

RECEIVED

JUN 10 2026

STATE OF IDAHO  
DEPARTMENT OF WATER RESOURCESDEPT. OF WATER RESOURCES  
EASTERN REGION

## 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.

WD 122

| Water Right/Claim No. | Split?                       | Leased to Water Supply Bank? | Water Right/Claim No. | Split?                       | Leased to Water Supply Bank? |
|-----------------------|------------------------------|------------------------------|-----------------------|------------------------------|------------------------------|
| 22-14755 OK           | Yes <input type="checkbox"/> | Yes <input type="checkbox"/> |                       | Yes <input type="checkbox"/> | Yes <input type="checkbox"/> |
|                       | Yes <input type="checkbox"/> | Yes <input type="checkbox"/> |                       | Yes <input type="checkbox"/> | Yes <input type="checkbox"/> |
|                       | Yes <input type="checkbox"/> | Yes <input type="checkbox"/> |                       | Yes <input type="checkbox"/> | Yes <input type="checkbox"/> |
|                       | Yes <input type="checkbox"/> | Yes <input type="checkbox"/> |                       | Yes <input type="checkbox"/> | Yes <input type="checkbox"/> |
|                       | Yes <input type="checkbox"/> | Yes <input type="checkbox"/> |                       | Yes <input type="checkbox"/> | Yes <input type="checkbox"/> |

2. Previous Owner's Name: Thomas E. Hill and Lexie G. Hill

Name of current water right holder/claimant

3. New Owner(s)/Claimant(s): Flag Ranch, LLC

New owner(s) as listed on the conveyance document

Name connector ☐ and ☐ or1795 W Broadway

Mailing address

678-414-9598

Telephone

Idaho Falls

City

ID

State

83402

Zip

Natemosteller@gmail.com

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: June 5, 2026
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] Manager 6-8-26
- Signature of new owner/claimant Title, if applicable Date
- Nate Mosteller
- Print name

- Signature: \_\_\_\_\_
- Signature of new owner/claimant Title, if applicable Date
- Print name

## For IDWR Office Use Only:

Received by M. Patten Date 6-10-26 Receipt No. E051705 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 JRB Processed by MP Date 6/11/2026

Instrument # 295839  
Teton County, Driggs, Idaho  
06/05/2026 03:48:03 PM No. of Pages: 4  
Recorded for: PIONEER TITLE CO OF BONNEVILLE CO LLC  
Kim Keeley Fee: \$15.00  
Deputy sheward  
Index to: DEED, SPECIAL WARRANTY  
Electronically Recorded

RECORDING REQUESTED BY AND  
WHEN RECORDED RETURN TO:

Kristin Moore  
Rocky Mountain Environmental Associates, Inc.  
482 Constitution Way, Suite 303  
Idaho Falls, ID 83402

891376 PTC

(Space Above for Recorder's Use)

### SPECIAL WARRANTY DEED FOR WATER RIGHTS

Thomas E. Hill and Lexie G. Hill, husband and wife, whose address is 1540 S 6000 W, Driggs, ID 83422 (hereinafter "Grantor") does hereby grant, bargain, sell, assign, and convey unto Flag Ranch, LLC, a Idaho limited liability company, whose address is 1795 W. Broadway, Idaho Falls, ID 83402 (hereinafter "Grantee") and to Grantee's heirs and assigns forever, all of Grantor's right, title, and interest in water right described on Exhibit A attached hereto (hereinafter the "Water Right").

Grantor hereby covenants and warrants to Grantee as follows:

- (A) Grantor is the owner of the Water Right;
- (B) Grantor has not conveyed any of the Water Right to anyone other than Grantee;
- (C) The Water Right is free from all liens, claims, or encumbrances; and
- (D) Grantor has the authority to convey the Water Right to Grantee.

Grantor makes no other covenants or warranties as to the Water Right.

IN WITNESS WHEREOF, the undersigned authorized officer of Grantor, acting on behalf of Grantor, has caused his name to be hereunto subscribed.

DATED this 19th day of <sup>May</sup>~~March~~, 2026.

"GRANTOR"

Thomas E Hill

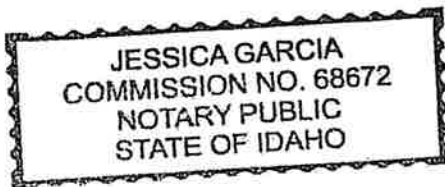
Thomas E. Hill

Lexie G. Hill

Lexie G. Hill

STATE OF IDAHO                    )  
                                                  )ss.  
County of Bonneville )

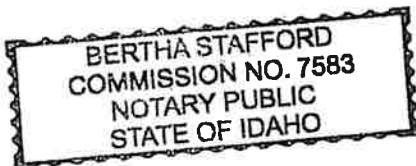
This record was acknowledged before me on the 20<sup>th</sup> day of <sup>May</sup>~~March~~, 2026, by **Thomas E. Hill.**



Jessi Cain  
Notary Public for Idaho  
My Commission Expires: 10/15/2028

STATE OF IDAHO                    )  
                                                  )ss.  
County of Bonneville )

This record was acknowledged before me on the 19<sup>th</sup> day of <sup>May</sup>~~March~~, 2026, by **Lexie G. Hill.**



Bertha Stafford  
Notary Public for Idaho  
My Commission Expires: Residing at Idaho Falls Expires 1/27/2029

**EXHIBIT A**  
**WATER RIGHT DESCRIPTION**

Page 3 of 5

**WATER RIGHT NO. 22-14755**

**As Modified by Transfer No. 90223**

In accordance with the approval of Transfer No. 90223, Water Right No. 22-14755 is now described as follows:

**Right Holder:** THOMAS E HILL AND  
LEXIE G HILL  
1540 S 6000 W  
DRIGGS, ID 83422-4839

**Priority Date:** 6/30/1975

**Source:** GROUND WATER

| <u>BENEFICIAL USE</u>   | <u>From</u> | <u>To</u> | <u>Diversion Rate</u> | <u>Diversion Volume</u> |
|-------------------------|-------------|-----------|-----------------------|-------------------------|
| DIVERSION TO STORAGE    | 04/15       | to 10/31  | 0.010 cfs             | 0.9 af                  |
| FIRE PROTECTION STORAGE | 1/1         | to 12/31  | 0.060 cfs             | 15.8 af                 |
| IRRIGATION              | 04/15       | to 10/31  | 0.070 cfs             | 16.7 af                 |

LOCATION OF POINT(S) OF DIVERSION

GROUND WATER SWSW Sec 21 Twp 06N Rge 45E TETON County

PLACE OF USE: IRRIGATION

| Twp | Rng | Sec | NE |    |    |    | NW |    |    |    | SW |    |     |    | SE |    |    |    | Totals |
|-----|-----|-----|----|----|----|----|----|----|----|----|----|----|-----|----|----|----|----|----|--------|
|     |     |     | NE | NW | SW | SE | NE | NW | SW | SE | NE | NW | SW  | SE | NE | NW | SW | SE |        |
| 06N | 45E | 21  |    |    |    |    |    |    |    |    |    |    | 4.5 |    |    |    |    |    | 4.5    |

POU Total Acres: 4.5

PLACE OF USE: FIRE PROTECTION STORAGE

| Twp | Rng | Sec | NE |    |    |    | NW |    |    |    | SW |    |    |    | SE |    |    |    | Totals |
|-----|-----|-----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|--------|
|     |     |     | NE | NW | SW | SE | NE | NW | SW | SE | NE | NW | SW | SE | NE | NW | SW | SE |        |
| 06N | 45E | 21  |    |    |    |    |    |    |    |    |    |    | x  |    |    |    |    |    |        |

Transfer No. 90223

Page 4 of 5

**WATER RIGHT NO. 22-14755**  
**As Modified by Transfer No. 90223**

**CONDITIONS OF APPROVAL**

1. The pond established by the storage of water under this right shall not exceed a total capacity of 0.7 acre-feet or a total surface area of 0.15 acre(s).
2. Right authorize total annual storage volume of 0.9 acre-feet, 0.70 acre-feet to be used for the initial filling or carryover storage of the pond and 0.2 acre-feet for the replacement of losses caused by and evaporation.
3. The right holder shall install and maintain an impermeable liner in the pond to eliminate seepage losses.
4. Use of water under this right may be regulated by a watermaster with responsibility for the distribution of water among appropriators within a water district. At the time of this approval, this water right is within State Water District No. 122.
5. A lockable device subject to the approval of the Department shall be maintained on the diverting works in a manner that will provide the watermaster suitable control of the diversion.
6. When notified by the Department, the right holder shall install and maintain a measuring device of a type acceptable to the Department as part of the diverting works.
7. This right when combined with all other rights shall provide no more than 0.03 cfs per acre nor more than 3.5 afa per acre at the field headgate for irrigation of the place of use.
8. Right holder shall comply with the drilling permit requirements of Idaho Code § 42-235 and applicable Well Construction Rules of the Department.
9. Water shall not be diverted from fire protection storage except to fight or repel an existing fire.
10. This right does not grant any right-of-way or easement across the land of another.
11. The right holder shall accomplish the change authorized by this transfer within one year of the date of this approval.
12. Failure of the right holder to comply with the conditions of this transfer is cause for the Director to rescind approval of the transfer.
13. Pursuant to Idaho Code § 42-1412(6), this water right is subject to such general provisions necessary for the definition of the rights or for the efficient administration of water rights as determined by the Snake River Basin Adjudication court in the final unified decree entered 08/26/2014.

Transfer No. 90223



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](mailto:easterninfo@idwr.idaho.gov) • Web: [idwr.idaho.gov](http://idwr.idaho.gov)

**Governor Brad Little**

**Director Mathew Weaver**

June 11, 2026

FLAG RANCH LLC  
1795 W BROADWAY ST PMB 29  
IDAHO FALLS ID 83402-3045

Re: Change in Ownership for Water Right No(s): 22-14755

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 208-525-7161.

Sincerely,

Misty Pettis  
Office Specialist 2

Enclosure(s)  
CC: WATER DISTRICT 122