

When recorded return to:
LINCOLN COUNTY WATER DISTRICT
P.O. Box 206
Pioche, NV 89043



WATER RIGHTS DEED

THIS INDENTURE, made this 20th day of September, 2010, by LINCOLN COUNTY WATER DISTRICT, a political subdivision of the State of Nevada, and VIDLER WATER COMPANY, INC., a Nevada corporation as a "GRANTOR", and LINCOLN COUNTY WATER DISTRICT, a political subdivision of the State of Nevada, as "GRANTEE", as their interests appear.

WITNESSETH:

That the GRANTOR, for good and valuable consideration delivered to them by the GRANTEE, the receipt and sufficiency of which is hereby acknowledged, does hereby grant, bargain and sell unto said GRANTEE, and to their successors and assigns forever, the GRANTOR's right, a portion of title and interest in and to those certain water rights described in Exhibit "A" which is incorporated by this reference as if fully set forth herein.

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



TO HAVE AND TO HOLD all and singular the premises, together with the appurtenances, unto the said GRANTEE and to its successors and assigns forever.

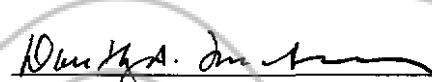
IN WITNESS WHEREOF, the GRANTOR has executed this conveyance the day and year first above written.

LINCOLN COUNTY WATER DISTRICT
a political subdivision of the State of Nevada

VIDLER WATER COMPANY, INC.
a Nevada Corporation



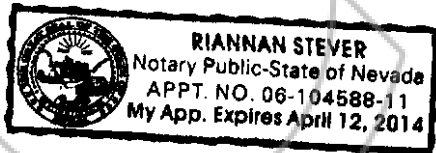
Ronda Hornbeck
Chairman



Dorothy A. Timian-Palmer
President

STATE OF NEVADA)
 : ss.
COUNTY OF LINCOLN)

On OCT 18, 2010, Ronda Hornbeck personally appeared before me, a notary public, personally known to me to be the person whose name is subscribed to the foregoing instrument and who acknowledged to me that she the Chairman of Lincoln County Water District and who acknowledged to me that she executed the foregoing WATER RIGHTS DEED on behalf of said district.





NOTARY PUBLIC



STATE OF NEVADA)
) : ss.
COUNTY OF CARSON CITY)

On Sept. 20th, 2010, Dorothy A. Timian-Palmer personally appeared before me, a notary public, personally known to me to be the person whose name is subscribed to the foregoing instrument and who acknowledged to me that she the President of Vidler Water Company, Inc. and who acknowledged to me that she executed the foregoing WATER RIGHTS DEED on behalf of said company.

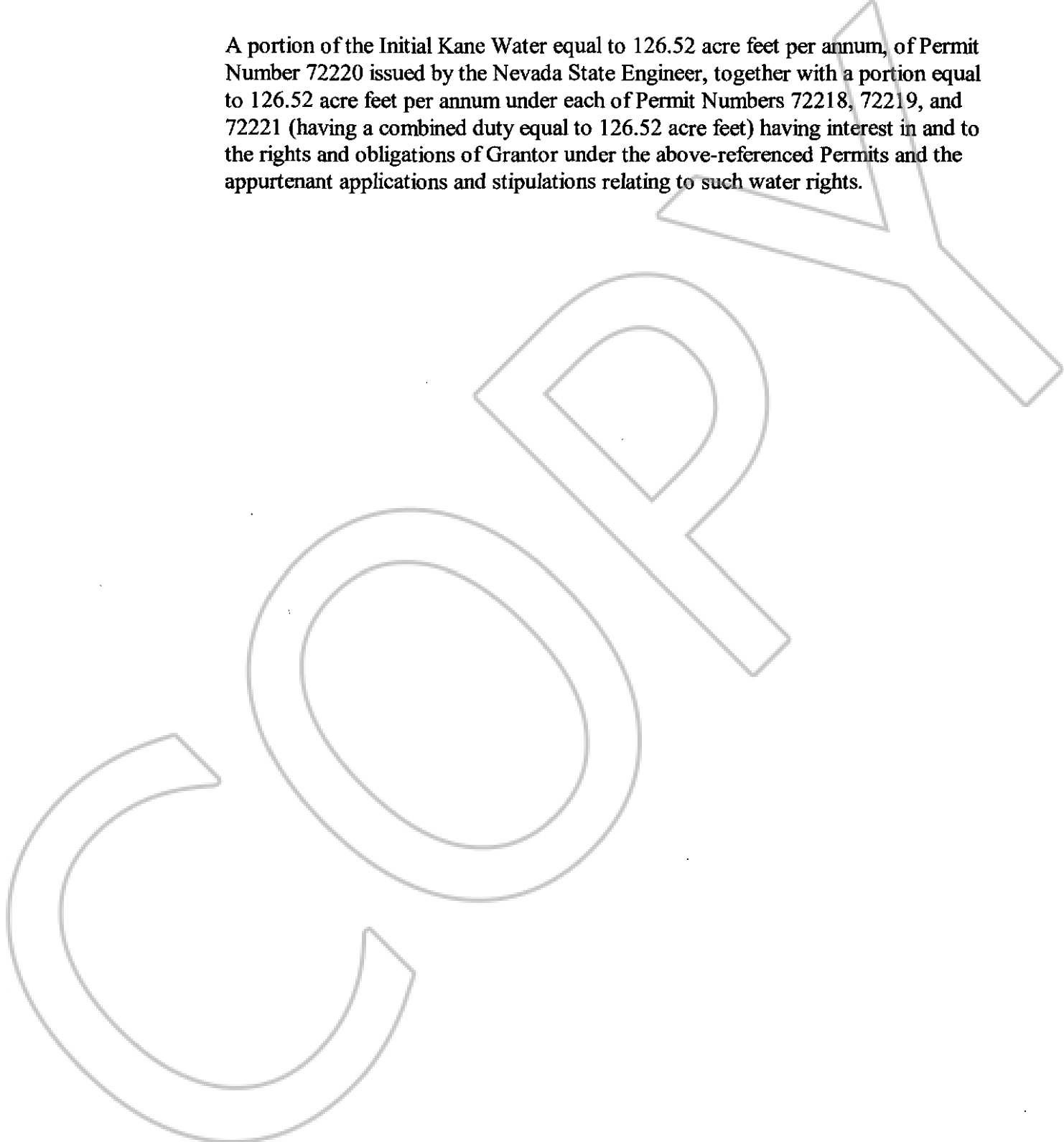
Danielle Bettridge
NOTARY PUBLIC





Exhibit "A"

A portion of the Initial Kane Water equal to 126.52 acre feet per annum, of Permit Number 72220 issued by the Nevada State Engineer, together with a portion equal to 126.52 acre feet per annum under each of Permit Numbers 72218, 72219, and 72221 (having a combined duty equal to 126.52 acre feet) having interest in and to the rights and obligations of Grantor under the above-referenced Permits and the appurtenant applications and stipulations relating to such water rights.



State of Nevada
Declaration of Value

Recording requested By
LINCOLN COUNTY WATER DISTRICT

Lincoln County - NV
Leslie Boucher - Recorder

Page 1 of 1 Fee:
Recorded By: AE RPTT:
Book- 262 Page- 0622

- Assessor Parcel Number(s)
 - NA
 -
 -
 -
- Type of Property:

a) <input type="checkbox"/> Vacant Land	b) <input type="checkbox"/> Single Fam. Res.
c) <input type="checkbox"/> Condo/Twnh	d) <input type="checkbox"/> 2-4 Plex
e) <input type="checkbox"/> Apt. Bldg.	f) <input type="checkbox"/> Comm'l/Ind'l
g) <input type="checkbox"/> Agricultural	h) <input type="checkbox"/> Mobile Home
i) <input checked="" type="checkbox"/> Other <u>Water Rights</u>	

FOR RECORDER'S OPTIONAL USE ONLY	
Document/Instrument #:	_____
Book:	Page: _____
Date of Recording: _____	

3. Total Value/Sales Price of Property: \$ 2,037,617.25

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

Transfer Tax Value: \$ 0.00

Real Property Transfer Tax Due: \$ 0.00

4. **If Exemption Claimed:**

- Transfer Tax Exemption, per NRS 375.090, Section: (2)
- Explain Reason for Exemption: This deed is a transfer of title to Lincoln County Water District a political subdivision of the state of Nevada

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 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 _____
SELLER (GRANTOR) INFORMATION
 (REQUIRED)

Capacity GRANTOR
 Capacity GRANTEE
BUYER (GRANTEE) INFORMATION
 (REQUIRED)

Print Name: Vidler Water Company, Inc.
 Address: 3480 GS Richards Blvd. Ste 101
 City: Carson City
 State: NV Zip: 89703

Print Name: Lincoln County Water District
 Address: P.O. Box 206
 City: Pioche
 State: NV Zip: 89043

COMPANY/PERSON REQUESTING RECORDING (REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: Allison MacKenzie, Pavlakis, Wright & Fagan, LTD. Escrow #
 Address: 402 N. Division St., P.O. Box 646 P.O. Box 307
 City: Carson City PIOCHE State NV NV Zip 89702 89043

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)