

59699-02

WHEN RECORDED MAIL ORIGINAL
AND TAX STATEMENTS TO:
AIG BAKER CARSON VALLEY, L.L.C.
1701 Lee Branch Lane
Birmingham, Alabama 35242

APN 1420-06-602-002
APN 1420-06-602-003
APN 1420-06-602-004
APN 1420-06-602-009
APN 1420-06-602-012
APN 1420-06-602-013
APN 1420-06-602-014
APN 1420-06-602-015
APN 1420-06-602-016

R.P.T.T. \$ 11,524.50

GRANT, BARGAIN AND SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, MEADOW HIGHLANDS NV, LLC, a Nevada limited liability company, ("Grantor"), does hereby GRANT, BARGAIN AND SELL to AIG BAKER CARSON VALLEY, L.L.C., a Delaware limited liability company ("Grantee"), 1701 Lee Branch Lane, Birmingham, Alabama 35242, the real property situate in the County of Douglas, State of Nevada, described in Exhibit A attached hereto and incorporated herein by this reference.

SUBJECT TO: 1. Taxes for the fiscal year.

2. Rights of way, reservations, restrictions, easements, dedications, abandonments and conditions of record.

TOGETHER with all and singular the tenements, hereditaments, appurtenances, water rights and easements thereon or in anywise appertaining, and the reversion and reversions,

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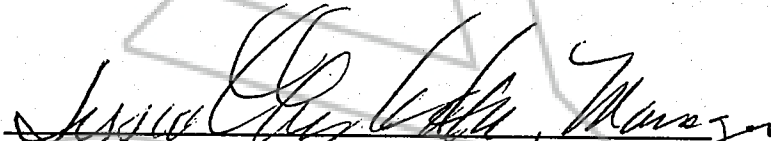
remainder and remainders, rents, issues and profits thereof to have and to hold the said premises unto Grantee and to its successors and assigns forever.

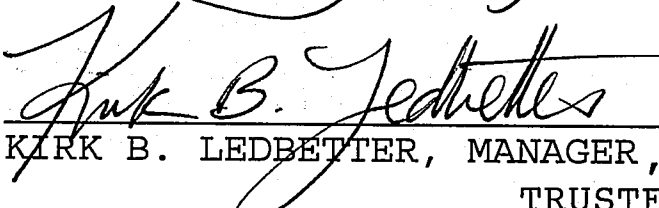
DATED this 26th day of November, 2002.

MEADOW HIGHLANDS NV, LLC, a Nevada Limited Liability Company.

BY: Ledbetter Marital Trust

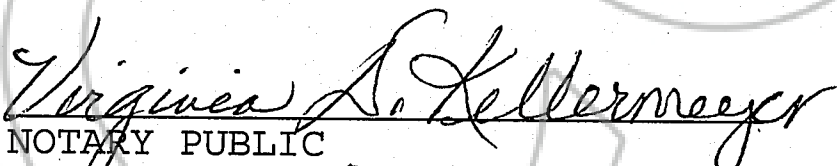

WILLIAM B. LEDBETTER, MANAGER,
TRUSTEE


JESSICA L. LEDBETTER, MANAGER,
TRUSTEE


KIRK B. LEDBETTER, MANAGER,
TRUSTEE

STATE OF NEVADA)
) ss.
COUNTY OF WASHOE)

On November 26, 2002, personally appeared before me, a notary public, WILLIAM B. LEDBETTER, JESSICA L. LEDBETTERR and KIRK B. LEDBETTER, personally known to me to be the persons whose names are subscribed to the above instrument, who acknowledged that they executed the instrument.


NOTARY PUBLIC

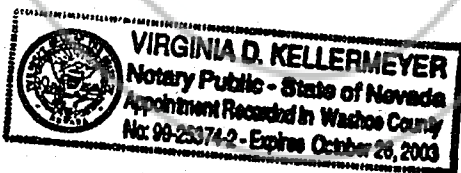


EXHIBIT A

PARCEL 1

A parcel of land situate within the South half of the Northeast quarter of Section 6, Township 14 North, Range 20 East, Douglas County, Nevada, more particularly described as follows:

Beginning at a point on the Southerly right of way of Topsy Lane from which the center section of said Section 6 bears South $39^{\circ}29'12''$ West a distance of 1693.02 feet;

Thence with said right of way North $89^{\circ}32'09''$ East a distance of 248.02 feet;

Thence North $89^{\circ}31'04''$ East a distance of 45.98 feet;

Thence departing said right of way South $00^{\circ}43'23''$ East a distance of 226.11 feet;

Thence South $89^{\circ}16'37''$ West a distance of 294.00 feet;

Thence North $00^{\circ}43'23''$ West a distance of 227.42 feet to the Point of Beginning.

The above described land is also designated as Parcel A on the Record of Survey filed October 8, 2002, File No. 554147.

NOTE: The above metes and bounds description appeared previously in that certain document recorded October 8, 2002, in Book 1002, page 2832, as Instrument No. 554146.

PARCEL 2:

A parcel of land situate within the South half of the Northeast quarter of Section 6, Township 14 North, Range 20 East, Douglas County, Nevada, more particularly described as follows:

Beginning at a point on the Southerly right of way from which the center of said Section bears South $37^{\circ}51'51''$ West a distance of 1620.08 feet;

Thence with said right of way South $89^{\circ}40'23''$ East a distance of 47.13 feet;

Thence North $00^{\circ}19'37''$ East a distance of 1.96 feet;

Thence along a tangent circular curve to the right with a radius of 26.00 feet and a central angle of $89^{\circ}12'33''$ an arc length of 40.48 feet;

Thence North $89^{\circ}32'09''$ East a distance of 9.27 feet;

Thence departing said right of way South $00^{\circ}43'23''$ East a distance of 227.42 feet;

Thence North $89^{\circ}16'37''$ East a distance of 294.00 feet;

Thence North $00^{\circ}43'23''$ West a distance of 226.11 feet to a point on said right of way;

Thence North $89^{\circ}31'04''$ East a distance of 8.82 feet;

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Parcel 2 Description Continued

Thence along a tangent circular curve to the right with a radius of 285.50 feet and a central angle of $11^{\circ}28'43''$ an arc length of 57.20 feet;

Thence along a tangent circular curve to the left with a radius of 314.50 feet and a central angle of $11^{\circ}28'42''$ an arc length of 63.01 feet;

Thence along a tangent circular curve to the right with a radius of 934.65 feet and a central angle of $01^{\circ}17'57''$ an arc length of 21.19 feet to a point on the Westerly right of way of U.S. 395;

Thence with said right of way along a non-tangent line South $07^{\circ}48'25''$ West a distance of 628.92 feet;

Thence departing said right of way South $89^{\circ}31'43''$ West a distance of 114.52 feet;

Thence South $89^{\circ}32'36''$ West a distance of 329.23 feet;

Thence North $00^{\circ}19'37''$ East a distance of 607.63 feet to the Point of Beginning.

The above described land is also designated as Parcel B on the Record of Survey filed October 8, 2002, as File No. 554147.

NOTE: The above metes and bounds description appeared previously in that certain document recorded October 8, 2002 in Book 1002, Page 2832, as Instrument No. 554146.

PARCEL 3

The Northeast $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of Section 6, Township 14 North, Range 20 East, M.D.M.

PARCEL 4

The Southeast $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of Section 6, Township 14 North, Range 20 East, M.D.M.

PARCEL 5

The Southeast $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of Section 6, Township 14 North, Range 20 East, M.D.M.

Said lands are set forth on record of survey recorded November 13, 1997 in Book 1197 of Official Records at Page 1162, Douglas County, Nevada as Document No. 425734.

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Exhibit A
continued

PARCEL 6

The Northeast $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of Section 6, Township 14 North, Range 20 East, M.D.M.

Said lands are set forth on record of survey recorded November 13, 1997 in Book 1197 of Official Records at Page 1162, Douglas County, Nevada as Document No. 425734.

PARCEL 7

The Northwest $\frac{1}{4}$ of the, Northeast $\frac{1}{4}$, of the Southwest $\frac{1}{4}$, of the Northeast $\frac{1}{4}$ of Section 6, Township 14 North, Range 20 East, M.D.M.

Said lands are set forth on record of survey recorded February 26, 1998 in Book 298 of Official Records at Page 4977, Douglas County, Nevada as Document No. 433544.

PARCEL 8

The West $\frac{1}{2}$ of the West $\frac{1}{2}$ of the West $\frac{1}{2}$ of Lot 1 of the Northeast quarter, of Section 6, Township 14 North, Range 20 East, M.D.M.

Said lands are set forth on record of survey recorded November 13, 1997 in Book 1197 of Official Records at Page 1162, Douglas County, Nevada as Document No. 425734.

PARCEL 9

The Southwest $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of the West half of Lot 1 of the Northeast $\frac{1}{4}$, the North half of the Southeast $\frac{1}{4}$, of the West half of Lot 1 of the Northeast $\frac{1}{4}$, Southwest $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of the West half of Lot 1 of the Northeast $\frac{1}{4}$ and the Northwest $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of the East half of Lot 1 of the Northeast $\frac{1}{4}$, of Section 6, Township 14 North, Range 20 East, M.D.M.

Excepting therefrom any portion lying within the boundaries of U.S. Highway 395

Said lands are set forth on record of survey recorded November 13, 1997 in Book 1197 of Official Records at Page 1162, Douglas County, Nevada as Document No. 425734.

REQUESTED BY
FIRST AMERICAN TITLE CO.
IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

2002 DEC -2 PM 3: 52

LINDA SLATER
RECORDER

\$ 18⁰⁰ PAID *bl* DEPUTY

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BK 1202 PG 00693