

RECEIVED

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

AUG 31 2022

IDWR / NORTH

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

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?
96-7487	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:

ADAM FRANK

Name of current water right holder/claimant

3. New Owner(s)/Claimant(s):

JOHN R. MOORE AND DOREEN P. MOORE

New owner(s) as listed on the conveyance document

Name connector ☒ and ☐ or

93 NDRMAN WAY

SABLE

ID. 83860

Mailing address 1285627-6380

City State Zip

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:

01/8/02/2022

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:

Signature of new owner/claimant

Print name

GRANTE

Title, if applicable

08/29/2022

Date

- Signature:

Signature of new owner/claimant

Print name

GRANTEE

Title, if applicable

08/29-2022

Date

For IDWR Office Use Only:

Received by N/A

Date

N/A

Receipt No. N/A

Receipt Amt. N/A

Active in the Water Supply Bank? Yes ☐ No ☐

If yes, forward to the State Office for processing

W-9 received? Yes ☐ No ☐

Processed by JH

Date 9-14-2022

SCANNED

SEP 27 2022



Order Number: 22458901

APPROVED & ACCEPTED

DocuSigned by:
Doreen P. Moore
2FD087064E9F4D0...

Warranty Deed

For value received,

Adam Frank, a single man

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

John R. Moore and Doreen P. Moore, husband and wife

whose current address is 93 Norman Way Sagle, ID 83860

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

See Exhibit A, attached hereto and incorporated herein.

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 Grantor is the owner in fee simple of said premises; that they are free from all encumbrances except those to which this conveyance is expressly made subject and those made, suffered or done by the Grantee; and subject to all existing patent reservations, easements, right(s) of way, protective covenants, zoning ordinances, and applicable building codes, laws and regulations, general taxes and assessments, including irrigation and utility assessments (if any) for the current year, which are not due and payable, and that Grantor will warrant and defend the same from all lawful claims whatsoever. Whenever the context so requires, the singular number includes the plural.

Remainder of page intentionally left blank.

Order Number: 22458901

Warranty Deed - Page 1 of 3

SCANNED

SEP 27 2022

EXHIBIT A
LEGAL DESCRIPTION OF THE PREMISES

A tract of land located in the South Half of Section 22, Township 59 North, Range 1 West, Boise Meridian, Bonner County, Idaho, described as follows:

Beginning at a point on the centerline of the public road, said point being North a distance of 1160.9 feet;

Thence East a distance of 2621.6 feet from the Southwest corner of said Section 22;

Thence North 84°15' West along said centerline a distance of 211.1 feet; ✓

Thence South a distance of approximately 1043.0 feet to the centerline of Sand Creek; ✓

Thence Southeasterly along Sand Creek to a point which is South of the point of beginning; ✓

Thence North a distance of approximately 1164.0 feet to the point of beginning. ✓

(Lot 14-C Sand Creek Estates Unrecorded)



120 East Lake Street, Suite 202
Sandpoint, ID 83864
Ph. (208) 263-2222
Fx. (866) 483-9294
www.titleonecorp.com

Acknowledgment and Approval of Title Commitment, CCR's, and Plat Map

To: TitleOne

Order Number: 22458901

Legal Description: A tract of land located in the South Half of Section 22, Township 59 North, Range 1 West, Boise Meridian, Bonner County, Idaho, described as follows:

Beginning at a point on the centerline of the public road, said point being North a distance of 1160.9 feet;

Thence East a distance of 2621.6 feet from the Southwest corner of said Section 22;

Thence North 84°15' West along said centerline a distance of 211.1 feet;

Thence South a distance of approximately 1043.0 feet to the centerline of Sand Creek;

Thence Southeasterly along Sand Creek to a point which is South of the point of beginning;

Thence North a distance of approximately 1164.0 feet to the point of beginning.

(Lot 14-C Sand Creek Estates Unrecorded)

Property Address: 279 Sitting Bull Rd, Sandpoint, ID 83864

The undersigned buyer herein acknowledges receipt of the title commitment, any applicable CCR's, and plat map to the real property referenced above. The undersigned further acknowledge they have read and approved said title commitment, CCR's, and plat map and hold TitleOne harmless and without liability for the same.

Date: 08/01/2022


John R. Moore
DocuSigned by:

Doreen P. Moore

SCANNED
SEP 27 2022



Instrument # 1009435
Bonner County, Sandpoint, Idaho
08/04/2022 11:52:42 AM No. of Pages: 3
Recorded for: TITLEONE - SANDPOINT
Michael W. Rosedale Fee: \$15.00
Ex-Officio Recorder Deputy cbrannon
Index to: WARRANTY DEED

Order Number: 22458901

Warranty Deed

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Adam Frank, a single man

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whose current address is 93 Norman Way Sagle, ID 83860

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Remainder of page intentionally left blank.

Order Number: 22458901

Warranty Deed - Page 1 of 3

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SEP 27 2022

File Number: 22458901
Policy Number: 2470-O-22458901

ALTA Owner's Policy (6/17/06)

SCHEDULE C
Legal Description

A tract of land located in the South Half of Section 22, Township 59 North, Range 1 West, Boise Meridian, Bonner County, Idaho, described as follows:

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Thence South a distance of approximately 1043.0 feet to the centerline of Sand Creek;

Thence Southeasterly along Sand Creek to a point which is South of the point of beginning;

Thence North a distance of approximately 1164.0 feet to the point of beginning.

(Lot 14-C Sand Creek Estates Unrecorded)

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SEP 27 2022

FOR
ADAM FRANK



- ⑤ FOUND IRON PIPE
- ⊗ FOUND WIRE/ANTENNA, AS NOTED
- ② SET SPICE AND LATH ON LWF
- (PI) UNRECORDED PLAT OF SAND CRICK (3/1/11)

- 1) THIS SURVEY WAS MADE FOR THE PURPOSE OF ESTABLISHING THE ATTEMPTS TO SHOW ALL EXISTING RECORDS OR IN OTHER WORDS PHYSICAL FEATURES AND IMPROVEMENTS OF THE PROPERTY.
- 2) THE PURPOSE OF THIS SURVEY WAS TO ESTABLISH THE BOUNDARY AS RECORDED IN APPROPRIATE DEEDS RECORDED AS INSTRUMENT NO. 825195. RECORDS OF SHERMAN COUNTY SHOW EXISTING CLAIMS SET FORTH AS THUS FOLLOWS: THE POSITION OF THESE CORNERS ARE, WITHIN ACCEPTABLE TOLERANCE AND AS BEING CORRECTLY LOCATED. THE BOUNDARY LINES AND MEASUREMENTS WERE WITHIN ACCEPTABLE SURVEY TOLERANCES.
- 3) THIS SURVEY RELIES UPON PRIOR SURVEYS AS SHOWN IN THE LEGEND.

THE BASES OF MEASURES FOR THIS SURVEY WERE ESTABLISHED ON SPOT ELEVATIONS.
ELEVATIONS DERIVED FROM HGS SPOTS TOGETHER WITH A MATHEMATICAL
ANALYSIS (ESTIMATION) 1980-2000 HAS BEARING UPON THE ABOVE GEOMETRIC
SYSTEM OF 1968 WEST ZONE - (1982) - US SURVEY FT. REFER TO THE DRAWING FOR
SPECIFIC LINE AND WORKMANS USED

DISTANCES SHOWN HAVE BEEN CONVERTED FROM GROUND TO GROUND USING A COMBINED
ADJUSTMENT FACTOR (FACTOR OF 1.0000364197). CORRECTION IS AN ANGULAR
ROTATION OF -0.31 2ND AT THE SOUTHWEST CORNER OF SUBJECT PROPERTY.

FILED THIS 10TH DAY OF Dec 2020, AT 11:21 O'CLOCK P.M. AT THE
REQUEST OF CLARK AND ASSOCIATES, PC, AS PLAINTIFF IN
VS. DEFENDANT
H. Rose, d/b/a - - - - - 5th
COUNTY RECORDS - - - - - 111

Instrument 8 671923

CLARE & ASSOCIATES PROFESSIONAL LAND SURVEYORS 282 Church Street Encinitas, Maine 02384 208-285-6676		Scale: 1"=100' Drawing by: [Signature] Date: 12/2/2000	
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This map is furnished as an accommodation strictly for the purposes of generally locating the land. It does not represent a survey of the land or imply any representations as to the size, area, or any other facts related to the land shown hereon.

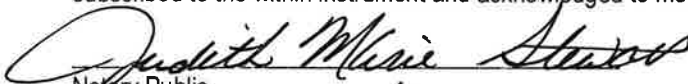
Dated: 8/2/2022


Adam Frank

NOTARY ACKNOWLEDGEMENT - REQUIRED

State of Alabama, County of Morgan, ss.

On this 2 day of August in the year of 2022, before me, the undersigned, a Notary Public in and for said State, personally appeared Adam Frank, known or identified 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

Residing In: Decatur, AL Morgan Co

My Commission Expires: _____

(seal)

My Commission Expires
07/08/2025



TitleOne: Sandpoint

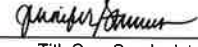
120 East Lake Street
Suite 202
Sandpoint, ID 83864
(208) 263-2222

File Number: **22458901**
Sales Price: **\$189,174.04**
Close Date: **8/4/2022**

BUYER(S) FINAL CLOSING STATEMENT

Type: **Purchase**
Property: **279 SITTING BULL RD
SANDPOINT, ID 83864 (BONNER)
(RP 59N01W226600 A)**

Certified True and Correct Copy


TitleOne: Sandpoint

Buyer(s): **JOHN R. MOORE AND DOREEN P. MOORE
93 Norman Way
Sagle, ID 83860**

Seller(s): **ADAM FRANK
2011 College St.
Decatur, AL 35601**

Description	P.O.C.	Debit	Credit
Deposits, Credits, Debits			
Sale Price of Property		\$189,174.04	
Deposit			\$10,000.00
B closing funds from John R. Moore and Doreen P. Moore			\$179,014.37
Prorations			
County Taxes 1/1/2022 to 8/4/2022 @ \$852.10/Year			\$501.92
Title Charges			
Title - Settlement or closing fee to TitleOne: Sandpoint \$645.00		\$322.50	
Title - E-Recording Fee to TitleOne: Sandpoint		\$4.75	
Government Recording and Transfer Charges			
Recording fees: Deed \$15.00		\$15.00	
Totals		\$189,516.29	\$189,516.29

Balance Due FROM Buyer: \$0.00

SCANNED
SEP 27 2022

DATE: 08-28-2022
INFO. # 2

TO: TOWNS NORTHERN REGION

ENCLOSED PLEASE FIND THE
REQUIRED FORMS THAT I HAVE
ADDED AFTER THE INITIAL RIGHT
TO CHANGE WATER OWNERSHIP
PAPER WORK WAS FILED. I BELIEVE
THIS INFORMATION WILL BE USEFUL
IN FINISHING THE CHANGE OF
WATER OWNERSHIP TO ME AND
MY HUSBAND.

#7 A COPY OF THE CONVEYANCE
DOCUMENT- APPROVED AND ACC-
CEPTED WARRANTY DEED - LEGAL
DISCRIPTION OF THE PREMISES-
ACKNOWLEDGE AND APPROVAL OF
TITLE COMMITMENT-CCR-
PLAT MAP.

I HOPE THIS WILL BE HELPFUL
ALONG WITH THE FIRST SET OF
PAPERWORK (FORMS)
PLEASE CONTACT ME : AT 657-789-4038
OR BY MY E-MAIL: AT INOTNOWE@HOTMAIL.COM

THANK YOU
DOREEN P. MOORE
Doreen P. Moore

SCANNED
SEP 27 2022