

SEP 30 2024

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?
84-10632	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: Karen Brockman, Carl C Brockman
Name of current water right holder/claimant
3. New Owner(s)/Claimant(s): Andrew L Windhoiz
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or
768 Larson Rd Weippe Id 83553
Mailing address City State Zip
775-240-5353 awindhoiz@outlook.com
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: 9-25-2024
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:  Title, if applicable: OWNER Date: 9-25-2024
Signature of new owner/claimant
Print name: _____
- Signature: _____ Title, if applicable: _____ Date: _____
Signature of new owner/claimant
Print name: _____

For IDWR Office Use Only:

Received by MB Date 9/30/24 Receipt No. N045011 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 5.12.26

236480

Instrument # 236480

CLEARWATER COUNTY, OROFINO, IDAHO

9-11-2019 11:47:28 AM No. of Pages: 2

Recorded for : CCLT

CARRIE BIRD

Fee: 15.00

Ex-Officio Recorder Deputy

Index to: DEED, WARRANTY

Return to

WARRANTY DEED

Carl E. Brockman and Karen Brockman, husband and wife, hereinafter called the Grantor, in and for good and valuable consideration, the receipt of which is hereby acknowledged, do hereby GRANT, CONVEY, and WARRANT to Andrew L Windholz, a married man, whose address is 11056 Knoxville Road, Napa, CA 94558, herein after called Grantee, all right, title and interest in the following described real property:

SITUATE IN THE COUNTY OF CLEARWATER, STATE OF IDAHO, to-wit:

Township 35 North, Range 4 East, Boise Meridian
Section 26: NE1/4NE1/4 and the N1/2 SE1/4NE1/4

ALSO

A parcel of land situate in the Northwest 1/4 of Section 25, Township 35 North, Range 4 East, Boise Meridian, more particularly described as follows:

Commencing at a 1 1/2" diameter aluminum cap monument marking the Northwest corner of said Section 25; thence, along the West boundary line of said Section 25, South 00°16'34" East a distance of 1307.97 feet to a point located at the intersection of said West boundary line and an existing split rail fence line, said point being the True Point of Beginning; thence, leaving said West boundary line, along said fence line, North 83°41'03" East a distance of 16.80 feet to a fence corner; thence South 03°45'43" East a distance of 80.22 feet to a fence corner; thence South 75°44'48" West a distance of 22.25 feet to a point located at the intersection of said fence line and the West boundary line of said Section 25; thence, leaving said fence line, along said West boundary line, North 00°16'34" West a distance of 49.71 feet to the North 1/16 corner common to said Section 25 and Section 26; thence, continuing along said West boundary line, North 00°16'34" West a distance of 33.96 feet to the intersection of said West boundary line and said existing split rail fence line, said point being the True Point of Beginning.

SUBJECT TO: Rights of the public in and to that portion of said premises lying within Larson Road.

SUBJECT TO: All matters, covenants, conditions, restrictions, easements and any rights, interests or claims which may exist by reason thereof, disclosed by the record of Surveys listed below, but deleting any covenant, condition, or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap,

WARRANTY DEED

familial status, or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c).

Instrument No. 230531, recorded March 10, 2017

Instrument No. 233139, recorded April 20, 2018

Instrument No. 235931, recorded June 24, 2019

TO HAVE AND TO HOLD the said premises with their appurtenances, unto the said Grantee and to the Grantee's heirs and assigns forever. The Grantor does hereby covenant to and with the Grantee, that the described real property is free from all encumbrances, except as above described, and that Grantor will warranty and forever defend the title thereto against all lawful claims and demands whatsoever.

DATED this 11 day of September, 2019.



CARL E. BROCKMAN



KAREN BROCKMAN

STATE OF IDAHO)

) ss.

County of Clearwater)

On this 11th day of September, 2019, before me, the undersigned Notary Public, personally appeared Carl E. Brockman and Karen Brockman, husband and wife, known or identified to me to be the person who executed the within instrument and acknowledged to me that he/she/they executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.

(NOTARY SEAL)



NOTARY PUBLIC FOR IDAHO
Commission expires: 8/01/23

WARRANTY DEED

Department of
Water Resources

Water Right and Adjudication Search

↓ Choose One or More Search Items

↓ Click "Search" To Enter Your Parameters

Name	☐ All Search for a specific Name											
Adjudication, Water Right & Basin or Transfer	☐ All Search for a specific Basin, Right or Transfer number											
<u>Location of Use or Diversion</u> (Click to expand or collapse)	☐ All ☒ Search for a specific Location by legal description • Location Type: POD or POU • Township: 35N • Range: 04E • Section: 26											
Sources	☐ All Search for Surface Water, Ground Water or a specific Source &/or Tributary											
Water Use	☐ All Search for a specific Water Use											
Dates	☐ All Search for a specific Date Type & range of Dates											
Water Right Types	☐ All Search for one or more specific Water Right Types											
Status	☐ All Search for both Active & Inactive Records											
Search Results (9) (Click to expand or collapse)												
Export Results to Excel Clear All Items Start Search												
Click any column to sort table												
Options	Type	Basin	Sequence	Suffix	Application Number	Basin	Status	Priority Date	Div. Rate (cfs)	Source	Water Use	Owner
Details More Options	Water Right	84	4113			Decreed	Active	01/01/1970	0.07	JIM FORD CREEK	STOCKWATER FROM STORAGE, STOCKWATER STORAGE	SNYDER, BESSIE A; SNYDER, ELLIS; STEELE, PHYLLIS A
Details More Options	Water Right	84	10235			Decreed	Active	09/01/1983	0.06	GROUND WATER	DOMESTIC, STOCKWATER	LAGE JR, CLARENCE L
Details More Options	Water Right	84	10317			Decreed	Active	09/15/1942	0.06	GROUND WATER	DOMESTIC, STOCKWATER	OPRESIK, JOHN J; OPRESIK, ROSE
Details More Options	Water Right	84	10459	A		Decreed	Active	05/15/1970	0.125	GROUND WATER	DOMESTIC, STOCKWATER	JOHN C & VIVIAN L MILES TRUST
Details More Options	Water Right	84	10459	B		Decreed	Active	05/15/1970	0.125	GROUND WATER	DOMESTIC, STOCKWATER	MILES, GRANT C; MILES, SHARON R
Details More Options	Water Right	84	10476			Decreed	Active	11/01/1956	0.06	GROUND WATER	DOMESTIC, STOCKWATER	SNYDER, BESSIE A; SNYDER, ELLIS R

also see second page

9/24/16 5:59

Details More Options	Water Right	84	10556			Decreed	Active	05/01/1905	0.06	GROUND WATER	DOMESTIC, STOCKWATER	BREEDLOVE, JIM W; BREEDLOVE, LINDA J
Details More Options	Water Right	84	10632			Decreed	Active	05/31/1905	0.07	GROUND WATER	DOMESTIC, STOCKWATER	STEELE, PHYLLIS A
Details More Options	Water Right	84	12236			License	Active	04/14/2005	0	RUNOFF	STOCKWATER FROM STORAGE, STOCKWATER STORAGE	LAGE JR, CLARENCE L; LAGE, CAROLYN

[Export Results to Excel](#)
[Clear All Items](#)
[Start Search](#)

October 2016

A recent update to the Chrome browser causes the Map (PDF) downloads to periodically fail. If you are having trouble downloading the Map (PDF) files, please try a different browser.

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Andrew

IDAHO DEPARTMENT OF WATER RESOURCES
Proof Report

6/4/2018

Water Right 84-10632

<u>Owner Type</u>	<u>Name and Address</u>
Current Owner	KAREN BROCKMAN 1330 SCHAFFRAN RD CASTLE ROCK, WA 98611-9773
Current Owner	CARL E BROCKMAN 1330 SCHAFFRAN RD CASTLE ROCK, WA 98611-9773 BROCKMAN.CARL@HUGHES.NET
Original Owner	PHYLLIS A STEELE PO BOX 233 NACHES, WA 98937 (509) 653-2697

Priority Date: 5/31/1905

Basis: Decreed

Status: Active

Source

GROUND WATER

Tributary

Beneficial Use

STOCKWATER

DOMESTIC

From

1/01

1/01

Total Diversion

To

12/31

12/31

Diversion Rate

0.030 CFS

0.040 CFS

0.070 CFS

Volume

Source and Point(s) of Diversion

GROUND WATER

SENE

Sec. 26, Twp 35N, Rge 04E, CLEARWATER County

Place Of Use

DOMESTIC within CLEARWATER County

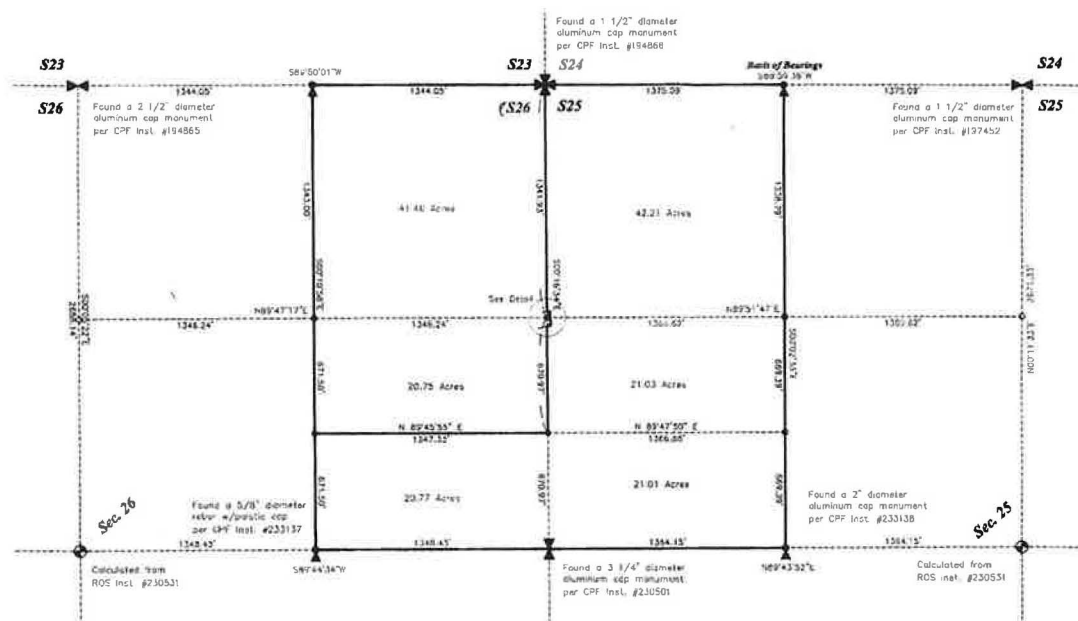
			NE				NW				SW				SE				Totals
Twp	Rng	Sec	NE	NW	SW	SE	NE	NW	SW	SE	NE	NW	SW	SE	NE	NW	SW	SE	
35N	04E	26				X													

STOCKWATER within CLEARWATER County

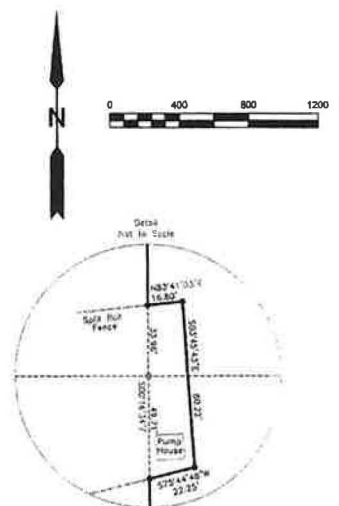
			NE				NW				SW				SE				Totals
Twp	Rng	Sec	NE	NW	SW	SE	NE	NW	SW	SE	NE	NW	SW	SE	NE	NW	SW	SE	
35N	04E	26				X													

Conditions of Approval:

1. C18 THIS PARTIAL DECREE IS SUBJECT TO SUCH GENERAL PROVISIONS NECESSARY FOR THE DEFINITION OF THE RIGHTS OR FOR THE EFFICIENT ADMINISTRATION OF THE WATER RIGHTS AS MAY BE ULTIMATELY



Record of Survey **Township 35 North, Range 4 East,** **Sections 25 & 26, Boise Meridian,** **Clearwater County, State of Idaho**



Legend

✱	Found Section Corner
✱	Found 1/4 Corner
✱	Center 1/4 Corner-Not Found or Set
✱	Section Subdiv. Corner Found or Set
✱	Set 5/8" Diameter by 30" Long Rebar
○	Calculated Point-Nothing Found or Set
---	Section/Section Subdivision Line
---	Subject Boundary Lines
---	Existing Fence Line

- Notes**
- 1) The Basis of Bearings for this survey was established from GPS observations between the Northwest corner and North 1/4 corner of Section 25
 - 2) This survey was performed using Topcon HiPer II GPS and a Topcon 3005W total station.
 - 3) This survey has an unadjusted mathematical error of closure exceeding the required minimum of one (1) part in 5000.
 - 4) No attempt was made to show all the physical features of the property
 - 5) The owner/developer is responsible for compliance to any county or city ordinances with regard to the subdivision of property.

References

R1	GLO	William Gradon	Aug. 1883	
R2	ROS	Cuddy, PLS 9165	Aug. 2004	#196760
R3	ROS	Cuddy, PLS 9165	Oct. 2004	#197352
R4	ROS	Cuddy, PLS 9165	Aug. 2005	#200109
R5	ROS	Dunn, PLS 10162	Apr. 2007	#205510
R6	ROS	Erickson, PLS 7157	Aug. 2009	#212204
R7	ROS	Johnson, PLS 11593	Mar. 2017	#230531
R8	ROS	Johnson, PLS 11593	Apr. 2018	#233138

Surveyors Certificate

This Record of Survey correctly represents a survey made by me or under my direction in accordance with the State of Idaho Survey Recording Act and at the request of Susan Larson.

Ben Johnson
 Ben Johnson, PLS 11593



Instrument # 235931
 CLEARWATER COUNTY, IDAHO, IDAHO
 Recorded for: BEN JOHNSON
 Certified: [Signature]
 Ex-Officio Recorder: [Signature]
 Date of Survey: [Signature]

High Country Land Surveying
 419 Cedar Drive
 Pierce, Idaho
 208-464-1041



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

May 12, 2026

ANDREW L WINDHOLZ
768 LARSON RD
WEIPPE ID 83553-5046

Re: Change in Ownership for Water Right No(s): 84-10632

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)