

ORDER NO. _____

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That W. RICHARD HALL AND BARBARA R. HALL, husband and wife

in consideration of \$ NONE, the receipt of which is hereby acknowledged, do(es) hereby Grant, Bargain, Sell and Convey to

W. RICHARD HALL AND BARBARA R. HALL, TRUSTEES OF THE HALL REVOCABLE TRUST DATED JULY 6, 1988

and to the heirs and assigns of such Grantee forever, all that real property situated in the _____ County of Douglas, State of Nevada, bounded and described as follows:

SEE EXHIBIT "A" AND "B" attached hereto and made a part hereof for legal description

SEE EXHIBIT "C" attached hereto and made a part hereof for water rights conveyance

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.

Witness our hands this 2nd day of September, 1988.

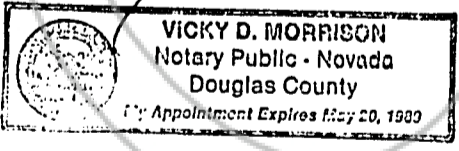
STATE OF NEVADA)
) :ss.
COUNTY OF Douglas)

W. Richard Hall, Trustee
W. RICHARD HALL, TRUSTEE
Barbara R. Hall, Trustee
BARBARA R. HALL, TRUSTEE

On September 2, 1988 personally appeared before me, a Notary Public, W. Richard Hall and Barbara R. Hall

who acknowledged that they executed the above instrument.

Vicky D. Morrison
Notary Public



WHEN RECORDED MAIL TO:
W. Richard Hall
P.O. Box 323
Minden, NV 89423

The Grantor(s) declare(s):
Documentary transfer tax is \$ NONE EXEMPT. #3
() computed on full value of property conveyed, or
() computed on full value less value of liens and encumbrances remaining at time of sale.

MAIL TAX STATEMENTS TO:
SAME AS ABOVE

FOR RECORDER'S USE

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EXHIBIT "A"

LEGAL DESCRIPTION

All those certain lots, pieces or parcels of land situate in and being a portion of the Northeast Quarter of Section 34, Township 13 North, Range 20 East, M.D.B. & M., more particularly described as follows:

PARCEL NO. 3, as shown on the CLARK PARCEL MAP, recorded January 21, 1982, in Book 182 of Official Records, at Page 1358, Douglas County, Nevada, as Document No. 64238. Said land being a portion of Parcel 3-G, as set forth on that certain Land Division Map of Lot 3 of John B. Anderson No. 1 L.P.M., (Parcel 2) for G.P. Trucking, filed in the Office of the County Recorder of Douglas County, Nevada, on March 25, 1981, as Document No. 54709.

Together with a non-exclusive easement for access and utilities over and across all those certain parcels of land designated as access and utility easement as set forth on that certain Land Division Map of Lot 3 of John B. Anderson No. 1 L.D.B. (Parcel 2) for G.P. Trucking, as filed in the Office of the County Recorder of Douglas County, Nevada, on March 25, 1981, as Document No. 54709.

Together with a private access easement as set forth upon that certain Clark Parcel Map referred to above.

EXCEPTING THEREFROM all those certain non-exclusive easements traversing the hereinabove described parcel of land.

Also the following parcel of land as described, and made a part of the property herein in Deed from Wagner & Assoc., Inc., a Nevada Corporation to Bruce A. Clark, et ux recorded February 16, 1984 in Book 284 of Official Records at Page 6377, Douglas County, Nevada as Document No. 97014, more particularly described as follows:

A parcel of land situated in the NE 1/4 of Section 34, T 13 N., R 20 E., M.D.B. & M., Douglas County, Nevada, and being more particularly described as follows:

BEGINNING at the NE corner of Parcel 3, as shown on the CLARK PARCEL MAP, recorded in Book 182, Page 1358 as Document No. 64238, said point being marked with a 5/8" rebar and cap stamped "R.L.S. 2280";

THENCE, along the Westerly line of Parcel 5-A, as shown on a parcel map for Wagner & Associates, said map having been filed in Book 983, Page 1789 as Document No. 87326, N 28°39'44" E., 56.98 feet to a point;

THENCE, leaving said westerly line, N 90°00'00" E, 97.92 feet to a point;

THENCE, S 00°00'00" E, 182.47 feet to a point;

THENCE, S 21°08'39" W, 73.18 feet to a point on the Easterly line of Parcel 3, as shown on the abovementioned Clark Parcel Map;

THENCE, along said Easterly line, the following three courses;

N 27°23'01" W. 92.05 feet;
 N 43°56'36" W. 76.20 feet;
 N 03°14'41" W 64.23 feet to the TRUE POINT OF BEGINNING

And further together with the following parcel of land as described and made a part of the property herein in Deed from Philip V. Carter, et ux to Bruce a. Clark, et ux recorded February 16, 1984 in Book 284 of Official Records at Page 6380, Douglas County, Nevada as Document No. 97015, more particularly describe as follows:

A parcel of land situated in the NE 1/4 of Section 34, T 13 N., R 20 E., M.D.B.&M., Douglas County, Nevada, and being more particularly described as follows:

BEGINNING at the NE corner of Parcel 3, as shown on the Clark Parcel Map, recorded in Book 182, Page 1358, as Document No. 64238, said point being marked with a 5/8" rebar and cap stamped "R.L.S. 2280";

THENCE, along the North line of said parcel 3, N. 90°00'00" W 98.67 feet to a point;

THENCE, leaving said North line, N. 32°39'39"E 59.39 feet to a point;

THENCE, N 90°00'00"E 93.95 feet to a point on the Westerly boundary of the Wagner property as shown on a parcel map filed in Book 983, Page 1789, as Document No. 87236;

THENCE, along said Westerly line, S 28°39'44" W. 56.98 feet to the TRUE POINT OF BEGINNING.

Assessment Parcel No. 23-260-49

AND ..

All that certain lot, piece or parcel of land situate in the County of Douglas, State of Nevada, described as follows:

A Parcel of land located within a portion of the Northeast One-quarter (NE 1/4) of Section 34, and the Northwest one-quarter (NW 1/4) of Section 35, Township 13 North, Range 20 East, Mount Diablo Baseline and Meridian, Douglas County, Nevada described as follows:

Parcel 5-A-4, as set forth upon that Parcel Map for Murrell and Jean Williams, recorded September 25, 1984, in Book 984 of Official Records, at Page 2693, Douglas County, Nevada, as Document No. 107314, more particularly described as follows:

Commencing at the Southeast corner of Parcel 5-A as shown on the parcel map for Wagner and Associates, Inc., recorded September 21, 1983, as Document No. 87326, which bears North 62°56'22" East, 7,420.71 feet from the Southwest corner of Section 34, Township 13 North, Range 20 East, M.D.B.&M.; thence South 89°50'50" West, 1,501.35 feet to the Point of Beginning; thence continuing South 89°50'50" West 254.64 feet thence North 21°07'35" East 194.51 feet; thence North 182.47 feet; thence West, 97.92 feet; thence North 28°39'44" East, 138.23 feet; thence North 11°41'08" East, 142.38 feet; thence North 89°56'17" East, 344.17 feet; thence South 00°20'05" East, 573.96 feet; thence South 89°50'50" West, 110.48 feet; thence along the arc of a curve to the left having a delta angle of 270° and a radius of 50.00 feet to the Point of Beginning.

The above described parcel is subject to all of the easements shown on the parcel map for Wagner and Associated, Inc., recorded September 21, 1983, as Document No. 87326, in Book 983 of Official Records at Page 1789, Douglas County, Nevada, said Map was amended May 1, 1984 in book 584 of Official Records, at Page 120, as Document No. 100270.

A.P. No. 23-290-53

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EXHIBIT "C"

Receipt whereof is hereby acknowledged, does by these presents grant, bargain, and sell to the Grantee and to its successors and assigns forever, any and all water rights, whether surface rights or underground rights, which are owned or held by Grantor whether acquired by reservation, reversion, remainder, decree, or otherwise, including, but not limited to, any and all rights of Grantor under that certain final decree entered on October 28, 1980, in the United States District Court for the District of Nevada, civil case no. D-183 BRT, in the case entitled The United States of America v Alpine Land & Reservoir Company, et al. (*the Final Decree), and which were formerly used on, or in connection with, the above described real property located in Douglas County, Nevada, and including, but not limited to, all water rights which Grantor may have acquired, reserved, or retained, to all surface water rights relating to the "1/3-s/3" agreement as referenced in the Final Decree, which affects the historical custom and usage of certain surface waters in Carson Valley, Douglas County, Nevada;

TOGETHER WITH all of Grantor's interest in any water rights of any character, for any use which may have been historically exercised by or vested in Grantor (or a predecessor in interest to Grantor) located on public lands or other private lands which are not owned by Grantor in Douglas County, Nevada, pursuant to the water laws of the State of Nevada.

REQUEST BY
W. Richard Hall
IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

'88 SEP -6 A9 :51

SUZANNE BEAUDREAU
RECORDER

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