

STATE OF IDAHO
DEPARTMENT OF WATER RESOURCES

RECEIVED ✓

AUG 21 2025

NOTICE OF CHANGE IN WATER RIGHT OWNERSHIP

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?
36-7974	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: Brock and Tena Driscoll

Name of current water right holder/claimant

3. New Owner(s)/Claimant(s): Boone Creek LLC Jordan Driscoll

New owner(s) as listed on the conveyance document

Name connector ☐ and ☐ or

9498 Chestnut Hill Dr.

Pocatello

ID

83204

Mailing address

City

State

Zip

208-308-6305

jordan@driscollmc.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: 4/17/2024
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: Jordan Driscoll 8/18/2025
- Signature of new owner/claimant Title, if applicable Date
- Jordan Driscoll
- Print name

Signature: _____

Signature of new owner/claimant Title, if applicable Date

Print name

Received by SG Date 8-21-2025 For IDWR Office Use Only: Receipt No. 5040746 Receipt Amt. \$25

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 Jm Date 8-25-2025



Instrument # 2401365
JEROME COUNTY, JEROME, IDAHO
04-18-2024 08:55:50 AM No. of Pages: 1
Recorded for: ALLIANCE TITLE - TWIN FALLS OFFICE
CYRL LOOTENS Fee: \$16.00
Ex-Officio Recorder Deputy: CR
Electronically Recorded by Simplifile

WARRANTY DEED

Alliance Title & Escrow, LLC Order No.: 660464

FOR VALUE RECEIVED

Brock Driscoll and Tena Mae Driscoll, husband and wife

the grantor(s), do(es) hereby grant, bargain, sell and convey unto

Boone Creek, LLC, an Idaho limited Liability company

whose current address is

**9498 Chestnut Hill Dr
Pocatello, ID 83204**



the grantee(s), the following described premises, in Jerome County, Idaho, TO WIT:

Township 9 South, Range 21 East of the Boise Meridian, Jerome County, Idaho

**Section 13: Southwest Quarter of the Northeast Quarter,
Southeast Quarter of the Northwest Quarter,
East Half of the Southwest Quarter and
West Half of the Southeast Quarter**

**Section 24: Northwest Quarter of the Northeast Quarter and
the Northeast Quarter of the Northwest Quarter**

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantee, heirs and assigns forever. And the said Grantor does hereby covenant to and with the said Grantee(s), that (s)he is/are the owner(s) in fee simple of said premises; that they are free from all encumbrances Except: Current Year Taxes, conditions, covenants, restrictions, reservations, easements, rights and rights of way, apparent or of record.

And that (s)he will warrant and defend the same from all lawful claims whatsoever.

Dated: 4/17/24
[Signature]
Brock Driscoll

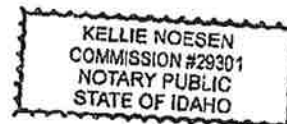
[Signature]
Tena Mae Driscoll

State of Idaho } ss
County of Bannock }

On this 17 day of April, 2024, before me, Kellie Noesen, a Notary Public in and for said state, personally appeared Brock Driscoll and Tena Mae Driscoll, known or identified to me to be the person(s) whose name(s) is/are subscribed to the within Instrument and acknowledged 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 in this certificate first above written.

[Signature]
Notary Public for the State of Idaho
Residing at: Pocatello, ID
Commission Expires: 2/24/2028





0005979824



STATE OF IDAHO
Office of the secretary of state, Phil McGrane
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 #: 0005979824

Date Filed: 11/13/2024 12:48:51 PM

Entity Name and Mailing Address:

Entity Name: Boone Creek, LLC
The file number of this entity on the records of the Idaho Secretary of State is: 0005439579
Address: 9498 CHESTNUT HILL DR
POCATELLO, ID 83204-7282

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:

The registered agent on record is:

Registered Agent: Jordan A. Driscoll
Registered Agent
Physical Address
9498 CHESTNUT HILL DR
POCATELLO, ID 83204-7282
Mailing Address
9498 CHESTNUT HILL DR
POCATELLO, ID 83204-7282

Limited Liability Company Managers and Members

Name	Title	Business Address
☒ Jordan A. Driscoll	Managing Member	9498 CHESTNUT HILL DR, POCATELLO, ID, 83204 POCATELLO, ID 83204
☒ Emily B. Driscoll	Managing Member	9498 CHESTNUT HILL DR, POCATELLO, ID, 83204 POCATELLO, ID 83204

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

Job Title: Managing Member

Jordan Driscoll

Sign Here

11/13/2024

Date

B0963-7744 11/13/2024 12:49 PM Received by Office of the Idaho Secretary of State



IDAHO DEPARTMENT OF
WATER RESOURCES

Southern Region • 650 Addison Ave W, Suite 500 • Twin Falls, ID 83301-5858

Phone: 208-736-3033 • Fax: 208-736-3037 • Email: southerninfo@idwr.idaho.gov • Web: idwr.idaho.gov

Governor Brad Little

Director Mathew Weaver

August 25, 2025

BOONE CREEK LLC
9498 CHESTNUT HILL DR
POCATELLO ID 83204-7282

Re: Change in Ownership & Notice of Security Interest for Water Right No(s): 36-7974

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 also acknowledges receipt of correspondence adding security interest of the above referenced water right(s) to Citizens Community Bank. 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 208-293-9908.

Sincerely,


Denise Maline
Administrative Assistant 1

Enclosure(s)

c: Citizens Community Bank, Chubbuck, Idaho (File #660464)
Water District 130

Maline, Denise

From: Maline, Denise
Sent: Monday, August 18, 2025 10:45 AM
To: nhoxit@ccb-idaho.com
Subject: Copy of mortgage document for Brock Driscoll / Boone Creek LLC
Attachments: June 3 letter to Citizens Community Bank.pdf

Good morning,

I am following up on water right paperwork I have been working on, which your office submitted to the Department on behalf of Brock Driscoll and Boone Creek LLC. I sent you a letter on June 3, 2025 asking for a better copy of the recorded mortgage document. The document originally submitted is very difficult to read. Can you please send me a more legible copy of the mortgage document? This way I can move forward with processing this paperwork.

Also, I have spoken with Jordan Driscoll and he is in the process of filing the Notice of Change in Water Right Ownership, which was also referenced in my June 3rd letter. You can disregard that portion of the letter, as Mr. Driscoll is taking care of it.

Thank you in advance for your attention to this matter.

Sincerely,

Denise @ IDWR Twin Falls



Denise Maline, Administrative Assistant I

Idaho Dept. of Water Resources, Southern Region

650 Addison Ave W Ste 500

Twin Falls ID 83301-5858

(208) 293-9908

denise.maline@idwr.idaho.gov

- O/C rec'd 8/21/2025

- mortgage docs rec'd 8/22/2025



IDAHO DEPARTMENT OF
WATER RESOURCES

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Phone: 208-736-3033 • Fax: 208-736-3037 • Email: southerninfo@idwr.idaho.gov • Web: idwr.idaho.gov

Governor Brad Little

Director Mathew Weaver

June 3, 2025

CITIZENS COMMUNITY BANK
NICOLE HOXIT
850 W QUINN RD
CHUBBUCK ID 83202

Re: Notice of Security Interest for Water Right No. 36-7974 (*Brock Driscoll*)

Dear Citizens Community Bank:

The Idaho Department of Water Resources (Department) recently received a Notice of Security Interest (Notice) for the above referenced water rights. This Notice was filed on behalf of Boone Creek LLC.

Upon initial review, it was noted that the print on the mortgage document is very small which makes it quite difficult to read. It was also noted that we received a Warranty Deed which conveys the water rights from Brock & Tena Mae Driscoll to Boone Creek LLC. If the intent is to also update ownership of this water right to Boone Creek LLC, a *Notice of Change in Water Right Ownership* form also needs to be filed, along with the \$25.00 filing fee. I have enclosed a form for your reference.

Please submit a more legible copy of the mortgage document, the completed Change in Water Right Ownership form signed by Boone Creek LLC, and \$25.00 within (30) thirty days of this letter. Upon receipt of the additional information and filing fees, we will be able to move forward with processing this request.

Thank you in advance for your attention to this matter. If you have any questions regarding this matter, please contact me at (208) 736-3033.

Sincerely,

Denise Maline
Administrative Assistant 1

Enclosure(s)

c: Brock & Tena Driscoll (without Change in Ownership form)
Boone Creek LLC



P.O. Box 1689
Pocatello, ID 83204-1689
(208)-232-5373

RECEIVED

MAY 30 2025

DEPT. OF WATER RESOURCES
SOUTHERN REGION

May 29, 2025

IDWR Southern Region
650 Addison Ave W, Suite 500
Twin Falls, ID 83301

RE: Citizens Community Bank Loan

To whom it may concern:

Enclosed you will find a Notice of Security Interest in a Water Right. I have also included the warranty deed and our recorded deed of trust.

Please feel free to contact me with any questions or concerns regarding the enclosed documentation and I will be happy to assist you. I can be reached at 208.239.8793 or email to nhoxit@ccb-idaho.com.

I appreciate your help with this matter.

Sincerely,

Nicole Hoxit
Loan Operations
850 W. Quinn Rd.
Chubbuck, ID 83202