

DOC # 0135381

02/11/2010

03:18 PM

Official Record

Recording requested By
CHICAGO TITLE COMPANY

Lincoln County - NV

Leslie Boucher - Recorder

Fee: \$43.00

Page 1 of 5

RPTT:

Recorded By: DP

Book- 254 Page- 0214



0135381

APN# 06-201-12; and 06-201-24

When Recorded Return to:

Carl D. Savely
Tuffy Ranch Properties, LLC
6600 N. Wingfield Parkway
Sparks, Nevada 89436

And Mail Tax Statements to:

Laurie Baxter
Tuffy Ranch Properties, LLC
6600 N. Wingfield Parkway
Sparks, Nevada 89436

RE-RECORD GRANT, BARGAIN SALE DEED

(Title on Document)

****This document is being re-recorded to correct the legal description in Deed 129705****

This page added to provide additional information required by NRS 111.312 Sections 1-2 (Additional recording fee applies)

This cover page must be typed or printed clearly in black ink only



0135381

Book 254 Page 215 02/11/2010

DOC # 0129705

08/17/2007 11:47 AM

Official Record

Recording requested By CHICAGO TITLE COMPANY

Lincoln County - NV Leslie Boucher - Recorder

Fee: \$16.00 Page 1 of 3 RPTT: \$4,032.60 Recorded By: AE Book- 234 Page- 0511

APNs: 06-201-12; and 06-201-24.

Mail Tax Statements to:

Laurie Baxter Tuffy Ranch Properties, LLC 6600 N. Wingfield Parkway Sparks, Nevada 89436

When Recorded Mail to:

Carl D. Savely Tuffy Ranch Properties, LLC 6600 N. Wingfield Parkway Sparks, Nevada 89436

07010251-FB



Grant, Bargain and Sale Deed

FOR VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby acknowledged, ~~Wayne Lister and~~ Ruby Hollinger Lister, Trustees of the Lister Family Living Trust dated May 23, 1997 (each a "Grantor" and collectively the "Grantors"), do hereby grant, bargain, sell and convey to Tuffy Ranch Properties, LLC, a Nevada limited liability company ("Grantee"), whose address is 6600 N. Wingfield Parkway, Sparks, Nevada 89436, all right, title and interest in and to that real property situate in the County of Lincoln, State of Nevada, which is more particularly described on Exhibit A attached hereto and incorporated herein by reference, together with all and singular the tenements, hereditaments and appurtenances thereto belonging or appertaining and subject to all restrictions and encumbrances of record, but excepting monetary liens.

Dated this 14th day of August, 2007.

LISTER FAMILY LIVING TRUST DATED MAY 23, 1997

By: *Ruby Hollinger Lister, Trustee*
Ruby Hollinger Lister, Trustee

Re-Recorded to Correct Legal Description



STATE OF NEVADA)
) ss.
COUNTY OF LINCOLN)

This instrument was acknowledged before me on August 14, 2007 by Ruby Hollinger Lister as Trustee of the Lister Family Living Trust dated May 23, 1997.

Alyson Hammond
Notary Public

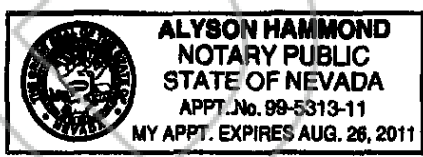




EXHIBIT A

Legal Description of Property

All that certain real property situated in Patterson Valley, County of Lincoln, State of Nevada, described as follows:

Land:

Parcel 1:

That portion of the Southwest Quarter (SW $\frac{1}{4}$) of Section 16, Township 2 North, Range 67 East, M.D.M. and the Northwest Quarter (NW $\frac{1}{4}$) of Section 21, Township 2 North, Range 67 East, M.D.M. described as follows:

Parcel Two (2) of that certain Parcel Map on file in Book C of Parcel Maps, Page 325 recorded April 17, 2007, as Document No. 128760, Official Records, Lincoln County, Nevada.

Parcel 2:

The North Half of the Southwest Quarter (N $\frac{1}{2}$ SW $\frac{1}{4}$) of Section 16, Township 2 North, Range 67 East, M.D.M. and the Southeast Quarter (SE $\frac{1}{4}$) of Section 16, Township 2 North, Range 67 East, M.D.M.

Water Rights:

Permit Nos.:

- 35355 (Cert. 10203 - a portion equal to 0.0018 cfs; 0.4154 mga)
- 41411 (Cert. 12350) - 1.7 cfs; 303.32 afa
- 41412 (Cert. 10836) - 0.00032 cfs; 25 head of cows and 5 horses
- 46205 (Cert. 14228) - 1.00 cfs; 251.36 afa (combined duty with 41411, 48540 and 58447 of 1,315.95 afa)
- 48540 (Cert. 14229) - 2.85 cfs; 537.04 afa (combined duty with 41411, 46205 and 58447 of 1,315.95 afa)
- 58447 (Cert. 14493) - 1.89 cfs; 224.23 afa (combined duty with 41411, 46205 and 48540 of 1,315.95 afa)
- 63228 (Cert. 15429) - 0.011 cfs; 2.02 mga
- 69809 - 0.0109 cfs, or sufficient for 350 head of cattle
- 69810 - 0.0109 cfs, or sufficient for 350 head of cattle

Together with any and all other water rights or ditch rights owned or utilized by Seller which are appurtenant to the Land.



EXHIBIT A

Corrected Legal Description of Property

All that certain real property situated in Patterson Valley, County of Lincoln, State of Nevada, described as follows:

Land:

Parcel 1:

That portion of the Southwest Quarter (SW¼) of Section 16, Township 2 North, Range 67 East, M.D.M. and the Northwest Quarter (NW¼) of Section 21, Township 2 North, Range 67 East, M.D.M. described as follows:

Parcel Two (2) of that certain Parcel Map on file in Book C of Parcel Maps, Page 325 recorded April 17, 2007, as Document No. 128760, Official Records, Lincoln County, Nevada.

Parcel 2:

The North Half of the Southwest Quarter (N½SW¼) of Section 16, Township 2 North, Range 67 East, M.D.M. and the Southeast Quarter (SE¼) of Section 16, Township 2 North, Range 67 East, M.D.M.

Water Rights:

Permit Nos.:

- 35355 (Cert. 10203 - a portion equal to 0.0018 cfs; 0.4154 mga)
- 41411 (Cert. 12350) - 1.644 cfs; 293.32 afa: **AND EXPRESSLY EXCEPTING AND RESERVING UNTO GRANTOR 10.0 AFA UNDER 41411 (CERT. 12350) TOGETHER WITH A PRO RATA PORTION OF THE DIVERSION RATE**
- 41412 (Cert. 10836) - 0.00032 cfs; 25 head of cows and 5 horses
- 46205 (Cert. 14228) - 1.00 cfs; 251.36 afa (combined duty with 41411, 48540 and 58447 of 1,315.95 afa)
- 48540 (Cert. 14229) - 2.85 cfs; 537.04 afa (combined duty with 41411, 46205 and 58447 of 1,315.95 afa)
- 58447 (Cert. 14493) - 1.89 cfs; 224.23 afa (combined duty with 41411, 46205 and 48540 of 1,315.95 afa)
- 63228 (Cert. 15429) - 0.011 cfs; 2.02 mga
- 69809 - 0.0109 cfs, or sufficient for 350 head of cattle
- 69810 - 0.0109 cfs, or sufficient for 350 head of cattle

Together with any and all other water rights or ditch rights owned or utilized by Seller which are appurtenant to the Land, **EXCEPT THOSE EXPRESSLY RESERVED TO GRANTOR HEREIN.**

STATE OF NEVADA
DECLARATION OF VALUE FORM

Recording requested By
CHICAGO TITLE COMPANY

Lincoln County - NV

Leslie Boucher - Recorder

Page 1 of 2 Fee: \$43.00

Recorded By: DP RPTT:

Book- 254 Page- 0214

1. Assessor Parcel Number(s)

- a) 06-201-12
- b) 06-201-24
- 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
- Other _____

FOR RECORDER'S OPTIONAL USE ONLY	
Book: _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. Total Value/Sales Price of Property

Deed in Lieu of Foreclosure Only (value of property) \$ _____

Transfer Tax Value: \$ _____

Real Property Transfer Tax Due \$ 0

4. If Exemption Claimed:

- a. Transfer Tax Exemption per NRS 375.090, Section 3
- b. Explain Reason for Exemption: Re-record Deed recorded in Book 234, Page 0511, as Doc # 0129705 to correct the legal description.

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 Carl D. Jewell Capacity Grantor

Signature Pauly Lister, Trustee Capacity Trustee

SELLER (GRANTOR) INFORMATION (REQUIRED)

Print Name: Lister Family Trust

Address: c/o P.O. Box 402

City: Pioche

State: NV Zip: 891043

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: Tuffy Ranch Properties, LLC

Address: 6600 N. Wingfield Parkway

City: Sparks

State: NV Zip: 89436

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

Print Name: Chicago Title Escrow #: 07010257

Address: 3980 Howard Hughes Pkwy

City: Las Vegas State: NV Zip: 89169



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
- a) 06-201-12
 - b) 06-201-24
 - 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
 - Other _____

FOR RECORDER'S OPTIONAL USE ONLY	
Book: _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. Total Value/Sales Price of Property \$ _____
 Deed in Lieu of Foreclosure Only (value of property) (_____)
 Transfer Tax Value: \$ _____
 Real Property Transfer Tax Due \$ 0

- 4. If Exemption Claimed:**
- a. Transfer Tax Exemption per NRS 375.090, Section 3
 - b. Explain Reason for Exemption: Re-record Deed recorded in Book 234, Page 0511, as Doc # 0129705 to correct the legal description.
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 Carl D. Jewell Capacity Grantor

Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: Lister Family Trust
 Address: c/o P.O. Box 402
 City: Pioche
 State: NV Zip: 89043

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Tuffy Ranch Properties, LLC
 Address: 6600 N. Wingfield Parkway
 City: Sparks
 State: NV Zip: 89436

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)
 Print Name: Chicago Title Company Escrow #: 07010251
 Address: 3980 Howard Hughes Pkwy
 City: LTS 118605 State: NV Zip: 89169