

Official Record

Recording requested By
FIRST AMERICAN TITLE COMPANY

Lincoln County - NV

Leslie Boucher - Recorder

Fee: \$17.00

Page 1 of 4

RPTT:

Recorded By: AE

Book- 250 Page- 0133

Ptn. of APN 013-140-17
013-140-19

AFTER RECORDING RETURN TO:
NEVADA DEPT. OF TRANSPORTATION
RIGHT-OF-WAY DIVISION
ATTN: STAFF SPECIALIST ACQ.
1263 S. STEWART ST.
CARSON CITY, NV 89712



LEGAL DESCRIPTION PREPARED BY:
HALANA D. SALAZAR *CBW*
NEVADA DEPT. OF TRANSPORTATION
RIGHT-OF-WAY DIVISION
1263 S. STEWART ST.
CARSON CITY, NV 89712

Project: SPSR-0317(005)
E.A. 73328
Parcels: S-317-LN-055.610TE
S-317-LN-055.611TE

TEMPORARY EASEMENT DEED

THIS DEED made this 11th day of August, 2009
between RAINBOW LAND AND CATTLE COMPANY, LLC, hereinafter called GRANTOR, and
the STATE OF NEVADA, acting by and through its Department of Transportation, hereinafter
called GRANTEE,

WITNESSETH:

That the GRANTOR, for and in consideration of the sum of ONE DOLLAR (\$1.00),
lawful money of the United States of America, and other good and valuable consideration, the
receipt whereof is hereby acknowledged, does by these presents grant unto the GRANTEE
and to its assigns for those purposes as contained in Chapter 408 of the Nevada Revised
Statutes, a temporary easement for the construction over and across certain real property of
the undersigned

Parcel S-317-LN-055.610TE

...situate, lying and being in the County of Lincoln, State of Nevada, and more particularly
described as being a portion of the NW 1/4 of the NE 1/4 of Section 25, T. 4 S., R. 66 E.,
M.D.M., and more fully described by metes and bounds as follows, to wit:

BEGINNING at a point on the right or easterly right-of-way line of
SR-317, 41.72 feet right of and at right angles to Highway Engineer's
Station "X13" 1037+00.00 P.O.T.; said point of beginning further
described as bearing S. 0°13'21" E. a distance of 959.69 feet from the
north quarter corner of said Section 25; said corner further described as



being a 3.25" BLM BRASS CAP ON 3" PIPE FLUSH WITH SANDY GROUND WITH NO MOUND OF STONE, STAMPED "T4S R66E 1/4 S24/25 1997"; thence along said right or easterly right-of-way line the following three (3) courses and distances:

- 1) N. 7°33'22" E. - 50.00 feet;
 - 2) S. 82°34'53" E. - 28.16 feet;
 - 3) N. 7°25'07" E. - 250.00 feet;
- thence along the following three (3) courses and distances:

- 1) S. 82°34'53" E. - 80.00 feet;
 - 2) S. 7°25'07" W. - 300.00 feet;
 - 3) N. 82°34'53" W. - 108.28 feet to the point of beginning;
- said parcel contains an area of 25,411 square feet (0.58 of an acre).

The Basis of Bearing for this description is the NEVADA STATE PLANE COORDINATE SYSTEM, NAD 27 DATUM, East Zone, as determined by the State of Nevada, Department of Transportation.

EXCEPTING THEREFROM and reserving unto the GRANTOR any and all water and water rights under, on or appurtenant to the parcel of land hereinabove described.

Parcel S-317-LN-055.611TE

...situate, lying and being in the County of Lincoln, State of Nevada, and more particularly described as being a portion of the NE 1/4 of the NW 1/4 of Section 25, T. 4 S., R. 66 E., M.D.M., and more fully described by metes and bounds as follows, to wit:

BEGINNING at a point on the left or westerly right-of-way line of SR-317, 65.00 feet left of and at right angles to Highway Engineer's Station "X13" 1039+00.00 P.O.T.; said point of beginning further described as bearing S. 5°49'33" W. a distance of 751.46 feet from the north quarter corner of said Section 25; said corner further described as being a 3.25" GLO BRASS CAP ON 3" PIPE FLUSH WITH SANDY GROUND WITH NO MOUND OF STONE, STAMPED "T4S R66E 1/4 S24/25 1997"; thence along the following three (3) courses and distances:

- 1) N. 82°34'53" W. - 35.00 feet;
 - 2) N. 7°25'07" E. - 200.00 feet;
 - 3) S. 82°34'53" E. - 50.00 feet to said left or westerly right-of-way line of SR-317;
- thence along said left or westerly right-of-way line the following three (3) courses and distances:



- 1) S. 7°25'07" W. - 150.00 feet;
- 2) N. 82°34'53" W. - 15.00 feet;
- 3) S. 7°25'06" W. - 50.00 feet to the point of beginning;
said parcel contains an area of 9,250 square feet (0.21 of an acre).

The Basis of Bearing for this description is the NEVADA STATE PLANE COORDINATE SYSTEM, NAD 27 DATUM, East Zone, as determined by the State of Nevada, Department of Transportation.

EXCEPTING THEREFROM and reserving unto the GRANTOR any and all water and water rights under, on or appurtenant to the parcel of land hereinabove described.

The above described temporary rights shall commence on September 1, 2009 and shall continue through and include the termination date of August 31, 2012.



TO HAVE AND TO HOLD all and singular the said real property, together with the appurtenances, unto the said GRANTEE and to any heirs, successors and assigns for the term of this temporary easement deed.

IN WITNESS WHEREOF said GRANTOR has hereunto signed on the day and year first above written.

RAINBOW LAND AND CATTLE COMPANY

By: [Signature] 4.17.09
John H. Huston, Managing Member Date

Authorized pursuant to corporate resolution
Dated January 1, 2006

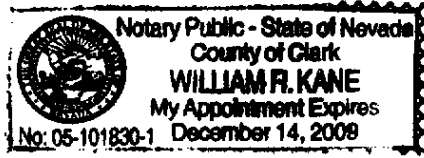
STATE OF NEVADA
COUNTY OF CLARK

On this 17th day of April, 2009, personally appeared before me, the undersigned, a Notary Public in and for the COUNTY OF CLARK, State of NEVADA, JOHN H. HUSTON personally known (or proved) to me to be the person whose name is subscribed to the above instrument and who acknowledged to me that he executed the same freely and voluntarily and for the uses and purposes thereby mentioned.

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

[Signature]



STATE OF NEVADA
DECLARATION OF VALUE

Recording requested By
FIRST AMERICAN TITLE COMPANY

Lincoln County - NV

Leslie Boucher - Recorder

Page 1 of 1 Fee: \$17.00
Recorded By: AE RPTT:
Book- 250 Page- 0133

1. Assessor Parcel Number(s)

- a) 013-140-17 portion
- b) 013-140-19 portion
- 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 _____

FOR RECORDERS OPTIONAL USE	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

- 3. a) Total Value/Sales Price of Property: \$0.00
- b) Deed in Lieu of Foreclosure Only (value of \$ _____)
- c) Transfer Tax Value: \$0.00
- d) Real Property Transfer Tax Due \$0.00

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 375.090, Section: 02
- b. Explain reason for exemption: Transfer to Government Entity

5. Partial Interest: Percentage being transferred: _____ %

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: M. Sebald

Capacity: Agent for Grantee

Signature: Wilson Long

Capacity: Agent for Grantor

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

(REQUIRED)

(REQUIRED)

Rainbow Land & Cattle Company,

Nevada Department of

Print Name: LLC

Print Name: Transportation

Address: 6772 Running Colors Avenue

Address: P.O. Box 170

City: Las Vegas

City: Las Vegas

State: NV Zip: 89131

State: NV Zip: 89125

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)

First American Title Insurance
Company National Commercial

Print Name: Services

File Number: NCS-323160-HHLV mf/mf

Address: 2490 Paseo Verde Parkway, #100

City: Henderson

State: NV Zip: 89074

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