

No APN (Water Rights Only)

WHEN RECORDED MAIL TO:

Town of Minden
1604 Esmeralda Avenue
Minden, NV 89423

Douglas County - NV
Werner Christen - Recorder

Page: 1 Of 3 Fee: 16.00
BK-0506 PG- 1082 RPTT: 11.70



WATER RIGHTS DEED

Ottestad Living Trust
2.0 A.F.A.

THIS INDENTURE, made and entered into this 20th day of April,
2006 between THE TOWN OF MINDEN, the party of the first part, and OTTESTAD
LIVING TRUST, the party of the second part, whose address is Fort Napoleon, Post
Office Box 527, Genoa, NV 89411-0527;

WITNESSETH:

That the said party of the first part, in consideration of the sum of Ten Dollars (\$10.00), lawful money of the United States of America, to it in hand paid on behalf of the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents convey unto the said party of the second part, and to its heirs and assigns forever, all those certain water rights situate in the Town of Minden, County of Douglas, State of Nevada, more particularly described as follows:

All rights, title, and interest in and to 2.0 acre-feet annually at a diversion rate of 0.0028 c.f.s., being a portion of Permit 60638, (Town of Minden Well # 4), and further being the subject of Application 72829 on file at the State of Nevada, Division of Water Resources.

These water rights are being conveyed to provide water for quasi-municipal purposes, including fire suppression and landscaping, and have been paid for by the Ottestad Living Trust to the Town

of Minden in accordance with the Town's currently effective schedule of rates for groundwater rights.

The water conveyed by this deed is restricted to use on APN 1319-04-001-001 (7.43 acres) in Douglas County, Nevada and may not be sold to a third party and moved from this location. The ownership of the water may be transferred with all or a portion of the above-mentioned APN, providing it remains appurtenant to property presently within APN 1319-04-001-001.

Should the party of the second part, or its successors, no longer need or desire to use this water in this location, or should the party of the second part fail to maintain the water under Permit 72829 in good standing with the Nevada Division of Water Resources, the parties agree that the water will be re-purchased by the party of the first part at the same price originally paid by the party of the second part. If such an instance occurs, or if so notified by the party of the second part, the party of the first part will expeditiously proceed to transfer the water and pay the party of the second part who agrees to cooperate in the execution of all necessary documents.

TO HAVE AND TO HOLD the said premises, together with the appurtenances, unto the said party of the second part, and to its heirs and assigns.

The party of the first part has the legal power, right and authority to execute this instrument and to consummate the transaction evidenced hereby, and in so doing fully intends to convey the water rights described herein.

IN WITNESS WHEREOF, and after formal approval by the Minden Town Board at their meeting of October 6, 2004, the party of the first part has executed this conveyance the day and year first hereinabove written.



Ross J. Chichester
Ross J. Chichester, Chairman
Minden Town Board

STATE OF NEVADA)
COUNTY OF DOUGLAS)

This instrument was acknowledged before me on April 20th,
2006, by ROSS J. CHICHESTER, Chairman of the Minden Town Board.

Linda M. Woolard
Notary Public

My Commission expires 9-21-08

