

1263 S. Stewart St.
Carson City, Nevada 89712
Ptn. of APN 25-160-27

R.P.T.T. \$ # 2

DEED

THIS DEED, made this 22nd day of August, 19 92, between W. A. & C. RANCH, a Nevada general partnership, hereinafter called GRANTOR, and the STATE OF NEVADA, acting by and through its Department of Transportation, hereinafter called GRANTEE,

WITNESSETH:

That the GRANTOR, for and in consideration of the sum of ONE DOLLAR (\$1.00), lawful money of the United States of America, and other good and valuable consideration, the receipt whereof is hereby acknowledged, does by these presents grant, bargain, and sell unto the GRANTEE and to its assigns forever, for those purposes as contained in Chapter 408 of the Nevada Revised Statutes, all that certain real property of GRANTOR, said real property situate, lying and being in the County of Douglas, State of Nevada, and more particularly described as being a portion of the E 1/2 of Section 10, T. 12 N., R. 20 E., M.D.M., and more fully described by metes and bounds as follows, to wit:

BEGINNING at a point on the right or easterly right-of-way line of US-395, 60.00 feet right of and at right angles to Highway Engineer's Station "B3" 252+48.46 P.O.T.; said point of beginning further described as bearing S. 28°51'10" E. a distance of 9,913.25 feet from the northwest corner of Section 3, T. 12 N., R. 20 E., M.D.M.; thence from a tangent which bears S. 70°37'44" W., curving to the right along said easterly right-of-way line, with a radius of 35 feet, through an angle of 64°37'23", an arc distance of 39.48 feet to a point; thence S. 44°44'53" E., along said easterly right-of-way line, a distance of 180.34 feet to a point; thence S. 45°15'07" W. a distance of 40.00 feet to a point on the centerline of said US-395; thence N. 44°44'53" W., along said centerline, a distance of 1,139.30 feet to a point; thence N. 45°15'07" E. a distance of 40.00 feet to a point on the former right or easterly right-of-way line of said US-395; thence N. 29°49'44" E., along GRANTOR'S northwesterly boundary line, a distance of 20.75 feet to an intersection with said right or easterly right-of-way line of US-395; thence S. 44°44'53" E., along said easterly right-of-way line, a distance of 996.10 feet to the point of beginning; said parcel contains an area of 65,263 square feet (1.50 acres), more or less.

GRANTOR specifically reserves all rights to water now existing or which may hereafter be found, it being understood by and between the GRANTOR and GRANTEE that this reservation does not give the GRANTOR the right to occupy or otherwise disturb any of the surface rights in the hereinabove described parcel.

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TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof; with the exception of any and all reservations as are previously hereinabove expressly excepted from this conveyance.

To hereby waive, with full knowledge that a public highway and the necessary incidents thereto are to be located upon, over and across the lands hereinabove described, any claim for any and all damages to the remaining adjacent lands and property of the GRANTOR by reason of the location, construction, landscaping and maintenance of said highway and appurtenances in said location.

TO HAVE AND TO HOLD all and singular the said real property, together with the appurtenances, unto the said GRANTEE and to its assigns forever.

IN WITNESS WHEREOF, the said GRANTOR, by and through its officers thereunto duly authorized, has caused these presents to be executed the day and year first above written.

W. A. & C. RANCH, a Nevada General Partnership

Bruce A. Matley
BRUCE A. MATLEY, General Partner

Kenneth W. Matley
KENNETH W. MATLEY, General Partner

Douglas A. Matley
DOUGLAS A. MATLEY, General Partner

Randall C. Matley
RANDALL C. MATLEY, General Partner

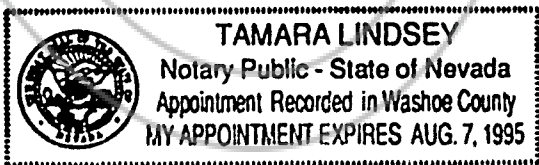
Tamara A. Cowden
TAMARA COWDEN, General Partner

STATE OF Nevada
County of Washoe

On this 7th day of August, 1992, personally appeared before me, the undersigned, a Notary Public in and for the County of Washoe, State of Nevada, Bruce A. Matley

personally known (or proved) to me to be the person whose name is subscribed to the above instrument and who acknowledged to me that he executed the same freely and voluntarily and for the uses and purposes thereby mentioned.

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IN WITNESS WHEREOF I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Tamara Lindsey-Burr

STATE OF California
County of San Francisco

On this 10th day of August, 19 92, personally appeared before me, the undersigned, a Notary Public in and for the County of San Francisco, State of California, Douglas A. Matley

personally known (or proved) to me to be the person whose name is subscribed to the above instrument and who acknowledged to me that he executed the same freely and voluntarily and for the uses and purposes thereby mentioned.

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IN WITNESS WHEREOF I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

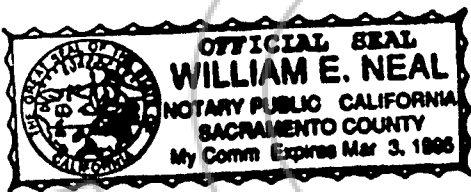
Blake Robertson

STATE OF California
County of Sacramento

On this 12th day of August, 19 92, personally appeared before me, the undersigned, a Notary Public in and for the County of Sacramento, State of California, Kenneth W. Matley

personally known (or proved) to me to be the person whose name is subscribed to the above instrument and who acknowledged to me that he executed the same freely and voluntarily and for the uses and purposes thereby mentioned.

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IN WITNESS WHEREOF I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

William E. Neal

STATE OF Idaho
County of Ada

On this 21st day of August, 19 92, personally appeared before me, the undersigned, a Notary Public in and for the County of Ada, State of Idaho, Randall C. Matley

personally known (or proved) to me to be the person whose name is subscribed to the above instrument and who acknowledged to me that he executed the same freely and voluntarily and for the uses and purposes thereby mentioned.

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SEAL

IN WITNESS WHEREOF I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

George A. Lambert

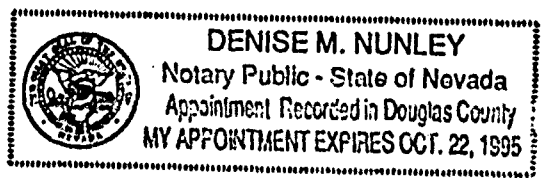
George A. Lambert

STATE OF NEVADA
County of Douglas

On this 22nd day of August, 19 92, personally appeared before me, the undersigned, a Notary Public in and for the County of Douglas, State of NEVADA, Tamara Cowden

personally known (or proved) to me to be the person whose name is subscribed to the above instrument and who acknowledged to me that she executed the same freely and voluntarily and for the uses and purposes thereby mentioned.

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IN WITNESS WHEREOF I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Denise M. Nunley

COPY

REQUESTED BY
Northern Nevada Title Company
IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

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