FILED FOR RECORDING AT THE REQUEST OF

Cow County Title 2004 NOU 19 PM 3 25

FEE \$4300 NAPT DEP LESLIE BOUCHERAD

RPTT	<u>\$682.50</u>	

Assessor's parcel: 13-140-15

Recording requested by and return to:

Jordan Valley LLC
5600 S. Gateway Rd
Las Vegas NV 89120

Mail tax statements to: Grantee 5600 S. Gateway Rd. Las Vegas, Nevada 89120

GRANT, BARGAIN AND SALE DEED

THIS INDENTURE, made this 26 day of August,
2004, between ROCKY MOUNTAIN COMPANY, a Utah Limited

Partnership, of the County of Washington, State of Utah, the
party of the first part, and JORDAN VALLEY, LLC, a Nevada

Limited Liability Company, of the County of Clark, State of
Nevada, the parties of the second part.

WITNESSETH:

That the said party of the first part, for and in consideration of the sum of TEN DOLLARS (\$10.00), lawful money of the United States of America to it in hand paid the parties

of the second part, and for other valuable considerations, the receipt of which is hereby acknowledged, does by these presents grant, bargain, sell and convey unto the parties of the second party, and to its successors and assignees forever, all that certain lot, piece or parcel of land situate in the County of Lincoln, State of Nevada, more particularly bounded and described as follows, to-wit:

Lot 2 of the Map for Division Into Large Parcels recorded under File NO. 122298 Official Records of Lincoln County Nevada On the 17th day of May, 2004.

RESERVING UNTO the parties of the first part: All water and water rights now appurtenant to said Lot 2, including all of Proof #01076 filed in the office of the State Engineer of the State of Nevada, save and except the following described water rights:

5 acres of water rights at 5 acre feet duty per acre, with proportionate diversion rate, equal to 25 acre feet annually under Proof #01076 at the location to which said 5 acres of water rights are now appurtenant as more particularly identified and described on Exhibit "A" attached hereto and incorporated herein.

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, issue and profits thereof.

TO HAVE AND TO HOLD, the said premises, together with the appurtenances, unto the said parties of the second party and to its successors and assigns forever.

IN WITNESS WHEREOF, the party of the first part has set its hand by and through its authorized representative the day and year first above-written.

ROCKY MOUNTAIN COMPANY

BY:

STANLEY L. GUBLER General Partner

H. BRADLEY STUCKI General Manager

STATE OF UTAH

ss.

County of Washington)

On this <u>36</u> day of <u>August</u>, 2004, personally appeared before me, a Notary Public, in and for the county and state aforesaid, STANLEY L. GUBLER, who acknowledged to me that he was a General Partner of ROCKY MOUNTAIN COMPANY and H. BRADLEY STUCKI, who acknowledged to me that he was the General Manager of ROCKY MOUNTAIN COMPANY, and who are known to me or who proved to me to be the persons, described in and who executed the above and foregoing

instrument; who further acknowledged to me that they executed the same freely and voluntarily and for the uses and purposes therein mentioned.

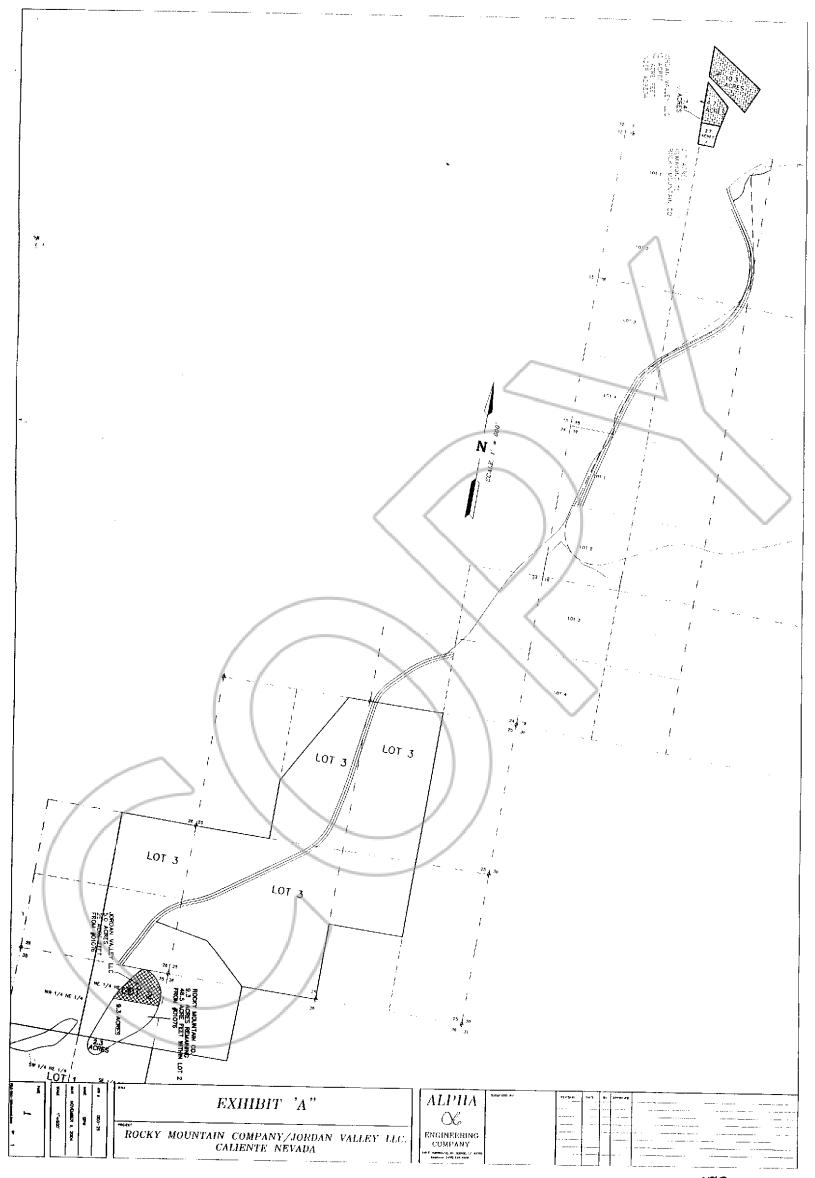
IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above-written.

Document prepared by:
Mackedon, McCormick & King
179 S. LaVerne Street
Fallon, Nevada 89406

Notary Public

NOTARY PUBLIC
JOYCE P COOK
825 N. INDUSTRIAL RD
PO BOX 338
ST. GEORGE, UT 84770
MY COMM. EXP. 03-16-05
STATE OF IJTAH

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900x 193 mor 473

STATE OF NEVADA DECLARATION OF VALUE

Post Partial Interest: Percentage being transferred: Sexual Interest: Percentage	1	Assessor Parcel Number(s):	TOP PEGODETE				
Book: 103 Page 16 413 O	4.		FOR RECORDERS OPTIONAL USE ONLY				
Company Name: COMPANY/PERSON REQUESTING RECORDING (required if not the Seller or Buyer) Company Name: COMPANY/PERSON REQUESTING RECORDING (required if not the Seller or Buyer) Company Name: COMPANY/PERSON REQUESTING RECORDING (required if not the Seller or Buyer) Company Name: COMPANY/PERSON REQUESTING RECORDING (required if not the Seller or Buyer) Company Name: COMPANY/PERSON REQUESTING RECORDING (required if not the Seller or Buyer) Company Name: COMPANY/PERSON REQUESTING RECORDING (required if not the Seller or Buyer) Company Name: COMPANY/PERSON REQUESTING RECORDING (required if not the Seller or Buyer) Company Name: COM COUNTY TITLE Decoming Analyses Notes: Note							
Date of Recording: Accorded to Notes: Date of Recording: Accorded to Notes: Not			Book: 193 Page: 469-473				
a) XX Vacant Land b) Single Family Res. c) Condo/Tovnhouse d) 2.4 Plex e) Apartment Bildg. f) Comm/I/Ind 1 g) Agricultural h) Mobile Home 3. Total Value/Sales Price of Property Deed in Lieu of Foreclosure Only (Value of Property) Transfer Tax Value \$ 175,000.00 Real Property Transfer Tax Due: \$ 175,000.00 Real Property Transfer Tax Due: \$ 682.50 4. If Exemption Claimed: a. Transfer Tax Exemption, per NRS 375.090, Section: b. Explain Reason for Exemption: 5. Partial Interest: Percentage being transferred: 7. 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 dan be supported by documentation if called upon to substantiate the information provided herein. Furthermore, the 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: Signature: Capacity: SELLER (GRANTOR) INFORMATION (required) Print Name: ROCKY MOUNTAIN COMPANY Address: PO BOX 338 City/State/Zip: ST. GEORGE UT 84771 COMPANY/PERSON REQUESTING RECORDING (required if not the Seller or Buyer) Company Name: COW COUNTY TITLE Escrow No.: 19027115		d)					
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Address: 363 Erie Main St.			Escrow No.: 19027115				
City/State/Lip:Tonopah, NV 89049							
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(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)

STATE OF NEVADA DECLARATION OF VALUE

 Assessor Parcel Number(s): a) 13-140-07 (Ptn) 	FOR RECORDERS OPTIONAL USE ONLY Document/Instrument No.: 23430				
b) 13~140-15	Book: 193 Page: 469-473				
c)d)	Date of Recording: Nowmber 19, 2004				
2. Type of Property:	Notes:				
a) XX Vacant Land b) Single Family Res.					
c) Condo/Townhouse d) 2-4 Plex e) Apartment Bldg. f) Comm'l/Ind'l					
g) Agricultural h) Mobile Home					
i) Other:					
3. Total Value/Sales Price of Property	\$175,000.00				
Deed in Lieu of Foreclosure Only (Value of Property)	\$				
Transfer Tax Value	\$175,000.00				
Real Property Transfer Tax Due:	\$682.50				
4. If Exemption Claimed:					
a. Transfer Tax Exemption, per NRS 375.090, Section:					
b. Explain Reason for Exemption:					
5. Partial Interest: Percentage being transferred:	%				
The undersigned declares and acknowledges, under penalty of perjury, pur	rsuant to NRS 375.060 and NRS 375.110, that the				
information provided is correct to the best of their information and belief, called upon to substantiate the information provided herein. Furthermore,	and can be supported by documentation if				
other determination of additional tax due, may result in a penalty of 10% of	of the tax due plus interest at 1% per month.				
Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and several seller shall be jointly as the several seller shall be jointly as the several seller shall be jointly seller shall be jointly as the several seller shall be jointly seller shall be jo	rerally liable for any additional amount owed				
Signature: Mully Mully	Capacity: Geneval Manager				
Signature: 11-12 L. War	Capacity: General Manager Capacity: General Partner				
SELLER (GRANTOR) INFORMATION	BUYER (GRANTEE) INFORMATION				
(required)	(required)				
	nt Name: JORDAN VALLEY, LLC				
	lress: 5600 S. GATEWAY RD //State/Zip: LAS VEGAS NV 89120				
	70mtc/2/p. <u>12AD VEGAD NV 07120</u>				
COMPANY/PERSON REQUESTING RECORDING (required if not the Seller or Buyer)					
Company Name: COW COUNTY TITLE	Escrow No.: 19027115				
Address: 363 Erie Main St.					
City/State/Zip: Tonopah, NV 89049					