

APN# 1221 03 000 012, AND A PORTION OF 1221-03-000-013
WHEN RECORDED MAIL TO:
MR. AND MRS. MADISON
10422 OSSAWINNAMAKEE RD
PEQUOT LAKES, MN 56472

MAIL TAX STATEMENT TO:
SAME AS ABOVE



143-2437218 Rt

**GRANT DEED
WITH RESERVATION OF EASEMENTS**

THIS INDENTURE, made March 26, 2013, by and between EDDIE MAYO as the Trustee of the Eddie Mayo Living Trust dated April 22, 2011 and JOCELYNE HELZER, Grantors, and JAMES DOUGLAS MADISON and CONSTANCE MARIE MADISON, husband and wife as joint tenants with right of survivorship, Grantees;

WITNESSETH:

THAT THE GRANTORS, in consideration of the sum of Ten Dollars (\$10.00), lawful money of the United States, and other good and valuable consideration, to the Grantor in hand paid by the Grantees, the receipt of which is hereby acknowledged, does by these presents grant, bargain and sell to the Grantees as Joint Tenants with Right of Survivorship, the parcel of real property located in Douglas County Nevada described as set forth in the attached Exhibit "A";

TOGETHER WITH, all and singular, the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining and the reversion and reversions, remainder and remainders, rents, issues and profits thereof;

TO HAVE AND TO HOLD, all and singular, the premises, together with the appurtenances, unto the said Grantees and to their heirs, successors and assigns forever;

RESERVING from said grant two easements for the benefit of the adjacent parcel of real property retained by and held in the name of the Grantors that is described as shown on the attached Exhibit "B", as follows:

The First Reserved Easement running roughly east and west through the approximate center of the property described in Exhibit "A", being 20 feet in width and to be used solely for non exclusive underground public utility purposes, including any necessary access thereto from the surface, as more particularly described on the attached Exhibit "C";



The Second Reserved Easement running roughly east and west along the southerly edge of the property described in Exhibit "A", being 50 feet in width and for the sole purpose of non exclusive ingress and egress from the public right of way, as more particularly described on the attached Exhibit "D";

Which two easements shall be appurtenant to and run with the title to the Grantors' adjacent parcel described in the attached Exhibit "B".

General reference is made to the Record of Survey recorded as Document number 819717 on March 11, 2013, in the Office of the Douglas County Recorder, State of Nevada.

THE UNDERSIGNED HEREBY AFFIRMS THAT THIS DOCUMENT SUBMITTED FOR RECORDING DOES NOT CONTAIN A SOCIAL SECURITY NUMBER.

Signed March 26, 2013

Signed March 26, 2013

Eddie Mayo, Trustee
EDDIE MAYO, Trustee

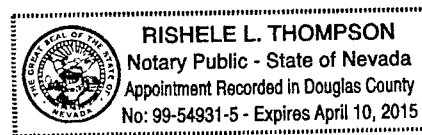
Jocelyne Helzer
JOCELYNE HELZER

ACKNOWLEDGMENTS

STATE OF NEVADA)
s/s
County of Douglas)

On this 26 day of March, 2013, personally appeared before me, a Notary Public, EDDIE MAYO, in his capacity as the Trustee of the Eddie Mayo Living Trust dated April 22, 2011, and JOCELYNE HELZER, who acknowledged to me that they executed the foregoing instrument freely and voluntarily and for the uses and purposes therein mentioned.

Rishele L. Thompson
NOTARY PUBLIC



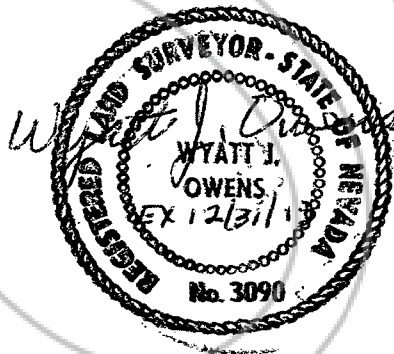


DESCRIPTION OF ADJUSTED PARCEL 1

A parcel of land within the NW1/4 of Section 3, T.12N., R.21E., M.D.B. & M., Douglas County, Nevada and more particularly described as follows:

Commencing at the NW Corner of Section 3, T.12N., R.21E., M.D.B. & M., said corner being marked by a BLM brass cap and is the TRUE POINT OF BEGINNING; thence S88°29'32"E along the North Line of the NW1/4 of said Section 3 a distance of 1,329.84 feet to a 5/8" rebar with cap stamped PLS 3090; thence S01°26'32"W a distance of 1,339.09 feet to a 5/8" rebar with cap stamped PLS 3090; thence N88°10'44"W a distance of 1,334.95 feet to a 5/8" rebar with cap stamped PLS 2617 on the West Line of the NW1/4 of said Section 3; thence along said Line N01°39'39"E a distance of 1,331.80 feet to the TRUE POINT OF BEGINNING. Said parcel has an area of 40.85 acres more or less.

The basis of bearings for the above description is the North Line of the NW1/4 of the above described Section 3. Said Line bears S88°29'32"E as per State Coordinate Grid.



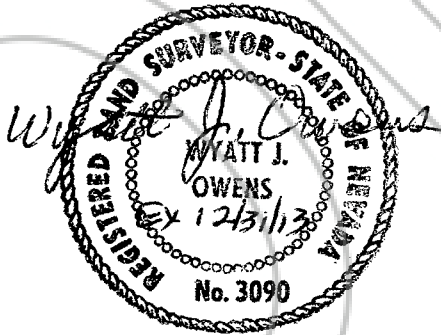


DESCRIPTION OF ADJUSTED PARCEL 2

A parcel of land within the NW1/4 of Section 3, T.12N., R.21E., M.D.B. & M., Douglas County, Nevada and more particularly described as follows:

Commencing at the NW Corner of Section 3, T.12N., R.21E., M.D.B. & M., said corner being marked by a BLM brass cap; thence S88°29'32"E along the North Line of the NW1/4 of said Section 3 a distance of 1,329.84 feet to a 5/8" rebar with cap stamped PLS 3090 which is the TRUE POINT OF BEGINNING; thence continuing along said Line S88°29'32"E a distance of 1,329.84 feet to the N1/4 Corner of said Section 3, said Corner being marked by a BLM brass cap; thence S01°13'34"W a distance of 1,346.41 feet to a 5/8" rebar with cap stamped PLS 6899; thence N88°10'44"W a distance of 1,334.95 feet to a 5/8" rebar with cap stamped PLS 3090; thence N01°26'32"E a distance of 1,339.09 feet to the TRUE POINT OF BEGINNING. Said parcel has an area of 41.08 acres more or less.

The basis of bearings for the above description is the North Line of the NW1/4 of the above described Section 3. Said Line bears S88°29'32"E as per State Coordinate Grid.





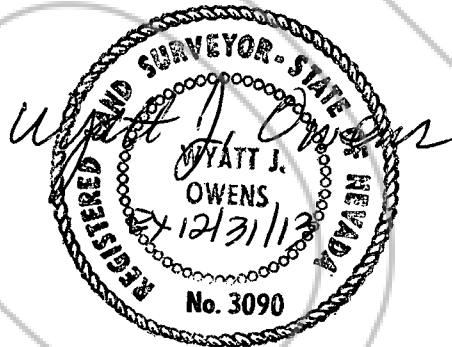
Exhibit

NEW 20 FOOT P.U.E.

A 20 foot strip of land for Public Utility Easement purposes within the NW1/4 of Section 3, T.12N., R.21E., M.D.B. & M., Douglas County, Nevada and more particularly described as follows:

Commencing at the NW Corner of Section 3, T.12N., R.21E., M.D.B. & M., said corner being marked by a BLM brass cap; thence S01°39'39"W along the West Line of the NW1/4 of said Section 3 a distance of 651.06 feet to the TRUE POINT OF BEGINNING; thence S88°10'44"E a distance of 1,332.35 feet; thence S01°26'32"W a distance of 20.00 feet; thence N88°10'44"W a distance of 1,332.43 feet to a point on the West Line of the NW1/4 of said Section 3; thence N01°39'39"E along said Line a distance of 20.00 feet to the TRUE POINT OF BEGINNING.

The basis of bearings for the above description is the North Line of the NW1/4 of the above described Section 3. Said Line bears S88°29'32"E as per State Coordinate Grid.





Exhibit

NEW 50 FOOT ACCESS EASEMENT

A 50 foot strip of land within the NW1/4 of Section 3, T.12N., R.21E., M.D.B. & M., Douglas County, Nevada and more particularly described as follows:

Commencing at the NW Corner of Section 3, T.12N., R.21E., M.D.B. & M., said corner being marked by a BLM brass cap; thence S01°39'39"W along the West Line of the NW1/4 of said Section 3 a distance of 1,281.80 feet to the TRUE POINT OF BEGINNING; thence S88°10'44"E a distance of 1,334.76 feet; thence S01°26'32"W a distance of 50.00 feet; thence N88°10'44"W a distance of 1,334.95 feet to a point on the West Line of said Section 3; thence N01°39'39"E along said Line a distance of 50.00 feet to the TRUE POINT OF BEGINNING.

The basis of bearings for the above description is the North Line of the NW1/4 of the above described Section 3. Said Line bears S88°29'32"E as per State Coordinate Grid.

