

OFFICIAL RECORD
Requested By:
STEAM TURBINE BLADING

WHEN RECORDED RETURN TO:

JRS Turbine Blading & Parts, LLC
2185 Park Place
Minden, NV 89423

Douglas County - NV
Werner Christen - Recorder

Page: 1 Of 4 Fee: 17.00
BK-0506 PG-10880 RPT: # 1



APN: 1320-08-410-016

(Space above line for Recorder's use only)

GRANT, BARGAIN AND SALE DEED

JAVIER'S REPAIR SERVICES, a Nevada limited liability company ("Grantor"), does hereby Grant, Bargain, Sell and Convey to JRS TURBINE BLADING & PARTS, LLC, a Nevada limited liability company ("Grantee"), the real property located in the County of Douglas, State of Nevada (the "Property") described on Exhibit "A" attached hereto and incorporated herein by the reference, together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or otherwise appertaining.

SUBJECT TO:

1. General taxes for the current fiscal tax year.
2. All covenants, conditions, restrictions, reservations, rights, right-of-way and easements recorded against the Property prior to or concurrently with this Deed, and all other matters of record or apparent.

IN WITNESS WHEREOF, Grantor has caused this Grant, Bargain and Sale Deed to be executed on the date set forth below.

Dated as of 5/15, 2006.

"GRANTOR"

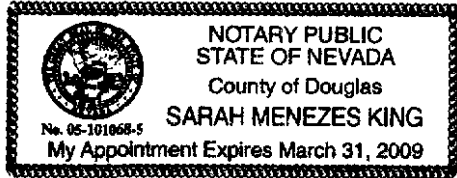
JAVIER'S REPAIR SERVICES, INC.,
A Nevada Limited Liability Company

By: Stephen Stevens
Name: Stephen Stevens
Title: General Manager

STATE OF NEVADA)
) ss.
COUNTY OF DOUGLAS)

This Grant, Bargain and Sale Deed was acknowledged before me on May 15, 2006, by Stephen J. Skewes G.M. of Javier's Repair Services, Inc., a Nevada limited liability company.

Sarah Menezes King
NOTARY PUBLIC



COPIES



EXHIBIT A
Legal Description
(See attached)

COPY

Exhibit "A"

A parcel of land being comprised of a portion of that Tract shown on the MERIDIAN BUSINESS PARK FINAL MAP, PHASE 1, as recorded in Book 689, Page 1931 as Document #204160 of Official Records and a portion of that Tract shown on the Record of Survey #7 for MERIDIAN BUSINESS PARK as recorded in Book 693, Page 5413 as Document #310727 of Official Records, both being located within portions of the South one-half of Section 8 and the North one-half of Section 17, Township 13 North, Range 20 East, Mount Diablo Baseline and Meridian, Douglas County, Nevada, being further described as follows:

Commencing at the South one-quarter corner of said Section 8; thence South $83^{\circ}56'00''$ West, 1484.27 feet to the True Point of Beginning; said point being on the Southerly property line of said Meridian Business Park Final Map, Phase 1. Thence South $89^{\circ}46'14''$ West on said Southerly property line a distance of 9.50 feet to the Southeast corner of that tract shown on said Document No. 310727; thence continuing South $89^{\circ}46'14''$ West on the Southerly property line of that tract shown on said Document No. 310727 a distance of 105.50 feet to the Southwest corner of said Tract as shown on said Document No. 310727; thence on a 690.81 foot radius curve concave to the East, said curve being also the Westerly property line of that tract shown on said Document No. 310727, whose radius point bears North $54^{\circ}09'43''$ East, thru a central angle of $15^{\circ}09'00''$, an arc distance of 182.66 feet to a point on the Easterly right of way of Meridian Boulevard; thence continuing on said Easterly right of way, being also a continuation of said 690.81 foot radius curve concave to the East, thru a central angle of $20^{\circ}27'32''$, an arc distance of 246.67 feet to the beginning of a compound curve with a 30.00 foot radius, thru a central angle of $90^{\circ}00'00''$, an arc distance of 47.12 feet to a point on the Southerly right of way of Park Place; thence on said Southerly right of way the following two courses:

North $89^{\circ}46'14''$ East, 87.92 feet;

Thence on a 305.00 foot radius curve concave to the South, thru a central angle of $23^{\circ}57'55''$, an arc distance of 127.57 feet; thence South $00^{\circ}33'49''$ East, 405.93 feet to the True Point of Beginning.

Reference is made to Record of Survey filed March 31, 1995 as File No. 359154.

The above metes and bounds description appeared previously in that certain document recorded February 28, 2001 as Instrument No. 509588.

