

STATE OF IDAHO  
DEPARTMENT OF WATER RESOURCES

RECEIVED

JUN 22 2026

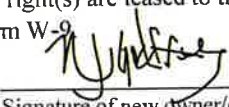
DEPT. OF WATER RESOURCES  
EASTERN REGION

## 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? |
|-----------------------|------------------------------|------------------------------|-----------------------|------------------------------|------------------------------|
| 22-14683 <u>OK</u>    | 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): Good Timber Ranch, LLC  
New owner(s) as listed on the conveyance document      Name connector ☐ and ☐ or
- 1300 Good Timber Ranch Road      Victor      Idaho      83455  
Mailing address      City      State      Zip
- (208) 709-1074      nathan@coldwaterpaint.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: May 20, 2026
6. Do you own the land identified as the water right place of use? Yes ☒ No ☐  
☐ 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):  
☐ \$25 per *undivided* water right.  
☐ \$100 per *split* water right.  
☐ 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:       Manager      June 17, 2026  
Signature of new owner/claimant      Title, if applicable      Date  
Nathan Godfrey  
Print name

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

**For IDWR Office Use Only:**

Received by M. Fettes      Date 6-22-26      Receipt No. E051734      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 JB      Processed by mp      Date 6/24/2026

State of Idaho  
Department of Water Resources

# Water Right

22-14683

RECREATION STORAGE

The map depicts the place of use for the water use listed above and point(s) of diversion of this right as currently derived from interpretations of the paper records and is used solely for illustrative purposes. Discrepancies between the computer representation and the permanent document file will be resolved in favor of the actual water right documents in the water right file.



Date created: 6/17/2026



## Legend

- Quarter Quarters
- PLS Sections
- Townships
- Place of Use Boundary
- Point of Diversion



RECORDING REQUESTED BY AND  
WHEN RECORDED RETURN TO:

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

**Instrument # 295622**  
**Teton County, Driggs, Idaho**  
**05/20/2026 04:04:33 PM No. of Pages: 4**  
Recorded for: PIONEER TITLE CO OF BONNEVILLE CO LLC  
Kim Koeley Fee: \$15.00  
Deputy Jwenger  
Index to: DEED, SPECIAL WARRANTY  
Electronically Recorded

888812 - 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 **Good Timber Ranch, LLC**, a Wyoming limited liability company, whose address is 1300 Good Timber Ranch Rd., Victor, Idaho 83455 (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 May, 2026.

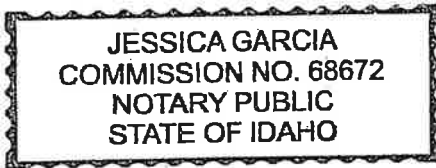
"GRANTOR"

Thomas E Hill  
Thomas E. Hill

Lexie G. Hill  
Lexie G. Hill

STATE OF IDAHO                    )  
                                                  )ss.  
County of Bonneville            )

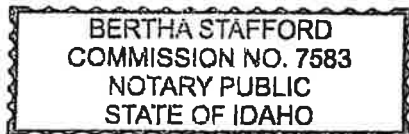
This record was acknowledged before me on the 20<sup>th</sup> day of May, 2026, by  
Thomas E. Hill.



Jessi Cai  
Notary Public for Idaho  
My Commission Expires: 10/18/2028

STATE OF IDAHO                    )  
                                                  )ss.  
County of Bonneville            )

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



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

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

Page 3 of 9

**WATER RIGHT NO. 22-14683**  
**As Modified by Transfer No. 90102**

In accordance with the approval of Transfer No. 90102, Water Right No. 22-14683 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  | 1/1         | to 12/31  | 0.040 cfs             | 5.7 af                  |
| RECREATION STORAGE    | 1/1         | to 12/31  | 0.040 cfs             | 5.7 af                  |

LOCATION OF POINT(S) OF DIVERSION

GROUND WATER .NWSE Sec 22 Twp 03N Rge 45E TETON County

PLACE OF USE: RECREATION 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 |        |
| 03N | 45E | 22  |    |    |    |    |    |    |    |    |    |    |    |    |    | X  |    |    | 0.0    |

CONDITIONS OF APPROVAL

1. The diversion and use of water described in Transfer 90102 may be subject to additional conditions and limitations agreed to by the protestant and the right holder under a separate agreement to which the Department is not a party. Because the Department is not a party, the Department is not responsible for enforcement of any aspect of the agreement not specifically addressed in other conditions herein. Enforcement of those portions of the agreement not specifically addressed in other conditions shall be the responsibility of the protestant and the water right holder.
2. The point of diversion for this right is an excavated pond located on Little Warm Creek.
3. The pond established by the storage of water under this right shall not exceed a total capacity of 19.3 acre-feet or a total surface area of 3.0 acres.
4. This right authorizes total annual storage volume of 5.7 acre-feet for the replacement of losses caused by evaporation from the pond authorized by water rights 22-2279, 22-683A, 22-7658, 22-14626, 22-14667, and 22-14683.

Transfer No. 90102

Page 4 of 9

**WATER RIGHT NO. 22-14683**  
**As Modified by Transfer No. 90102**

**CONDITIONS OF APPROVAL**

5. 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.
6. Water stored under this right is subject to fluctuations of the water table caused by changes in the flow of local streams and by diversions under prior ground water rights. This right does not guarantee the maintenance of any particular ground water level.
7. The right holder shall accomplish the change authorized by this transfer within one year of the date of this approval.
8. Failure of the right holder to comply with the conditions of this transfer is cause for the Director to rescind approval of the transfer.
9. 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. 90102



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 24, 2026

GOOD TIMBER RANCH LLC  
1300 GOOD TIMBER RANCH RD  
VICTOR ID 83455-5115

Re: Change in Ownership for Water Right No(s): 22-14683

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  
Racine Olson PLLP



**RACINE OLSON**  
ATTORNEYS

June 18, 2026

Idaho Department of Water Resources  
900 North Skyline Drive, Suite A  
Idaho Falls, Idaho 83402-1718

RECEIVED

JUN 22 2026

DEPT. OF WATER RESOURCES  
EASTERN REGION

**Re: Good Timber Ranch, LLC**  
**Notice of Change in Water Right Ownership 22-14683**

To whom it may concern:

Enclosed please find for filing the original and extra copy of a Notice of Change in Water Right Ownership, together with a check in the amount of \$25.00 for the filing fee. Please file the original and conform stamp and return the extra copy in the enclosed return envelope.

Should you have any questions, please contact me. Thank you for your assistance.

Sincerely,



T. J. BUDGE

c: Nathan Godfrey, Good Timber Ranch, LLC  
Jared Smith, Good Timber Ranch, LLC