

DOC # 0743913
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OFFICIAL RECORD
Requested By:
R O ANDERSON

When recorded mail to:

✓ ~~Chris & Valree Hellwinkel~~ R.O. Anderson Engineering
~~HC 30 Box 350 PO BOX 2229~~
~~Spring Creek, Nevada 89815-9705~~ Minden, NV 89423

Douglas County - NV
Karen Ellison - Recorder

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BK-0509 PG- 6666 RPTT: 0.00



The party executing this document hereby affirms that this document submitted for recording does not contain the social security number of a person or persons as required by NRS 239B.030.

INDEMNIFICATION AGREEMENT

WHEREAS, Chris & Valree Hellwinkel (Hellwinkel) are the Owners of certain decreed water rights designated under the Carson River Decree, entitled "*United States of America, Plaintiff v. Alpine Land and Reservoir Company, a Corporation, et al, Defendants*", the same in Equity Docket No. D-183 BRT in the United States District Court for the District of Nevada including those portions of Claims 273 & 281 which are appurtenant to certain lots in the Rocky Terrace Estates subdivision that are more particularly described in Exhibit A attached hereto and by this reference made a part hereof;

WHEREAS, Coker-Ewing-Nev, LLC, a Nevada Limited Liability Company, (Coker-Ewing) is the Beneficiary to separate Deeds of Trust that burdens each of the lots listed in Exhibit A;

WHEREAS, by separate recorded documents, the property owners of each of the lots listed in Exhibit A, have quitclaimed any and all of their interest in the subject water rights to Hellwinkel; and

WHEREAS, Coker-Ewing is willing to release and re-convey certain water rights appurtenant to the real property encumbered by the above-referenced Deeds of Trust;

NOW, THEREFORE, for good and valuable consideration, the receipt of which is acknowledged, the undersigned agree as follows:

- 1) To the fullest extent permitted by law Hellwinkel shall indemnify and hold Coker-Ewing, Coker-Ewing's officers, directors, partners, and employees from and against any and all costs, losses, and damages (including but not limited to all fees and charges of engineers, attorneys, and other professionals, and all court or arbitration or other dispute resolution costs) resultant from any future claim by or from the Lot Owners, or their successors or assigns, related to the loss of value, merchantability or marketability caused solely by the Lot Owners' having quitclaimed their interest in the subject decreed water rights to Hellwinkel pursuant to separately executed and recorded quitclaim deeds; and
- 2) Coker-Ewing shall release and re-convey, without warranty, to the person or persons legally entitled, the decreed water rights appurtenant to the real property encumbered by the above referenced Deeds of Trust.


IN WITNESS WHEREOF, the undersigned have executed this Indemnification Agreement as of the 23 day of April, 2009.

Chris & Valree Hellwinkel


By: Chris Hellwinkel


By: Valree Hellwinkel

Coker-Ewing-Nev, LLC


By: Coker Development, Inc., a Nevada Corporation, Manager/Member
By: Robert B. Coker, Jr., President

STATE OF NEVADA)

COUNTY OF Washoe

: ss.

On Apr. 1 23, 2009, before me, the undersigned, a notary public, personally appeared Chris Hellwinkel, personally known (or proved) to me to be the person whose name is subscribed to the foregoing instrument, who acknowledged to me that he executed the foregoing Indemnification Agreement.



[Signature]
NOTARY PUBLIC

STATE OF NEVADA)

COUNTY OF Washoe : ss.

On Apr. 1 23, 2009, before me, the undersigned, a notary public, personally appeared Valree Hellwinkel, personally known (or proved) to me to be the person whose name is subscribed to the foregoing instrument, who acknowledged to me that she executed the foregoing Indemnification Agreement.

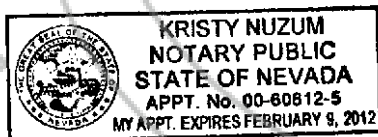


[Signature]
NOTARY PUBLIC

STATE OF NEVADA)

COUNTY OF Washoe : ss.

On Apr. 1 23, 2009, before me, the undersigned, a notary public, personally appeared Robert B. Coker, Jr, President of Coker Development, Inc. a Nevada Corporation, personally known (or proved) to me to be the person whose name is subscribed to the foregoing instrument, who acknowledged to me that he executed the foregoing Indemnification Agreement on behalf of Coker-Ewing-Nev, LLC.



[Signature]
NOTARY PUBLIC

EXHIBIT 'A'
HELLWINKEL/COKER-EWING-NEV, LLC INDEMNIFICATION AGREEMENT

Parcel Number	Lot	Deed of Trust	Owner
1220-08-812-004	4	723431	PARCHMAN, STEPHEN W & JOLINE
1220-08-812-021	19	692989	LONG FAMILY TRUST
1220-08-812-024	22	694998	BROWN, R H SR & MASTERSON, L
1220-08-812-032	30	692023	SAUNDERS REVOCABLE TRUST
1220-08-410-012	35	699313	SHERBON, JON & KATHLEEN
1220-08-410-014	37	694475	BENNETT, RAYMOND F JR & SUZETTE
1220-08-410-007	42	692431	MONKEY BUSINESS VENTURES, INC.
1220-08-812-077	58	693963	WICKERSHAM FAMILY TRUST
1220-08-812-050	65	693910	TRAN, DUNG & MYLINH