

No APN
When recorded return to:
Bently Family, LLC
1597 Esmeralda Avenue
Minden, NV 89423



KAREN ELLISON, RECORDER

WATER RIGHTS DEED

THIS WATER RIGHTS DEED, made and entered into this 10TH day of MARCH, 2017, by and between **James J. "Butch" Peri**, a single man, Grantor, and **Bently Family, LLC**, a Nevada limited liability company, Grantee, whose address is 1597 Esmeralda Avenue, Minden, NV 89423;

WITNESSETH:

That said Grantor, for good and valuable consideration, the receipt whereof is hereby acknowledged, does convey unto said Grantee and to its successors, heirs and assigns forever, all of the rights of the Grantor to divert from the Carson River and its tributaries together with underground water rights situate in the County of Douglas, State of Nevada, more particularly described as follows:

Portions of the East Fork of the Carson River heretofore decreed to Wayne C. Matley and Alouise A. Matley, said water being distributed and allocated under **Claims 73 and 132** and in an Errata by the Federal Water Master under **Claim No. 72** (attached), which corrected the decreed owner from W. Brooks Park to Wayne C. Matley and Alouise A. Matley, in that certain action entitled *The United States of America, Plaintiff, vs. Alpine Land & Reservoir Company, a corporation, et al., Defendants*, being Civil Decree No. D-183 BRT in the United States District Court for the District of Nevada, in said Decree under **Claim Nos. 72, 73 and 132**, together with all of groundwater **Permit No. 18095, Certificate No. 5617** for irrigation purposes.

Grantor hereby further states his intent to transfer all of his ownership in Claim Nos. 72, 73, 132 and Permit No. 18095, Certificate No. 5617.

United States District Court

CARSON RIVER
IN THE DISTRICT COURT OF THE UNITED STATES
IN AND FOR
THE DISTRICT OF NEVADA
IN EQUITY, DOCKET NO D-183
THE UNITED STATES OF AMERICA, PLAINTIFF
VS.
ALPINE LAND & RESERVOIR COMPANY,
A CORPORATION, ET AL. DEFENDANTS

WATER MASTER
CHAD J BLANCHARD
290 SOUTH ARLINGTON AVENUE
RENO, NEVADA 89501
PHONE: (775) 784-5241
FAX: (775) 784-5750

TRUCKEE RIVER
IN THE DISTRICT COURT OF THE UNITED STATES
IN AND FOR
THE DISTRICT OF NEVADA
IN EQUITY, DOCKET NO A3
THE UNITED STATES OF AMERICA, PLAINTIFF
VS.
ORR WATER DITCH COMPANY, ET AL. DEFENDANTS

March 29, 2017

Roy Mickle
Nevada State Engineer's Office
901 S. Stewart St., Suite 2002
Carson City, NV 89701-5250

Re: Carson River / Alpine Decree Claim 72

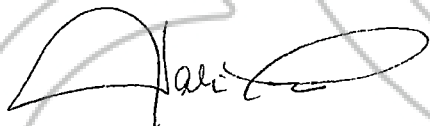
Dear Mr. Mickle:

This letter is to affirm your findings referenced in your letter dated March 16, 2017 regarding the aforementioned claim. The Errata for the Carson River has been amended to reflect the proper owner of record of Carson River Claim 72 as follows:

Wayne C. Matley and Alouise A. Matley

I have enclosed a copy of said Errata for your records. If you need further assistance, please feel free to call our office.

Sincerely,



Jalie Porter
Deputy Water Master

JMP:
Enclosure: Carson River Errata

STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
 a) Not applicable
 b) _____
 c) _____
 d) _____

2. Type of Property:
 a) Vacant Land b) Single Fam. Res.
 c) Condo/Twnhse d) 2-4 Plex
 e) Apt. Bldg f) Comm'l/Ind'l
 g) Agricultural h) Mobile Home
 i) Other Water Rights

FOR RECORDERS OPTIONAL USE ONLY	
BOOK _____	PAGE _____
DATE OF RECORDING: _____	
NOTES: _____	

3. Total Value/Sales Price of Property: \$ \$1,000,000.00
 Deed in Lieu of Foreclosure Only (value of property) _____
 Transfer Tax Value: \$ \$1,000,000.00
 Real Property Transfer Tax Due: \$ \$3,900.00

4. If Exemption Claimed:
 a. Transfer Tax Exemption per NRS 375.090, Section # _____
 b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage being transferred: 100.0 %

The undersigned declares and acknowledges, under penalty of perjury, pursuant to NRS 375.060 and NRS 375.110, that the information provided is correct to the best of their information and belief, and can be supported by documentation if called upon to substantiate the information provided herein. Furthermore, the parties agree that disallowance of any claimed exemption, or other determination of additional tax due, may result in a penalty of 10% of the tax due plus interest at 1% per month.

Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature *Bruce R. Scott* Capacity Agent for Grantor/Grantee

Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: James J. "Butch" Peri
 Address: P.O. Box 18708
 City: Reno
 State: Nevada Zip: 89511

Print Name: Bently Family, LLC
 Address: 1597 Esmeralda Avenue
 City: Minden
 State: Nevada Zip: 89423

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: Bruce R. Scott, Resource Concepts, Inc. Escrow # _____
 Address: 340 N. Minnesota Street
 City: Carson City State: Nevada Zip: 89703

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)