

REQUESTED BY
Stewart Title of Douglas County
IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

WHEN RECORDED MAIL TO:
William Jac Shaw, Esq.
P. O. Box 2860
Minden, NV 89423
Escrow # 030104101
APNs: 1320-08-001-011; 1320-08-002-005
1320-08-002-006

2003 DEC 23 PM 12: 20

WERNER CHRISTEN
RECORDER

\$ 18.⁰⁰ PAID *KJ* DEPUTY

R.P.T.T. \$10,725.00

CORPORATION GRANT, BARGAIN AND SALE DEED

THIS INDENTURE WITNESSETH: That MILKY WAY FARM INC., a Nevada corporation, in consideration of \$10.00 plus, the receipt of which is hereby acknowledged, hereinafter referred to as GRANTOR, does hereby Grant, Bargain, Sell and Convey to BENTLY FAMILY LIMITED PARTNERSHIP, a Nevada limited partnership, and to the successors and assigns of such GRANTEE forever, all that real property situated in the County of Douglas, State of Nevada, and more particularly described as follows:

See Exhibit A attached hereto and made a part hereof by this reference.

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,

BUT RESERVING AND EXCLUDING FROM THIS CONVEYANCE ANY AND ALL RIGHT, TITLE AND INTEREST OF GRANTOR IN AND TO UNDERGROUND WATER RIGHTS, SURFACE WATER RIGHTS, SUPPLEMENTAL GROUND WATER RIGHTS, DECREED WATER RIGHTS, PERMITTED WATER RIGHTS APPURTENANT TO OR OWNED BY THE REAL PROPERTY DESCRIBED IN EXHIBIT A HERETO, ALONG WITH ANY AND ALL SEEPS, SPRINGS, ARTESIAN OR VESTED RIGHTS OF ANY KIND OR NATURE WHATSOEVER, SURFACE OR UNDERGROUND, AS HISTORICALLY USED UPON, APPURTENANT TO OR OWNED BY THE PROPERTY DESCRIBED IN EXHIBIT A.

Witness our hands this 19th day of December, 2003.

MILKY WAY FARM INC.,
a Nevada corporation
By: *[Signature]*
Craig M. Witt, president
By: *[Signature]*
Caren A. Witt, secretary

Mail tax statements to:
Bently Family Limited Partnership
P. O. Box B
Minden, NV 89423

STATE OF NEVADA)
 : ss.
COUNTY OF DOUGLAS)

This instrument was acknowledged before me on December 19, 2003, by
CRAIG M. WITT as president of MILKY WAY FARM INC.



MARY E. BALDECCHI
Notary Public - Nevada
Washoe County
93-0282-2
My Appointment Expires January 16, 2004

Mary E. Baldecchi
NOTARY PUBLIC

STATE OF NEVADA)
 : ss.
COUNTY OF DOUGLAS)

This instrument was acknowledged before me on December 19, 2003, by
CAREN A. WITT as secretary of MILKY WAY FARM INC.



MARY E. BALDECCHI
Notary Public - Nevada
Washoe County
93-0282-2
My Appointment Expires January 16, 2004

Mary E. Baldecchi
NOTARY PUBLIC

ACCEPTANCE

BENTLY FAMILY LIMITED PARTNERSHIP accepts the within Corporation Grant, Bargain and Sale Deed on the terms stated therein.

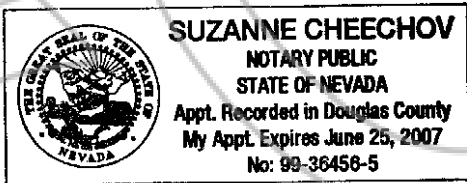
Witness my hand this 22nd day of December, 2003.

BENTLY FAMILY LIMITED PARTNERSHIP

By: Donald E. Bently
Donald E. Bently, General Partner

STATE OF NEVADA)
 : ss.
COUNTY OF DOUGLAS)

This instrument was acknowledged before me on Dec 22nd, 2003, by DONALD E. BENTLY as general partner of BENTLY FAMILY LIMITED PARTNERSHIP.



Suzanne Cheechov
NOTARY PUBLIC

LEGAL DESCRIPTION

The land referred to herein is situated in the State of Nevada, County of Douglas, described as follows:

PARCEL A:

Parcels 1 and 4, as set forth on that certain Map of Division of Land into Large Parcels for Milky Way Farm Inc., filed for record in the office of the County recorder of Douglas County, Nevada, on April 5, 2001 in Book 401, at Page 952, as Document No. 511704.

Assessor's Parcel Numbers 1320-08-002-005 and 1320-08-002-006

PARCEL B:

A parcel located within the Northeast one-quarter of Section 8, Township 13 North, Range 20 East, MDM, Douglas County, Nevada, being more particularly described as follows:

BEGINNING at a point on the Southeast corner of Parcel 3 as shown on the Map of Division into Large Parcels for Milky Way Farms Inc., Document No. 511704 of the Douglas County Recorder's Office, being a point on the Westerly line of Heybourne Road which bears South 89°54'46" West, 30.00 feet from the center of said Section 8;

thence South 89°54'46" West, along the Southerly line of Parcels 2 and 3 of said map, 2586.88 feet to the Southwest corner thereof;

thence North 00°02'17" West, along the Westerly line of Parcel 2 of said map, 1324.13 feet;

thence North 00°17'48" West, along the Westerly line of Parcel 2 of said map, 4.99 feet to the Northwest corner thereof;

thence North 89°58'45" East, along the Northerly line of Parcel 2 of said map, 1293.79 feet to the Northeast corner thereof;

thence South 00°01'26" East, along the Easterly line of Parcel 2 of said map, 673.42 feet;

thence North 89°58'45" East, 1293.61 feet to a point on the Westerly line of Heybourne Road;

thence South 00°00'34" East, along said Westerly line of Heybourne Road, 652.71 feet to the POINT OF BEGINNING.

Said premises are more fully shown as Parcel 2A as set
Continued on next page

Order No. 030104101

forth on that certain Record of Survey recorded January 11, 2002 as Document No. 532066.

ASSESSOR'S PARCEL NO. 1320-08-001-011

PARCEL C:

A Road Construction and Maintenance Agreement, upon the terms and conditions contained therein, as shown in document, recorded December 3, 2003 in Book 1203, at Page 1499, as Document No. 598557.

"IN COMPLIANCE WITH NEVADA REVISED STATUTE 111.312, THE HEREIN ABOVE LEGAL DESCRIPTION WAS TAKEN FROM INSTRUMENT RECORDED JANUARY 11, 2002, BOOK 0102, PAGE 2750, AS FILE NO. 532067, RECORDED IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY, STATE OF NEVADA."