

OFFICIAL RECORD

Requested By:
SCARPELLO & HUSS

APN 1319-34-001-002

Douglas County - NV
Karen Ellison - Recorder

Page: 1 of 5 Fee: 18.00
BK-0311 PG-0625 RPTT: 0.00



AFTER RECORDATION RETURN TO:

✓
Mark Forsberg, Esq.
Scarpello & Huss, Ltd.
600 E William St., Suite 300
Carson City NV 89701

SPACE ABOVE THIS LINE FOR RECORDER'S USE

The undersigned hereby affirms that this document submitted for recording does not contain the social security number of any person or persons. (Per NRS 239B.030)

Signature

Title

DEED IN LIEU OF FORECLOSURE

FOR VALUABLE CONSIDERATION receipt of which is hereby acknowledged MIKE HICKEY CONSTRUCTION, INC., a Nevada corporation, ("Grantor") does hereby GRANT, BARGAIN and SELL to JOSEPH H. MASINI and GERALDINE M. MASINI, Trustees of the JOSEPH H. MASINI and GERALDINE M. MASINI REVOCABLE LIVING FAMILY TRUST dated July 22, 1996, as to an undivided 47.4% interest (\$450,000.00) whose address is 233 S. Richmond Ave., Carson City, NV 89703, and SHELDON A. LINDSEY and JANET M. LINDSEY, husband and wife as joint tenants, as to an undivided 26.3% interest (\$250,000.00) whose address is P. O. Box 1915, Gardnerville NV 89410, and MACK LAND & CATTLE COMPANY, a partnership, as to an undivided 26.3% interest (\$250,000.00) whose address is P. O. Box 116, Minden, NV 89423, (collectively referred to as "Grantee"), the real property situate in the State of Nevada, County of Douglas, more particularly described as follows:

See Exhibit "A" attached hereto and incorporated herein by reference.

APN: 1319-34-001-002

TOGETHER with all the tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

THIS DEED is an absolute conveyance, Grantor having sold the real property above-described to Grantee for a fair and adequate consideration, such consideration, in addition to that above recited, being full satisfaction of all obligations secured by Deed of Trust executed by MIKE HICKEY CONSTRUCTION, INC., a Nevada corporation, as Trustor, JOSEPH H. MASINI and GERALDINE M. MASINI, Trustees JOSEPH H. MASINI and GERALDINE M. MASINI REVOCABLE LIVING FAMILY TRUST dated July 22, 1996, as to an undivided 37.51% interest, and SHELDON A. LINDSEY and JANET M. LINDSEY, husband and wife as joint tenants, as to an undivided 20.83% interest, and MACK LAND & CATTLE COMPANY, a partnership, as to an undivided 20.83% interest, and SCARPELLO & HUSS, LTD., Profit Sharing Plan and Trust, as to an undivided 20.83% interest, beneficiaries, and recorded on June 20, 2006, as Document No. 677592, Official Records of Douglas County, Nevada, the "Deed of Trust".

GRANTOR declares that this conveyance is freely and fairly made and that there are no agreements, oral or written, other than this Deed between the parties hereto with respect to the real property hereby conveyed.

GRANTEE joins in the execution of this Deed for the purpose of evidencing that the Grantee hereby accepts this conveyance as being full satisfaction of all obligations secured by the Deed of Trust above described.

DATED: Feb 16, 2011

GRANTOR:

MIKE HICKEY CONSTRUCTION, INC.
A Nevada corporation

By James M. Hickey
JAMES M. HICKEY, President

GRANTEE:

JOSEPH H. MASINI AND GERALDINE M. MASINI, REVOCABLE LIVING TRUST

Joseph H. Masini
JOSEPH H. MASINI, Trustee

Geraldine M. Masini
GERALDINE M. MASINI, Trustee

Sheldon A. Lindsey
SHELDON A. LINDSEY

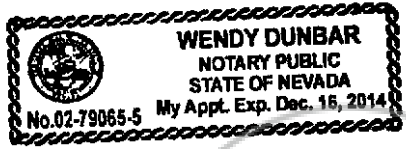
Janet M. Lindsey
JANET M. LINDSEY

MACK LAND & CATTLE COMPANY,
A Partnership

By Maureen Mack
Maureen Mack, Managing
Partner

STATE OF NEVADA)
Douglas County :
~~CARSON CITY~~)

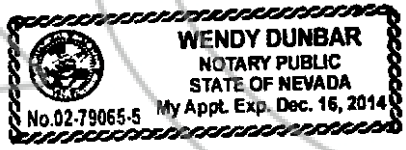
The above instrument was acknowledged before me this 16
day of February, 2011, by James M. Hickey as
President of MIKE HICKEY CONSTRUCTION, INC.



Wendy Dunbar
NOTARY PUBLIC

STATE OF NEVADA)
Douglas County :
~~CARSON CITY~~)

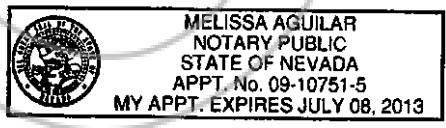
The above instrument was acknowledged before me this 24
day of February, 2011, by JOSEPH H. MASINI and GERALDINE M.
MASINI.



Wendy Dunbar
NOTARY PUBLIC

STATE OF NEVADA)
Douglas County :
~~CARSON CITY~~)

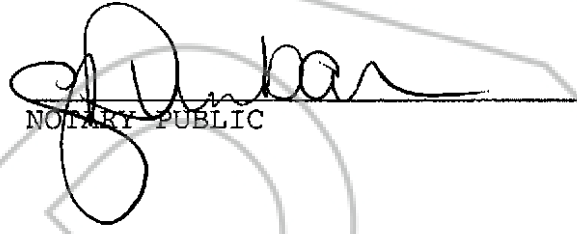
The above instrument was acknowledged before me this 24th
day of February, 2011, by SHELDON A. LINDSEY and JANET M.
LINDSEY.

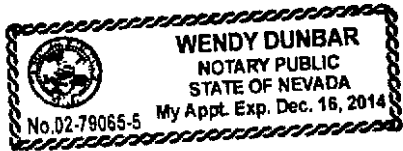


Melissa Aguilar
NOTARY PUBLIC

STATE OF NEVADA)
Douglas :
CARSON CITY)

The above instrument was acknowledged before me this 1
day of March, 2011, by Maureen Mack as
Managing partner of MACK LAND & CATTLE COMPANY.


NOTARY PUBLIC



COPIES

EXHIBIT "A"

All that certain real property situated in the County of Douglas, State of Nevada, described as follows.

PARCEL 1:

That portion of Section 34, Township 13 North, Range 19 East, M.D.B. & M., in the County of Douglas, State of Nevada, being more particularly described as follows:

Those portions of Parcel 1 and Parcel 2 as said parcels are shown on Parcel Map No. 1 for Floyd D. Allerman, Lucille Allerman & Christine L. Allerman Dawson, recorded in Book 684 at Page 1986 as Document No. 102426 in the Official Records of said Douglas County being described as follows:

Beginning at the Northwesterly corner of said Parcel 1; thence Easterly along the Northerly line of said Parcel 1, S. 89°52'48" E., 2636.84 feet to the Northeasterly corner of said Parcel 1; thence Southerly along the Easterly line of said Parcel 1, S. 0°05'21" E., 1138.80 feet, thence S. 74°06'33" W., 111.00 feet, thence S. 83°21'04" W., 261.00 feet, thence S. 19°04'06" W., 145.83 feet; thence N. 89°42'28" W., 1684.96 feet; thence N. 0°17'32" East, 30.00 feet to a point on the Southerly line of said Parcel 1, thence Westerly along said Southerly line N. 89°42'28" W., 555.09 feet to the Southwesterly corner of said Parcel 1; thence Northerly along the Westerly line of said Parcel 1, N. 10°34'16" W., 286.29 feet; thence N. 5°35'24" E., 949.86 feet; thence N. 18°36'13" W., 78.67 feet to the Point of Beginning.

PARCEL 2:

A right of way for ingress and egress in and to those portions of Laura Springs Road as shown on Parcel Map No 1 for Floyd D. Allerman, Lucille Allerman & Christine L. Allerman Dawson, recorded June 28, 1984, in Book 684, Page 1786, as Document No. 102426, Official Records.

"Together with all water rights, surface or ground, permitted, certificated, adjudicated, or vested, as well as all seeps, springs, and other rights to water, of any nature whatsoever, appurtenant to or historically used on the property."