

DEPT. OF WATER RESOURCES
EASTERN REGION

25-14240
25-14622

- IN FILE # 25-14240

When recorded return to:
Luke H. Marchant
Darrington Marchant Law
P.O. Box 536
Rupert, Idaho 83350

(Space Above For Recorder's Use)

SPECIAL WARRANTY DEED FOR WATER RIGHTS

Comore Development, Inc., an Idaho Corporation, whose address is 3920 E. Sunnyside Road, Idaho Falls, Idaho 83406-7921 ("Grantor") does hereby grant, bargain, sell, assign, and convey unto **Comore Loma Water Corporation**, an Idaho Corporation, whose address is PO Box 1863, Idaho Falls, Idaho 83403 ("Grantee") and to Grantee's heirs and assigns forever, the below described portion of Grantor's right, title, and interest in and to the following water permits and/or water rights (together the Water Rights):

The entirety of **Water Permit No. 25-14488**.

AND

The following described **portion of Water Right No. 25-14240**:

Quantity (Diversion Rate):	0.54 cfs of the total authorized 1.95 cfs
Quantity (Volume):	136 acre-feet per annum
Place of Use (Acreage):	34 acres of the 122.9 authorized acres

Grantor covenants and warrants to Grantee as follows:

- A. Grantor is the owner of the Water Rights;
- B. Grantor has not previously conveyed the Water Rights to any person other than the Grantee;
- C. The Water Rights are being conveyed free from all liens, claims or encumbrances; and
- D. Grantor has the authority to convey the Water Rights to Grantee.

Grantor makes no other covenants, representations or warranties as to the Water Rights.

No land is included in or conveyed by this grant.

IN WITNESS WHEREOF, the undersigned authorized officer of Grantor, acting on behalf of Grantor, has caused his name to be hereunto subscribed this 3 day of ~~February~~ ^{APRIL}, 2026.

Comore Development, Inc.

By:

Randy Skidmore
Randy Skidmore, President

STATE OF IDAHO)
)ss.
County of BONNEVILLE)

This record was signed before me on the 3RD day of ~~February~~ ^{APRIL}, 2026, by **RANDY SKIDMORE** as President of Comore Development, Inc.



Braxton Skidmore
Notary Public for Idaho

My Commission Expires: 3/12/2027

owner	additional	address	city	state	zip
ALLRED-PATTERSON SUSAN	PATTERSON BRETT S	4586 RUSTLE RD	AMMON	ID	83406
ARNOLD JEFFERY	ARNOLD ROBLES ADRIANA E	326 FIRE THORN	IDAHO FALLS	ID	83404
BACHKOFF UNSWORTH THE FAMILY TRUST		5640 S GEMSTONE DR	CHANDLER	AZ	85249
BAKER NICK	BAKER JAMIE	6783 S TUMBLE CREEK LN	IDAHO FALLS	ID	83406
BALL RANCH LLC		2208 BOARDING HOUSE CT	ROCKLIN	CA	95765
BONAGOFSKI ROBERT		3880 ROSS AVE	AMMON	ID	83406
BROOMFIELD BARBARA		1429 THREE FOUNTAINS DR	IDAHO FALLS	ID	83404
CAPESTANY ERIC	CAPESTANY ABIGAIL	6513 S PACKBRIDGE LN	IDAHO FALLS	ID	83406
CHAMPION SHANE	CHAMPION CASEY	5005 TORCELLO DR	IDAHO FALLS	ID	83401
CHAN TIMOTHY W REVOCABLE LIVING TRUST		6929 SIERRA BONITA WAY	SACRAMENTO	CA	95831
COOK MICHAEL 2007 TRUST		912 SELBY LN	SAN JOSE	CA	95127
DANIELS KURT	DANIELS SHELLY	13205 N HIGHWAY 32	FELT	ID	83424
ELABED RASHA Y		7210 S CLIFFSIDE LN	IDAHO FALLS	ID	83406
GARTNER THE LINDA LIVING TRUST		6726 E MIDDLE FORK RD	IDAHO FALLS	ID	83406
GAYTAN HUGO A	GAYTAN CYNTHIA M	9706 CERALENE DR	FAIRFAX	VA	22032
GIBSON CHRISTOPHER	GIBSON MIRIAM	6361 S PACKBRIDGE LN	IDAHO FALLS	ID	83406
GILLIS CAIN	KOLAHZADEH ELLIE	10601 TIERRASANTA BLVD G176	SAN DIEGO	CA	92124
GREEN EMALAETH ELIZABETH		756 MAPLE DR	PARK CITY	UT	84098
HAAS FAMILY TRUST		3432 N FLINT AVE	IDAHO FALLS	ID	83401
HOLLIDAY TREVOR D	HOLLIDAY KRISTINE	7137 S PACKBRIDGE LN	IDAHO FALLS	ID	83406
IDAHO GEMS REAL ESTATE LLC		6782 E MIDDLE FORK RD	IDAHO FALLS	ID	83406
JENSEN MICHAEL VAN		6853 S PACKBRIDGE LN	IDAHO FALLS	ID	83406
JORGENSEN DERRICK	JORGENSEN ALICIA	6578 S TUMBLE CREEK LN	IDAHO FALLS	ID	83406
JORGENSEN SANDRA	JORGENSEN KENDALL	4308 BIRCHWOOD CIR	AMMON	ID	83406
KENT ICF LLC		6490 S TUMBLE CREEK LN	IDAHO FALLS	ID	83406
KURTH BRENNAN	KURTH SHAINA KAY	3321 E GUILA DR	AMMON	ID	83406
LACY COLTON	LACY SHERRY	2614 41ST ST	PUYALLUP	WA	98374
LAO HAROLD	LAO ELAINE E	3532 BIRCH LN	NAPERVILLE	IL	60564
LAW RANDALL	LAW MEGAN	3585 E GAGER DR	IDAHO FALLS	ID	83401
MANLEY FAMILY REVOCABLE TRUST		5901 PADUA DR	HUNTINGTON BEACH	CA	92649
MARQUEZ THERESA G	MARQUEZ ADAM	6555 S PACKBRIDGE LN	IDAHO FALLS	ID	83406
MAY LAND & CATTLE LLC		3745 SLATE DR	IDAHO FALLS	ID	83401
NEIDNER ROBERT C	OZAKI KIMBERLY M	2569 S BOULEVARD	IDAHO FALLS	ID	83404

NICHOLS TIMOTHY E		24570 CAMINO MARIBELLA	MURRIETA	CA	92562
ODYSSEY HOMES LLC		3270 E 17TH ST #268	AMMON	ID	83406
PERKES BRIAN	PERKES MISTY	6777 S PACKBRIDGE LN	IDAHO FALLS	ID	83406
PUGMIRE JUSTIN	PUGMIRE MARISA	4255 MARLIN DR	IDAHO FALLS	ID	83401
QUINTEROS RYAN	CORSINO CASEY	6970 S PACKBRIDGE LN	IDAHO FALLS	ID	83406
RAINS JAMES ANTHONY	RAINS JULIE L	6634 S TUMBLE CREEK LN	IDAHO FALLS	ID	83406
ROY TONMOY	BANDYOPADHYAY BISAKHA	3446 CRESCENT VISTA DR	FULSHEAR	TX	77441
RUPPEL SEAN	RUPPEL TONYA	6240 PACKBRIDGE LN	IDAHO FALLS	ID	83406
SKIDMORE JANADELL		6794 E PACKBRIDGE CIR	IDAHO FALLS	ID	83406
STARK BRIAN GARRETT	STARK JENNIFER LYNN	28573 W VISTA GRANDE CT	SANTA NELLA	CA	95322
SUSLOW YAJAIRA	SUSLOW NICHOLAS A	6473 TUMBLE CREEK LN	IDAHO FALLS	ID	83406
SWENDSEN SUZAN	SWENDSEN SLOAN	4273 NOTTINGHAM LN	IDAHO FALLS	ID	83402
TALBOT PAUL	TALBOT DEBRA J	6786 S PACKBRIDGE LN	IDAHO FALLS	ID	83406



6 April 2026

Brett S. Patterson
Susan Allred-Patterson
4586 Rustle Rd.
Ammon, ID 83406

Re: Change of Ownership of Water Rights

Dear Landowner:

Our firm represents Comore Development, Inc. (Comore Development). Your property was originally owned and developed by Comore Development. Prior to the time of development, Comore Development acquired several water rights for use on the property. After development, Comore Development transfers its interests in the water rights to Comore Loma Water Corporation, which is responsible for the management and maintenance of the water delivery system within the Comore Loma subdivision. Idaho code §42-248(6) requires that when ownership of a water right is changed, written notice must be provided to all the landowners within the place of use of that water right.

You have been identified as a landowner within the place of use of one or more water rights that is having its ownership updated from Comore Development to Comore Loma Water Corporation. Pursuant to Idaho code §42-248(6) this letter serves as written notice to notify you of this change of Water Right ownership.

Best Regards,

DARRINGTON MARCHANT LAW

Luke H. Marchant



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

May 06, 2026

COMORE LOMA WATER CORPORATION
PO BOX 1863
IDAHO FALLS ID 83403

Re: Change in Water Right Ownership: 25-14240 (Split into 25-14240 and 25-14622), 25-14488 (No Split)

Dear Water Right Holder(s):

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

Your portion of each water right(s) has a specified point of diversion, nature of use and place of use. If you plan to change the authorized point of diversion, nature of use, or place of use, including adding a new point of diversion, you must file an Application for Transfer of Water Right. If you do not plan to change any elements of your water right, then no further action is required at this time.

The portion of the water right retained by the original right holder retains the original water right number. The Department is sending the original right holder a copy of this letter and a computer-generated report showing the changes to the original water right.

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 208-497-3787.

Sincerely,

Jonie Bailly
Technical Records Specialist 1

Enclosure(s)

cc: COMORE DEVELOPMENT INC
LUKE MARCHANT