

RECEIVED

MAR 19 2026

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

IDWR/NORTH

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?
95-2170	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: Charlene J. Howell
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): Beyond Green, Inc.
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or
- 909 W. 1st Ave, Ste B Spokane WA 99201
Mailing address City State Zip
- 509.534.5805 jeff@gvdcommercial.com; karl@
Telephone Email gvdcommercial.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: 1/18/2019
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] Vice President 3.9.2026
Signature of new owner/claimant Title, if applicable Date

Jeffrey R. Bornhardt
Print name

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

Print name _____

Received by AK Date 3.19.26 For IDWR Office Use Only: Receipt No. N045891 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 3.19.26

RECORDING REQUESTED BY AND
WHEN RECORDED RETURN TO:

Beyond Green, Inc.
Attn: Jeffrey R. Bornholdt
909 West First Avenue, Suite B
Spokane, Washington 99201

_____(Space Above For Recorder's Use)

WARRANTY DEED

For value received Larry Phillip Howell, a married man dealing with his sole and separate property, also shown of record as Larry P. Howell, and Charlene J. Howell, a widow (collectively "Grantor"), does hereby grant, bargain, sell, and convey unto Beyond Green, Inc., a Idaho corporation ("Grantee"), whose address is 909 W. 1st Avenue, Ste. B, Spokane, WA 99201, and its heirs and assigns forever, all right, title and interest which Grantor now has or may hereafter acquire in the following described real property situated in Kootenai County, State of Idaho:

*The South half of Section 11, Township 51 North, Range 5 West, Boise Meridian,
Kootenai County, Idaho lying east of the former Chicago, Milwaukee and St. Paul
Railway right of way.*

SUBJECT TO taxes and assessments for the year 2019 and all subsequent years, together with any and all existing easements, rights-of-way, reservations, restrictions and encumbrances of record, to any existing tenancies, to all zoning laws and ordinances, and to any state of facts an accurate survey or inspection of the premises would show.

This conveyance shall include any and all estate, right, title, interest, appurtenances, tenements, hereditaments, reversions, remainders, easements, rents, issues, profits, rights-of-way, adjacent roads and water rights in anywise appertaining to the real property herein described.

The Grantor covenants to the Grantee that Grantor is the owner in fee simple of said real property; that the real property is 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.

This document may be executed in counterparts, each of which shall be deemed an Original regardless of the date of its execution and delivery. All such counterparts together shall constitute one and the same document.

SIGNATURES AND NOTARY FOLLOW

RECORDING REQUESTED BY AND
WHEN RECORDED RETURN TO:

Beyond Green, Inc.
Attn: Jeffrey R. Bornholdt
909 West First Avenue, Suite B
Spokane, Washington 99201

ELECTRONICALLY RECORDED - DO NOT
REMOVE THE COUNTY STAMPED FIRST
PAGE AS IT IS NOW INCORPORATED AS
PART OF THE ORIGINAL DOCUMENT.

_____(Space Above For Recorder's Use)

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SIGNATURES AND NOTARY FOLLOW

IN WITNESS WHEREOF, the Grantor has executed this instrument on this 16th & 17th day of January 2019.

Larry Phillip Howell
Larry Phillip Howell, a married man dealing with
his separate property

Charlene J. Howell
Charlene J. Howell, a widow

STATE OF IDAHO)

: SS.

County of Kootenai)

On the 17 day of January 2019 before me, the undersigned Notary Public, personally appeared LARRY PHILLIP HOWELL, known to me or proved to me on the basis of satisfactory evidence to be to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that s/he executed the same.

IN WITNESS WHEREOF, I have set my hand and seal the day and year as above written.



Notary Public for Idaho
Residing at Harper ID
Commission Expires: 2-24-22

STATE OF Wyoming)

County of Natrona : ss.

On the 10th day of January 2019 before me, the undersigned Notary Public, personally appeared CHARELEN J. HOWELL, known to me or proved to me on the basis of satisfactory evidence to be ²to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that s/he executed the same.

IN WITNESS WHEREOF, I have set my hand and seal the day and year as above written.



[Signature]
Notary Public for ~~Idaho~~ Wyoming
Residing at 1911 Kingsboro Rd Casper WY 82404
Commission Expires: 6/1/19



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

March 19, 2026

BEYOND GREEN INC
909 W 1ST AVE STE B
SPOKANE WA 99201

Re: Change in Ownership for Water Right No(s): 95-2170

Dear Water Right Holder(s):

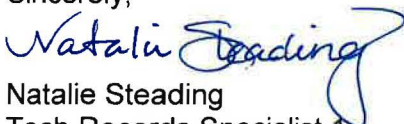
The Department of Water Resources (Department) acknowledges the receipt of correspondence changing ownership of the above referenced water right(s) to you. The Department has modified its records and has enclosed a computer-generated report for you.

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)