

R.P.T.T. \$ #.3

QUITCLAIM DEED

ORDER NO.: _____

In consideration of \$ 10.00, receipt of which is acknowledged Lou Davis a single woman and William F. and Nelson and Johanna W. Nelson

do _____ hereby quitclaim to JDK 1991 TRUST James Edward Bateman and Cheryl J. Bateman
CO TRUSTEES the ~~real~~ property

in the County of DOUGLAS, State of Nevada, described as:

7.62 WATER RIGHTED ACRES OF CLAIM # 143 CARSON RIVER DECREE.

APN 27-200-23 - see attached "Exhibit A"

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. To have and to hold the said premises unto the Grantees, and to the survivor of them, and to the heirs and assigns of such survivor forever.

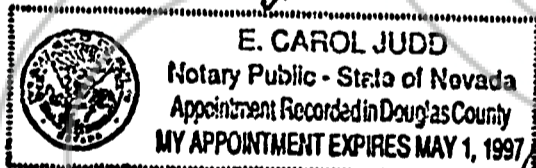
Witness _____ hand _____ this _____ day of _____, 19____.

STATE OF NEVADA

COUNTY OF Douglas } SS

On MARCH 18, 1994
personally appeared before me, a Notary Public,
E. Carol Judd
LOU DAVIS
who acknowledged that She executed
the above instrument.

E. Carol Judd
Notary Public



Lou Davis
LOU DAVIS

First Interstate Bank of Nevada, NA
Successor Trustee and Trustee UAW
William and Johanna Nelson 1976 Trusts

BY William Panton
BY Sheila Sepulveda
Sheila Sepulveda

JDK 1991 TRUST
P.O. Box 322
Glenbrook, NV
89413

WHEN RECORDED MAIL TO:
First Interstate Bank of Nevada
Trust Dept. P.O. Box 32100
Las Vegas, NV 89120

FOR RECORDER'S USE

MAIL TAX STATEMENTS TO:

JDK 1991 TRUST
P.O. Box 322
GLENBROOK, NV. 89413

337623

BK0594PG2673

EXHIBIT "A"

Commencing at the Northwest corner of Section 10, T. 12 N., R. 20 E., M.D.B. & M.; thence S. 61°25' 53" E. 3328.44 feet to the true point of beginning, said point being on the Westerly right of way line of U.S. Highway 395, thence S. 19°20'30" E. 537.71 feet; thence S. 45°13'00" E. 452.00 feet; thence S. 345°23'30" E. 67.13 feet; thence S. 60°24'30" E. 83.60 feet; thence S. 72°47'30" E. 94.46 feet; thence S. 43°38' E. 142.49 feet to a 1/4 section line; thence along said 1/4 section line West 578.30 feet; thence N. 15°31' 15" W. 1193.05 feet to the Westerly right of way line of Highway 395; thence along said right of way line S. 45°32' E. 138.04 feet to the true point of beginning.

Excepting therefrom an easement 20 feet in width for an irrigation ditch, and running along the easterly side of the above described parcel from the 1/4 section line to the highway right of way line noted above.

The above described parcel contains an area of 3.8895 Acres, more or less, and is shown on Record of Survey filed in the County Recorder's Office in Minden, Nevada.


STATE OF NEVADA

County of Washoe

ss.

ACKNOWLEDGMENT

On March 25 1994 personally appeared before me, a notary public, Wm Ponton & Sheila Sepulveda, who acknowledged that he executed the annexed instrument.

 SANDY STEWART
Notary Public - State of Nevada
Appointment Recorded in Washoe County
MY APPOINTMENT EXPIRES JAN. 28, 1996

Sandy Stewart
Signature BK 0594 PG 2674
337623

APPOINTMENT OF FIRST INTERSTATE BANK OF NEVADA, N.A.,
AS SUCCESSOR TRUSTEE

Section I (Designation of Trustees) of the William Fredrick Nelson and Johanna Warren Nelson 1976 Trusts dated May 12, 1976 as Amended March 31, 1982, states that "If Johanna Warren Nelson shall for any reason fail to qualify or cease to act as Trustee, then the Trust Department of the First National Bank of Nevada shall act as Trustee".

Johanna Warren Nelson passed away on November 2, 1984. Accordingly, as of this date, First Interstate Bank of Nevada, N.A., formerly known as First National Bank of Nevada is appointed the Successor Trustee under said Trust Agreement.

IN CONSIDERATION OF FIRST INTERSTATE BANK OF NEVADA, N.A., consenting to act as Successor Trustee, and undertaking the duties as Trustee thereunder, we the undersigned do hereby covenant, warrant, guarantee and promise that we will hold FIRST INTERSTATE BANK OF NEVADA, N.A., harmless and free from any liability which may result from any loss which we may incur or have incurred due to any action or inaction on the part of Johanna Warren Nelson, as Trustee, in the administration of said Trust and in the transfer thereof to FIRST INTERSTATE BANK OF NEVADA, N.A., as Successor Trustee.

DATED this 20th day of Nov, 1984.

SURVIVING TRUSTEE

William Fredrick Nelson
WILLIAM FREDERICK NELSON

REMAINDERMEN

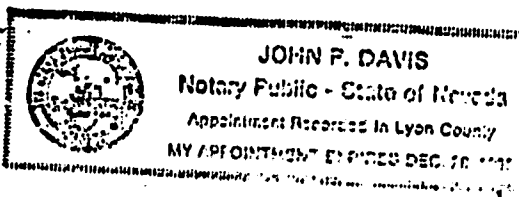
Kristin Johanna Nelson
KRISTIN JOHANNA NELSON

WILLIAM WARREN NELSON

Nancy Elizabeth Nelson
NANCY ELIZABETH NELSON

Subscribed and sworn to before me
this 20th day of Nov, 1984.

John P. Davis
NOTARY PUBLIC



337623

BK 0594 PG 2675

APPOINTMENT OF FIRST INTERSTATE BANK OF NEVADA, N.A.,
AS SUCCESSOR TRUSTEE

Section I (Designation of Trustees) of the William Fredrick Nelson and Johanna Warren Nelson 1976 Trusts dated May 12, 1976 as Amended March 31, 1982, states that "If Johanna Warren Nelson shall for any reason fail to qualify or cease to act as Trustee, then the Trust Department of the First National Bank of Nevada shall act as Trustee".

Johanna Warren Nelson passed away on November 2, 1984. Accordingly, as of this date, First Interstate Bank of Nevada, N.A., formerly known as First National Bank of Nevada is appointed the Successor Trustee under said Trust Agreement.

IN CONSIDERATION OF FIRST INTERSTATE BANK OF NEVADA, N.A., consenting to act as Successor Trustee, and undertaking the duties as Trustee thereunder, we the undersigned do hereby covenant, warrant, guarantee and promise that we will hold FIRST INTERSTATE BANK OF NEVADA, N.A., harmless and free from any liability which may result from any loss which we may incur or have incurred due to any action or inaction on the part of Johanna Warren Nelson, as Trustee, in the administration of said Trust and in the transfer thereof to FIRST INTERSTATE BANK OF NEVADA, N.A., as Successor Trustee.

DATED this _____ day of _____, 1984.

SURVIVING TRUSTEE

~~WILLIAM FREDERICK NELSON~~

REMAINDERMEN

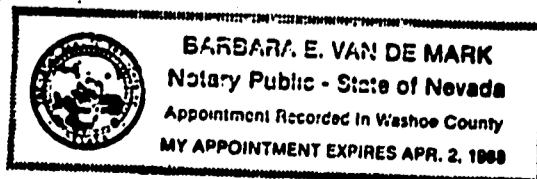
~~KRISTIN JOHANNA NELSON~~

~~WILLIAM WARREN NELSON~~

~~NANCY ELIZABETH NELSON~~

Subscribed and sworn to before me
this 9TH day of NOVEMBER, 1984.

Barbara E. Van De Mark
NOTARY PUBLIC



337623

BK0594PG2676

ACCEPTANCE

FIRST INTERSTATE BANK OF NEVADA, N.A., hereby accepts the appointment as Successor Trustee under the above-described Trust Agreement, effective as of this date and acknowledge receipt of the property described on the attached Schedule "A" as the initial corpus of the said Trust under which the undersigned is accepting the fiduciary responsibilities as Successor Trustee.

DATED this 21st day of November, 1984.

FIRST INTERSTATE BANK OF NEVADA, N.A.,
Successor Trustee

By: Almon L. Copley
ALMON L. COPLEY
Title: ASSISTANT VICE PRESIDENT
~~TRUST ADMINISTRATOR~~

By: J.R. Beekman
J.R. BEEKMAN
Title: ASST. VICE PRESIDENT
AND HEAD - PRIVATE TRUST

REQUESTED BY
James E. Bateman, Trustee
IN OFFICIAL RECORDS OF
THE STATE OF NEVADA

'94 MAY 16 P1:56

SUZANNE BLANCHARD
RECORDER

\$11.00 PAID OK DEPUTY

337623

BK 0594 PG 26,77