

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

NOTICE OF CHANGE IN WATER RIGHT OWNERSHIP

RECEIVED
DEC 27 2022
DEPT OF WATER RESOURCES
SOUTHERN REGION

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?
36-12730	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: Leonard Schafer
Name of current water right holder/claimant

3. New Owner(s)/Claimant(s): Idaho Farms, LLC
New owner(s) as listed on the conveyance document

415 W. 100 N. Rupert ID 83350
Mailing address 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: 12/16/2022

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: Idaho Farms LLC member 12.16.22
Signature of new owner/claimant Title, if applicable Date
Jason Weimer
Print name

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

Received by SG Date 12/27/2022 For IDWR Office Use Only: Receipt No. 5039570 Receipt Amt. \$25⁰⁰

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 BW Date 1/13/23

SCANNED

APR 06 2023

COPY

After recording, send to:

Matthew C Darrington, Esq.
DARRINGTON LAW, PLLC
Attorneys at Law
P. O. Box 536
Rupert, Idaho 83350

Instrument # 570637

MINIDOKA COUNTY, RUPERT, IDAHO
12-16-2022 03:28:20 PM No. of Pages: 3
Recorded for: FLYING S TITLE AND ESCROW-BURL
TONYA PAGE Fee: \$15.00
Ex-Officio Recorder Deputy Ryka Fowler
Electronically Recorded by Simplifile

Recording Information:

WARRANTY DEED

For value received Leonard L Schafer, dealing with his sole and separate property ("Grantor"), conveys, grants, bargains, and sells to Idaho Farms LLC, an Idaho limited liability company, ("Grantee"), whose address is 415 W 100 N, Rupert, Idaho 83350, and their successors and assigns forever, the following described real property situated in Minidoka County, State of Idaho:

See Schedule "A" attached hereto

SUBJECT TO taxes and assessments for the year 2022 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 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.

IN WITNESS WHEREOF, Leonard L Schafer has hereunto has set his hand
this 16th day of December, 2022.

By: Leonard L. Schafer
Leonard L Schafer

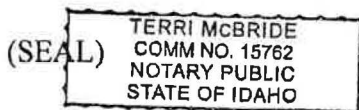
WARRANTY DEED--1

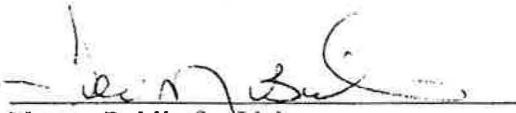
SCANNED
APR 06 2023

STATE OF IDAHO)
) ss.
County of Minidoka)

On this 16th day of December, 2022, before me, the undersigned, a Notary Public in and for said State, personally appeared Leonard L Schafer, known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

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 Idaho
Residing at: Cupido
My Commission expires: 1-16-26

SCHEDULE A

E½NW¼ OF SECTION 9 TOWNSHIP 9 SOUTH, RANGE 23 EAST BOISE
MERIDIAN, MINIDOKA COUNTY, IDAHO;

#19330916

DEED OF DISTRIBUTION

THIS DEED, made this 1 day of Aug, 2022 between LEONARD SCHAFFER Personal Representative of the Estate of VERN LEROY SCHAFFER. Also known as VERN L. SCHAFFER, deceased, ("Grantor"), and LEONARD SCHAFFER, a married man as his sole separate property of 15 Van Engelen Drive, Burley Idaho 83318, ("Grantee").

WHEREAS, Grantor, is the duly appointed and acting Personal Representative of the Estate of VERN LEROY SCHAFFER, deceased; and

WHEREAS, Grantee, is entitled to receive distribution of the property hereinafter described in this Deed and the terms of the Last Will and Testament of the decedent, and pursuant to the provisions of the Idaho Uniform Probate Code; and

Letters Testamentary are recorded in the office of the County Recorder of the County of Minidoka, State of Idaho, as Instrument number 549453 on August 11, 2022.

NOW, THEREFORE, WITNESSETH:

The Grantor for valuable consideration, and for the purpose of distributing certain real property from the Estate of VERN LEROY SCHAFFER, deceased, does by these presents hereby distribute, grant, bargain, convey and confirm to the Grantee and the heirs and assigns of Grantee forever, all that certain parcel of land situation, lying and being in County of Minidoka, State of Idaho, attached hereto as Exhibit "A" to-wit subject to the following:

Taxes, including any assessments collected therewith, for the year 2022 which are a lien not yet due and payable.

The land described herein is located within the boundaries of Minidoka Irrigation District and is subject to any assessments levied thereby. (Parcel No. 1)

The land described herein is located within the boundaries of A & B Irrigation District and is subject to any assessments levied thereby. (Parcel No. 2)

Terms and Conditions contained in Agreement between Leonard L. Schafer and Dorothy M. Schafer, husband and wife and Vern L. Schafer, a single man, dated December 17, 1979 and recorded December 17, 1979 as Instrument No. 298803, records of Minidoka County, Idaho

Requests to Alter Waterway Canal C2, executed by Minidoka Irrigation District, dated February 8, 2013 and recorded May 3, 2013 as Instrument No. 522360, records of Minidoka County, Idaho.

Requests to Alter Waterway Lower C2 Canal, executed by Minidoka Irrigation District, dated October 4, 2013 and recorded February 18, 2014 as Instrument No. 526260, records of Minidoka County, Idaho.

together with all singular the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining, the reversion and reversions, remainder and remainders, rents, issues and profits thereof;

TO HAVE AND TO HOLD, all and singular the premises, together with appurtenances, unto the Grantee and the heirs and assigns of Grantee forever.

IN WITNESS WHEREOF, Grantor has executed this Deed this day and year first above written.

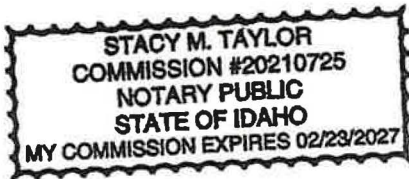
GRANTOR

**ESTATE OF VERN LEROY SCHAFFER also
known as VERN L. SCHAFFER**

By Leonard Schafer
Leonard Schafer
Personal Representative

STATE OF IDAHO)
) ss
County of Cassia)

On this 1 day of December, in the year 2022 before me, the undersigned, a Notary Public in and for said State, personally appeared **Leonard Schafer**, known or identified to me to be the person whose name is subscribed to the within instrument as the Personal Representative of the **Estate of Vern Leroy Schafer also known as Vern L. Schafer**, and acknowledged to me that she/he subscribed her name as Personal Representative.

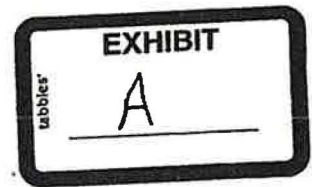




Notary Public for Idaho
Residing at: Caldwell, ID
Comm. Exp.: 02/23/2027

File Number: 19330916

SCHEDULE C



Legal Description:

PARCEL NO. 1:
TOWNSHIP 9 SOUTH, RANGE 23 EAST OF THE BOISE MERIDIAN,
MINIDOKA COUNTY, IDAHO

Section 9: **E $\frac{1}{2}$ NW $\frac{1}{4}$**

PARCEL NO. 2:
TOWNSHIP 8 SOUTH, RANGE 23 EAST OF THE BOISE MERIDIAN,
MINIDOKA COUNTY, IDAHO

Section 32: **Farm Unit B, Tract B of the North Side Pumping Division of the Minidoka Project, Idaho (as shown by plat dated, May 4, 1956 on file in the office of the County Recorder, Minidoka County, Idaho)**

U OF RECLAMATION

SUHR FRANKLIN G
SUHR ELLA

300 North Rd

300 North Rd

300 North Rd

RP09S23E093173

MARTINDALE LORI

N 600 W

RP09S23E080075

DESERT RIDGE FARMS INC

RP09S23E093005

SUHR FRANKLIN G
SUHR ELLA L

RP09S23E093811

WILKINS DUSTIN J
WILKINS GINA

N 600 W

RP09S23E092400

SCHAFER LEONARD

RP09S23E090657

MCCALL FRANK E
MCCALL JAMES E

RP09S

RP09S23E091205

MCCALL BRENT L
MCCALL FRANK E

RP09S

RP09S23E087202

CIRCLE G LAND LLC

RP09S23E095400

KNOPP RANDALL J
KNOPP KATHY

RP09S23E094805

BLISS VICTOR R



M C

APR 06 2023
SCANNED



0004878533

**STATE OF IDAHO***Office of the secretary of state, Lawrence Denney***ANNUAL REPORT**

Idaho Secretary of State
PO Box 83720
Boise, ID 83720-0080
(208) 334-2301
Filing Fee: \$0.00

*For Office Use Only***-FILED-**

File #: 0004878533

Date Filed: 9/3/2022 6:58:59 AM

Entity Name and Mailing Address:

Entity Name: IDAHO FARMS LLC
The file number of this entity on the records of the Idaho Secretary of State is: 0000077288
Address: 415 W 100 N
RUPERT, ID 83350-9683

Entity Details:

Entity Status: Active-Existing
This entity is organized under the laws of: IDAHO
If applicable, the old file number of this entity on the records of the Idaho Secretary of State was: W21243

The registered agent on record is:

Registered Agent: JASON WEIMER
Registered Agent
Physical Address
415 W 100 N
RUPERT, ID 83350
Mailing Address

Limited Liability Company Managers and Members

Name	Title	Business Address
Jake Weimer	Member	82 PELICAN DR RUPERT, ID 83350

The annual report must be signed by an authorized signer of the entity.

Job Title: Manager

*Jason Weimer**09/03/2022*

Sign Here

Date

B0737-9657 09/03/2022 6:59 AM Received by ID Secretary of State Lawrence Denney