900 W
BLACKFOOT, ID 83221-6026

DAVIS SCOTT, DAVIS
MARGARET J
110 GOODWIN DR
BLACKFOOT, ID 83221

DAVIS RICHARD J & VELDA J
TRUST
184 N 400 W
BLACKFOOT, ID 83221

PETERSON LYLE, PETERSON FAMILY
CABIN TRUST
M/T PETERSON,
HAL 3433 COBBLESTONE LN
IDAHO FALLS, ID 83404-7255

PHILLIPS LAND LLC
4157 E 421 N
RIGBY, ID 83442-5516

KELLEY TRUST
2047 N 1550 E
LEHI, UT 84043-2727

WILEY FAMILY
INVESTMENTS LLC
186 W OAK HOLLOW CIR
WASHINGTON, UT 87480-3700

DENNY JULIE, DENNY
JOSEPH CRAIG
4612 E MAJESTIC VIEW DR
AMMON, ID 83406-8180

CHAPCO GROUP INC
P O BOX 246
FIRTH, ID 83236-0246

DIAMOND VERL & JOAN
TRUST
250 E PARK KNOLL CIR
SANDY, UT 84070-3800

O'TOOLE TRUST
437 S HIDDEN LN
N SALT LAKE, UT 84054-2579

WOOLSTENHULME TODD J,
WOOLSTENHULME JENESSA
P O BOX 864
VICTOR, ID 83455-0864

WALKER DOROTHY M FLP
1070 RIVERWALK DR STE 200
IDAHO FALLS, ID 83402-3345

WALKER DOROTHY M FLP
1070 RIVERWALK DR STE 200
IDAHO FALLS, ID 83402-3345

BASE LC
73 N CORTEZ TRL
IVINS, UT 84738-6680

GOOD TIMES LLC
M/T PAOLA MONCINI 1850
GATEWAY DR STE 700
SAN MATEO, CA 94404-4067

RECEIVED

OCT 17 2025

DEPT. OF WATER RESOURCES
EASTERN REGION

Notice of Application of Transfer for Water Right 21-7293

Dear Landowners,

The owners of WR 21-7293 have filed a transfer application to correct the location of the place of use and point of diversion in the Idaho Department of Water Resources. The transfer application for WR 21-7293 proposes to change only the legal description for the place of use and the point of diversion. There will be no physical changes to the water right. This transfer will have no effect on your properties. However, as the incorrect description of the place of use of the water right has it covering your properties, we are required to send you notice of the transfer.

A transfer application has to be submitted in order to correct the locations of the point of diversion and place of use of the water right. In the original permit application and decree, the described place of use and point of diversion for water right 21-7293 were placed in 13N 42E 25 SWNE. The current water right report places the point of diversion in Range 43E rather than 42E. The original permit application, license, decree, and the current water right report state that the water right is appurtenant to Lots 161 and 162, IP Bills Island. The water right has been used on Lots 161 and 162 since at least 1982, the decreed priority date. There has been no unauthorized physical change in the location of the POU and POD, the QQ location was just noted incorrectly in the documents.

Even though the described place of use appears to cover your properties, you do not have a claim to the water right as it is appurtenant only to Lots 161 and 162. This transfer will in no way affect any other water rights or current uses.

If you have any questions, you may contact my office as follows:

Rigby Andrus & Rigby Law PLLC
Michelle Mortimer
Attorney
Telephone: (208) 356-3633
Fax: (208) 356-0768
Email: mmortimer@rex-law.com

RECEIVED

OCT 17 2025

DEPT. OF WATER RESOURCES
EASTERN REGION



Outlook

Re: CTPC LLC Application for Transfer

From McKenna Webster <mckenna.webster@idwr.idaho.gov>

Date Mon 10/20/2025 8:28 AM

To Michelle Mortimer <mmortimer@rex-law.com>

Michelle,

Thank you for getting these to me.

Best Regards

McKenna Webster | Water Resource Agent

900 N Skyline Dr. Ste. A Idaho Falls, ID 83402

(208) 525-7161 (office) | www.idwr.idaho.gov



From: Michelle Mortimer <mmortimer@rex-law.com>

Sent: Thursday, October 16, 2025 2:39 PM

To: McKenna Webster <mckenna.webster@idwr.idaho.gov>

Subject: Re: CTPC LLC Application for Transfer

CAUTION: This email originated outside the State of Idaho network. Verify 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.

McKenna,

Attached is the notice that I sent to the property owners within the place of use with the list of names and addresses as well as a picture of the envelopes ready to send. We sent the notices out this morning. If there's anything else you need, please let me know.



Michelle

From: McKenna Webster <mckenna.webster@idwr.idaho.gov>

Sent: Wednesday, October 15, 2025 3:04 PM

To: Michelle Mortimer <mmortimer@rex-law.com>

Subject: Re: CTPC LLC Application for Transfer

Michelle,

Would you mind sending pictures of the prepared notices once they're ready to be sent out? A copy of the notice is helpful but pictures of the prepared envelopes and notices would be ideal.

Best Regards

McKenna Webster | Water Resource Agent

900 N Skyline Dr. Ste. A Idaho Falls, ID 83402

(208) 525-7161 (office) | www.idwr.idaho.gov



From: Michelle Mortimer <mmortimer@rex-law.com>
Sent: Tuesday, October 14, 2025 3:08 PM
To: McKenna Webster <mckenna.webster@idwr.idaho.gov>
Cc: mdwaayers@verizon.net <mdwaayers@verizon.net>; Mandy Davis <mdavis@rex-law.com>
Subject: Re: CTPC LLC Application for Transfer

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.

McKenna,

Please see the attached signature page with signatures from the owner of Lot 161 and the owner of Lot 162. We are still working on getting the names and addresses of the 18 owners within the place of use. As soon as we have those, we will send you a copy of the notice and the names and addresses of those we sent the notice to.

Let me know if there's anything else you need.

Best,

Michelle

From: McKenna Webster <mckenna.webster@idwr.idaho.gov>
Sent: Thursday, October 9, 2025 1:40 PM
To: Michelle Mortimer <mmortimer@rex-law.com>
Cc: mdwaayers@verizon.net <mdwaayers@verizon.net>
Subject: CTPC LLC Application for Transfer

Good afternoon,

I've been reviewing the CTPC LLC Application for Transfer, and there are just a few things that need to be done before we can continue processing the application. The water right place of use as it stands now covers 18 properties; these include lots 50E-65E, 158, and 159. Before the transfer can be approved, we need evidence that those individuals have been given notice of this transfer. Evidence could be pictures of the notices and the ready-to-mail envelopes.

Additionally, because the applicants only own lot 161, the owners of lot 162 would need to either sign the application or provide a statement saying that they agree to the proposed changes in the transfer.

Let me know if you have any questions.

Best Regards

McKenna Webster | Water Resource Agent

900 N Skyline Dr. Ste. A Idaho Falls, ID 83402

(208) 525-7161 (office) | www.idwr.idaho.gov

