

JUN 24 2025

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

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.

Water Right/Claim No.	Split?	Leased to Water Supply Bank?	Water Right/Claim No.	Split?	Leased to Water Supply Bank?
22-299B	Yes ☐	Yes ☐		Yes ☐	Yes ☐
22-298B	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐
	Yes ☐	Yes ☐		Yes ☐	Yes ☐

2. Previous Owner's Name: Plumb Land Investment LLC, Ken C. Gardner Family Partnership
Name of current water right holder/claimant

3. New Owner(s)/Claimant(s): Brock Idaho LLC
New owner(s) as listed on the conveyance document Name connector ☐ and ☐ or
970 W. Broadway, Ste. E, 4E Jackson WY 83001
Mailing address City State Zip
949-306-4628 DON@FCTCINC.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: 12/12/2006

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 6/18/2025
Signature of new owner/claimant Title, if applicable Date
DONALDSON A. Niele
Print name

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

Received by MP Date 7/17/2025 For IDWR Office Use Only: \$50. - for this app
Active in the Water Supply Bank? Yes ☐ No ☐ Receipt No. E050997 Receipt Amt. \$75. -
Name on W-9 _____ Approved by JB Processed by JB Date 8/25/2025
If yes, forward to the State Office for processing W-9 received? Yes ☐ No ☐

2. Previous Owners (continued)

Elizabeth Plum, Phillip Plum, John C. Terry

RECORDING REQUESTED BY
First American Title Company

AND WHEN RECORDED MAIL TO:
First American Title Company
81 North Main Street/P.O. Box 42
Driggs, ID 83422

183382

RECEIVED

Instrument # 183382

DRIGGS, TETON, IDAHO

2006-12-12

02:13:41 No. of Pages: 5

Recorded for: FIRST AMERICAN

NOLAN G. BOYLE

Ex-Officio Recorder Deputy

Index to: DEED, WARRANTY

DEC 12 2006

TETON CO., ID
CLERK RECORDER

RECEIVED

DEC 12 2006

TETON CO., ID
CLERK RECORDER

Space Above This Line for Recorder's Use Only

WARRANTY DEED

File No.: **187993-T (tm)**

Date: **December 05, 2006**

For Value Received, **Plumb Land Investment, LLC**, a Utah Limited Liability Company as to an undivided 45% interest; **The Kem C. Gardner Family Partnership, LTD**, a Utah Limited Liability Company as to an undivided 45% interest; **Philip T. Plumb**, a single man as to an undivided 6% interest and **John C. Terry and Elizabeth Plumb**, husband and wife as to an undivided 4% interest, hereinafter called the Grantor, hereby grants, bargains, sells and conveys unto **Brock-Idaho, LLC**, a Virginia Limited Liability Company, hereinafter called the Grantee, whose current address is **1506 Duke of Windsor Road, Virginia Beach, Virginia 23454**, the following described premises, situated in **Teton County, Idaho**, to-wit:

Legal Description attached hereto as Exhibit A, and by this referenced incorporated herein.

SUBJECT TO all easements, right of ways, covenants, restrictions, reservations, applicable building and zoning ordinances and use regulations and restrictions of record, and payment of accruing present year taxes and assessments as agreed to by parties above.

TO HAVE AND TO HOLD the said premises, with its appurtenances, unto the said Grantee, and to the Grantee's heirs and assigns forever. And the said Grantor does hereby covenant to and with the said Grantee, that the Grantor is the owner in fee simple of said premises; that said premises are free from all encumbrances except current years taxes, levies, and assessments, and except U.S. Patent reservations, restrictions, easements of record and easements visible upon the premises, and that Grantor will warrant and defend the same from all claims whatsoever.

183382

Date: 12/05/2006

Warranty Deed
- continued

File No.: 187993-T (tm)

By: Walter J. Plumb IV

Plumb Land Investment, LLC By: City & Country Development, INC Profit Sharing Plan, Manager By:
Walter J Plumb IV, Trustee

By: John C. Gardner

The Kem C. Gardner Family Partnership, LTD BY: The Kem C. Gardner Family Manager, L.C., General
Partner By Kem C. Gardner, Manager

John C. Terry

Elizabeth Plumb

Philip T. Plumb

STATE OF

)
SS.

COUNTY OF

)

On this 8 day of **December, 2006**, before me, a Notary Public in and for said State, personally
appeared **Walter J. Plumb IV**, known or identified to me to be the person(s) whose name(s) is
subscribed to the within instrument as Trustee of the **City & Country Development, INC Profit
Sharing Plan Trust**, and acknowledged to me that he executed the same as such Trustee, on behalf of
said Trust as Manager in said Limited Liability Company's name.



Misty James

Notary Public of

Residing at: Salt Lake

Commission Expires: May 12, 2010

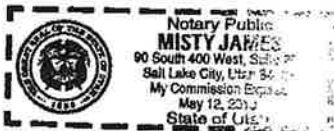
Date: 12/05/2006

Warranty Deed
- continued

File No.: 187993-T (tm)

STATE OF)
)
COUNTY OF Salt Lake)

On this 8 day of December, 2006, before me, a Notary Public in and for said State, personally appeared **Kem C. Gardner as Manager of The Kem C. Gardner Family Manager, L.C., a Utah limited liability company (General Partner)**, known or identified to me to be one of the partners in the partnership of **The Kem C. Gardner Family Partnership, LTD**, and the partner or one of the partners who subscribed said partnership name to the foregoing instrument, and acknowledged to me that he executed the same in said partnership name.



Misty James
Notary Public of Salt Lake
Residing at:
Commission Expires: May 12, 2010

STATE OF)
)
COUNTY OF Salt Lake)

On this 8 day of December, 2006, before me, a Notary Public in and for said State, personally appeared **Philip T. Plumb**, known or identified to me to be the person(s) whose name(s) is subscribed to the within instrument, and acknowledged to me that he executed the same.



Misty James
Notary Public of
Residing at: Salt Lake
Commission Expires: May 12, 2010

STATE OF)
)
COUNTY OF Salt Lake)

On this 8 day of December, 2006, before me, a Notary Public in and for said State, personally appeared **John C. Terry and Elizabeth Plumb**, known or identified to me to be the person(s) whose name(s) are subscribed to the within instrument, and acknowledged to me that they executed the same.



Misty James
Notary Public of
Residing at: Salt Lake
Commission Expires: May 12, 2010

EXHIBIT A

PARCEL 1:

TOWNSHIP 5 NORTH, RANGE 44 EAST OF THE BOISE MERIDIAN, TETON COUNTY, IDAHO

SECTION 26: NW1/4SW1/4

(KNOWN AS PARCEL 1 ON RECORD OF SURVEY RECORDED MAY 26, 2006 AS INSTRUMENT NO. 177277).

TOGETHER WITH A 30 FOOT WIDE EASEMENT, THE NORTH LINE OF WHICH IS THE SOUTH LINE OF SAID NW1/4 OF THE SW1/4 OF SECTION 26, THE SIDELINES OF SAID 30 FOOT WIDE EASEMENT TO BEGIN AT THE EASTERLY RIGHT-OF-WAY OF COUNTY ROAD 700 WEST AND TO TERMINATE AT THE EAST LINE OF THE SW1/4 OF THE SW1/4 OF SAID SECTION 26,

ALSO TOGETHER WITH A 60 FOOT WIDE EASEMENT, THE CENTERLINE OF WHICH IS THE SOUTH LINE OF THE NE1/4 OF THE SW1/4 OF SAID SECTION 26, THE SIDELINES OF SAID 60 FOOT WIDE EASEMENT TO BEGIN AT THE WEST LINE OF THE EAST 1/2 OF THE SW1/4 OF SAID SECTION 26 AND TO TERMINATE AT THE EAST LINE OF THE SW1/4 OF SAID SECTION 26.

PARCEL 2:

TOWNSHIP 5 NORTH, RANGE 44 EAST OF THE BOISE MERIDIAN, TETON COUNTY, IDAHO

Section 26: NE1/4SW1/4

(KNOWN AS PARCEL 2 ON RECORD OF SURVEY RECORDED MAY 26, 2006 AS INSTRUMENT NO. 177277).

TOGETHER WITH A 30 FOOT WIDE EASEMENT, THE NORTH LINE OF WHICH IS THE SOUTH LINE OF THE NE1/4 OF THE SW1/4 OF SECTION 26, THE SIDELINES OF SAID 30 FOOT WIDE EASEMENT TO BEGIN AT THE WEST LINE OF THE SE1/4SW1/4 OF SAID SECTION 26 AND TH TERMINATE AT THE EAST LINE OF THE SE1/4SW1/4 OF SAID SECTION 26.

ALSO TOGETHER WITH A 60 FOOT WIDE EASEMENT, THE CENTERLINE OF WHICH IS THE SOUTH LINE OF THE NW1/4 OF THE SW1/4 OF SAID SECTION 26, THE SIDELINES OF SAID 60 FOOT WIDE EASEMENT TO BEGIN AT THE EAST RIGHT-OF-WAY OF COUNTY ROAD 700 WEST AND TO TERMINATE AT THE EAST LINE OF THE WEST 1/2 OF THE SW1/4 OF SAID SECTION 26.

PARCEL 3:

TOWNSHIP 5 NORTH, RANGE 44 EAST OF THE BOISE MERIDIAN, TETON COUNTY, IDAHO

SECTION 26: SE1/4SW1/4

(KNOWN AS PARCEL 3 ON RECORD OF SURVEY RECORDED MAY 26, 2006 AS INSTRUMENT NO. 177277).

TOGETHER WITH A 30 FOOT EASEMENT, THE SOUTH LINE OF WHICH IS THE NORTH LINE OF THE SE1/4 OF THE SW1/4 OF SECTION 26, THE SIDELINES OF SAID 30 FOOT WIDE EASEMENT TO BEGIN AT THE WEST LINE OF THE NE1/4 OF THE SW1/4 OF SAID SECTION 26 AND TO TERMINATE AT THE EAST LINE OF THE NE1/4 OF THE SW1/4 OF SAID SECTION 26.

ALSO TOGETHER WITH A 60 FOOT WIDE EASEMENT, THE CENTERLINE OF WHICH IS THE SOUTH LINE OF THE NW1/4 OF THE SW1/4 OF SAID SECTION 26, THE SIDELINES OF SAID 60 FOOT WIDE EASEMENT TO BEGIN AT THE EAST RIGHT-OF-WAY OF COUNTY ROAD 700 WEST AND TO TERMINATE AT THE EAST LINE OF THE WEST 1/2 OF THE SW1/4 OF SAID SECTION 26.

PARCEL 4

TOWNSHIP 5 NORTH, RANGE 44 EAST OF THE BOISE MERIDIAN, TETON COUNTY, IDAHO

SECTION 26: SW1/4SW1/4
(KNOWN AS PARCEL 4 ON RECORD OF SURVEY RECORDED MAY 26, 2006 AS INSTRUMENT NO. 177277).

TOGETHER WITH A 30 FOOT WIDE EASEMENT, THE SOUTH LINE OF WHICH IS THE NORTH LINE OF THE SW1/4 OF THE SW1/4 OF SECTION 26, THE SIDELINES OF SAID 30 FOOT WIDE EASEMENT TO BEGIN AT THE EASTERLY RIGHT-OF-WAY OF COUNTY ROAD 700 WEST AND TO TERMINATE AT THE EAST LINE OF THE NW1/4 OF THE SW1/4 OF SAID SECTION 26.

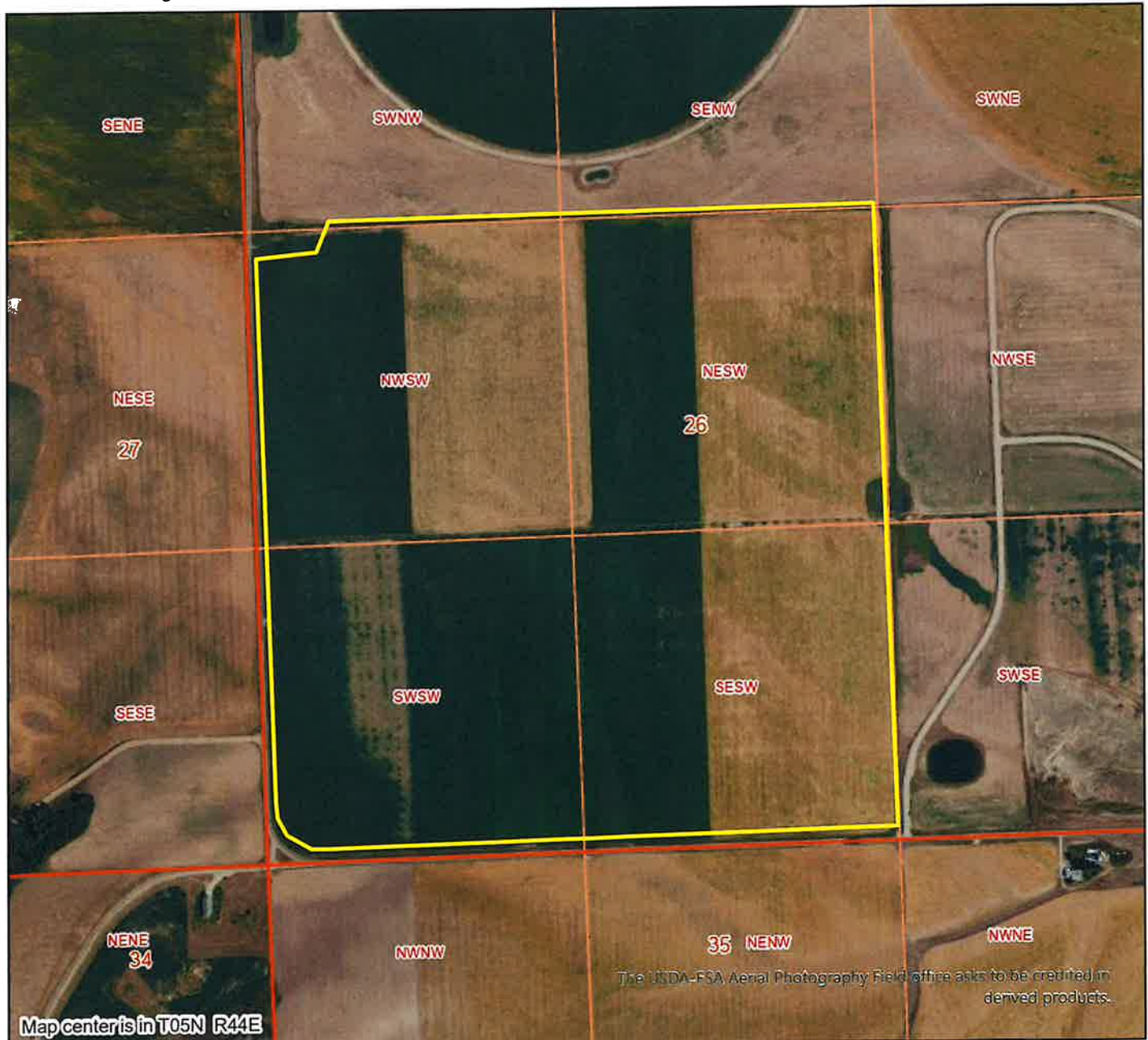
ALSO TOGETHER WITH A 60 FOOT WIDE EASEMENT, THE CENTERLINE OF WHICH IS THE SOUTH LINE OF THE NE1/4 OF THE SW1/4 OF SAID SECTION 26, THE SIDELINES OF SAID 60 FOOT WIDE EASEMENT TO BEGIN AT THE WEST LINE OF THE EAST 1/2 OF THE SW1/4 OF SAID SECTION 26 AND TO TERMINATE AT THE EAST LINE OF THE SW1/4 OF SAID SECTION 26.

State of Idaho
Department of Water Resources
Water Right

22-298B

IRRIGATION

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: 5/8/2025



Legend

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



State of Idaho
Department of Water Resources

Water Right

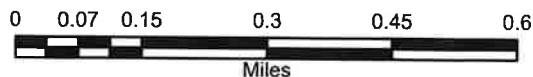
22-298B

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Date created: 5/8/2025



Legend

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

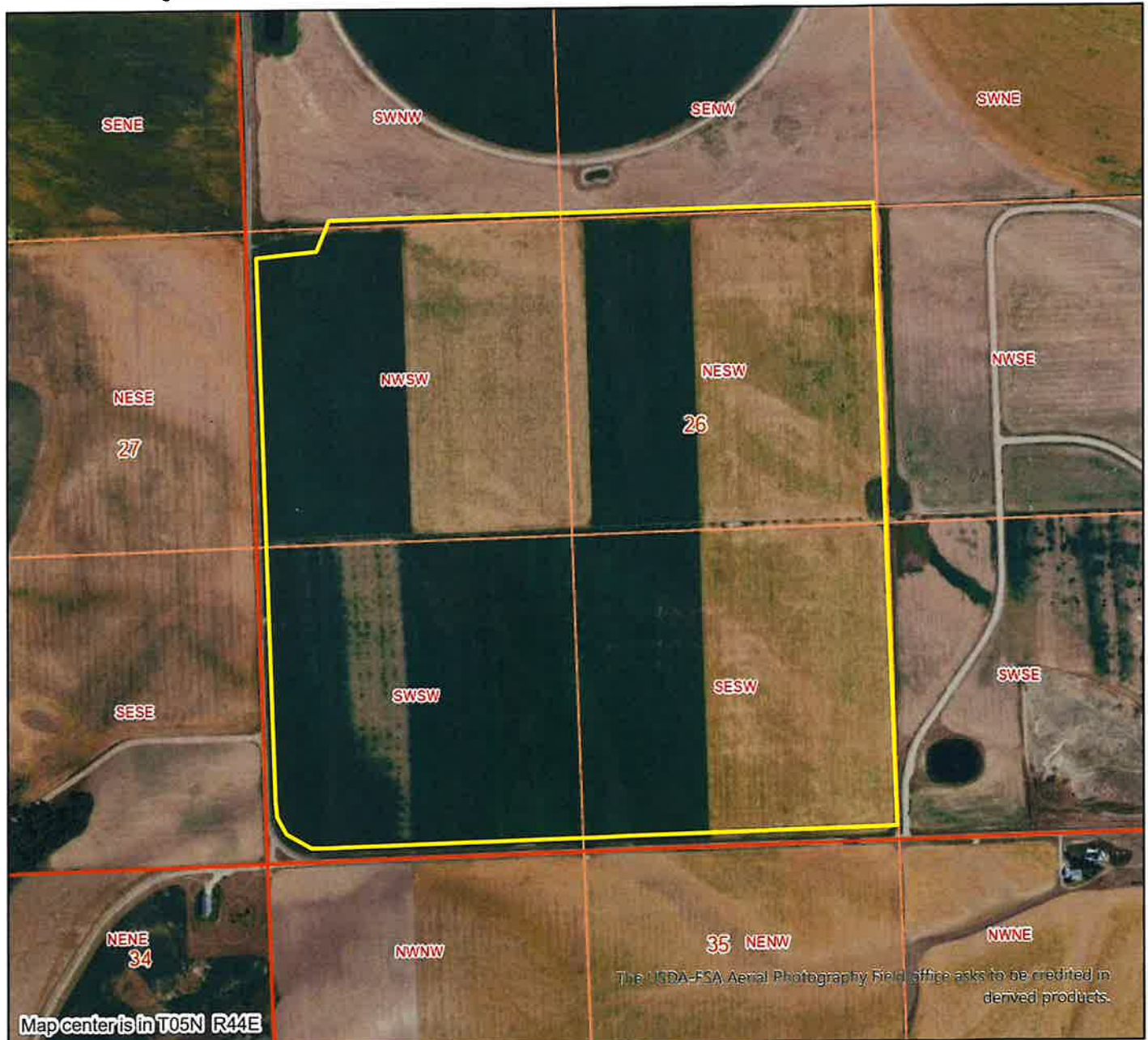


State of Idaho
Department of Water Resources
Water Right

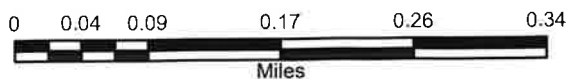
22-299B

IRRIGATION

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: 5/9/2025



Legend

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



State of Idaho
Department of Water Resources
Water Right

22-299B

IRRIGATION

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: 5/9/2025



Legend

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





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

August 25, 2025

BROCK IDAHO LLC
970 W BROADWAY STE E46
JACKSON WY 83001-6402

Re: Change in Ownership for Water Right No(s): 22-298B, 22-299B

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 208-497-3787.

Sincerely,

Jonie Baily
Technical Records Specialist 1

Enclosure(s)

cc: WATER DISTRICT 01



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

June 26, 2025

BROCK IDAHO LLC
970 W BRAODWAY STE E46
JACKSON WY 83001

RE: Change in Ownership Water Right No. 22-299B, 22-298B

Dear Sir/Madam:

The Department of Water Resources acknowledges receipt of your Notice of Change in Water Right Ownership.

Our review of your notice indicates that additional information is required before we can process the change. The information required is indicated below:

**** **Filing Fee:** In order for the department to update the ownership of a water a filing fee is required. The filing fee for an ownership change is \$25.00 per water right for a non split ownership change or \$100.00 per water right for an ownership change resulting in the division of a water right. Our review indicates your application will require a filing fee of \$50.00.

Because the Department cannot process the ownership change without proper documentation/fees, we will hold any action on your notice pending receipt of the necessary information/fees. If we do not receive the necessary information/fees within 30 days we will return your notice and all attachments and your notice will not be processed.

Please note that Section 42-248, Idaho Code, requires you or the owner of this water right to maintain current ownership and address records on file with the department. Forms to file a change of ownership of a water right and/or a change in the address of the water right owner are available from any department office, or at the department's website at: www.idwr.idaho.gov.

Please feel free to contact the Department if you have any questions.

Sincerely,

Jonie Baily
Technical Records Specialist

Enclosure(s)

SCANNED
JUN 26 2025