

RETURN TO:

SKYLAND WATER COMPANY
Post Office Box 3690
Stateline, NV 89449

WATER RIGHTS DEED

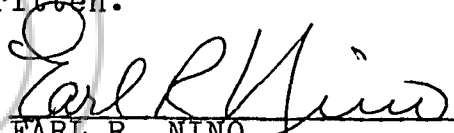
THIS INDENTURE made and entered into this 30th day of September, 1988, by and between EARL R. NINO, MAUREEN E. NINO, WILLIAM ALAN JONKEY, GORDON R. LANE and CAROL LANE (hereinafter referred to as "Grantors"), and SKYLAND WATER COMPANY, a Nevada corporation, P. O. Box 3690, Stateline, Nevada 89449 (hereinafter referred to as "Grantee").

WITNESSETH:

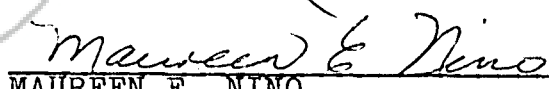
That the said Grantors, in consideration of a valuable consideration, the receipt of which is hereby acknowledged, do by these presents grant, bargain, sell and convey unto the Grantee, and to its successors and assigns forever, all of the rights of the Grantors to divert from Beatty Springs, or otherwise, the water appurtenant to the land situate in the County of Douglas, State of Nevada, that is described in Exhibit A attached hereto and made a part hereof.

To have and to hold said water rights, together with the tenements, hereditaments and appurtenances thereunto belonging or appertaining and the reversion and reversions, remainder and remainders, rents, issues and profits thereof unto the Grantee, its successors and assigns, forever.

IN WITNESS WHEREOF, the Grantors have executed this document the day and year first above written.




EARL R. NINO



MAUREEN E. NINO



WILLIAM ALAN JONKEY



GORDON R. LANE

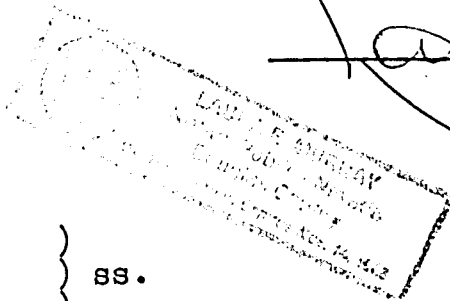


CAROL LANE

STATE OF NEVADA
COUNTY OF DOUGLAS

ss.

On September 30th, 1988, before me, a Notary Public, personally appeared EARL R. NINO and MAUREEN E. NINO, who acknowledged to me that they executed the within instrument.

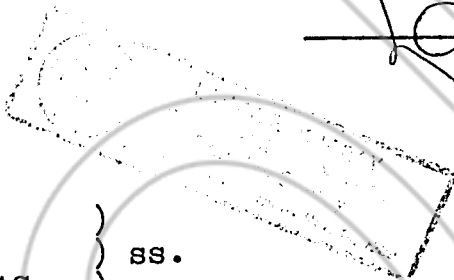


Larry E. Smith
NOTARY PUBLIC

STATE OF NEVADA
COUNTY OF DOUGLAS

ss.

On September 30th, 1988, before me, a Notary Public, personally appeared WILLIAM ALAN JONKEY, who acknowledged to me that he executed the within instrument.



Larry E. Smith
NOTARY PUBLIC

STATE OF NEVADA
COUNTY OF DOUGLAS

ss.

On September 30th, 1988, before me, a Notary Public, personally appeared GORDON R. LANE and CAROL LANE, who acknowledged to me that they executed the within instrument.



Larry E. Smith
NOTARY PUBLIC

EXHIBIT "A"
LEGAL DESCRIPTION

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

That portion of the North Half of the South Half of the South Half of Lot 4, of Section 34, Township 14 North, Range 18 East, M.D.B. & M., more particularly described as follows:

BEGINNING at a point in the North line of said North Half of the South Half of the South Half of Lot 4, from which the South Quarter corner of said Section 34 bears South 89°53'27" East 203.72 feet and South 29°59'42" East 378.30 feet; said point of beginning being also the Northeast corner of the Walter C. Davis, et ux, property as described in Book 25 of Official Records at Page 726, Douglas County, Nevada, records; thence from the point of beginning and along the Easterly line of said Davis property South 00°30'54" West 163.74 feet to the Southeast corner thereof, being the Southwest corner of the herein described parcel and being also a point in the South line of said North Half of the South Half of the South Half of Lot 4; thence along said South line South 89°53'35" East 73.96 feet; thence leaving said South line North 00°19'15" West 163.94 feet to a point in the North line of said North Half of the South Half of the South Half of Lot 4; thence North 89°53'27" West 71.90 feet more or less, to the point of beginning.

Together with the non-exclusive right of way 20 feet in width for road-way and public utility easement over and across the North 20 feet of the said North Half of the South Half of the South Half of Lot 4, extending from the Northeast corner of the above described parcel Easterly to the Westerly right of way line of U.S. Highway 50 as above referred to.

APN 03-220-07

REQUESTED BY
Thomas Hall
IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

'88 DEC -5 A11 :43

SUZANNE BEAUDREAU
RECORDER

191994
BOOK 1288 PAGE 482

\$7.00 PAID *SA*

EXHIBIT A