

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That W. Richard Hall and Barbara R. Hall, Trustees of the Hall Revocable Trust dated July 6, 1988 in consideration of \$ None, the receipt of which is hereby acknowledged, do hereby Grant, Bargain, Sell and Convey to W. Richard Hall and Barbara R. Hall, Husband and Wife, 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" attached hereto and made a part hereof for legal description

SEE EXHIBIT "B" 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 21st day of October, 1992.

STATE OF NEVADA

:ss.

COUNTY OF CLARK

W. Richard Hall
W. Richard Hall

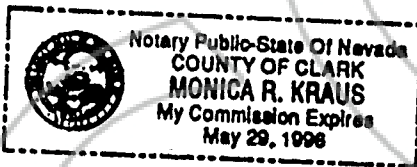
Barbara R. Hall
Barbara R. Hall

On October 21, 1992 personally appeared before me, a Notary Public, W. Richard Hall and Barbara R. Hall who acknowledged that they executed the above instrument.

Monica R. Kraus
Notary Public

When recorded please mail to:

W. Richard Hall
P.O. Box 2589
Minden, NV 89423-2589



The grantors declare:
Documentary transfer tax is

\$ None exempt. #8
() 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:

W. Richard Hall
P.O. Box 2589
Minden, NV 89423-2589

FOR RECORDER'S USE

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 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 above mentioned 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 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 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

292006

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EXHIBIT "B"

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.

COPY

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

92 OCT 29 AM 11

SUZANNE BEAUDREAU 292006
RECORDER

800 PAID Ka DEPUTY
BOOK 1092 PAGE 5458