

APN: N/A (Water Right Only)

Mail Tax Statements to:

Attn: Steve Lichti
Geyser Ranch, LLC
4021 Port Chicago Highway
Concord, California 94520



OFFICIAL RECORD
AMY ELMER, RECORDER

When Recorded Mail to:

Carl D. Savely
Wingfield Nevada Group Management Company, LLC
6600 N. Wingfield Parkway
Sparks, NV 89436

The undersigned hereby affirms that this document does not contain the social security number of any person(s).

Water Rights Quitclaim Deed

FOR VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby acknowledged, B Bar D L.L.C., a Nevada limited liability company ("B Bar D"), does hereby quitclaim to the Blue Mountain Ranches of Nevada, LLC, a Nevada limited liability company ("BMR"), whose address is 6600 N. Wingfield Parkway, Sparks, NV 89436, all right, title and interest in and to those certain water rights situate in the County of Lincoln, State of Nevada, which are more particularly described on Exhibit A attached hereto and incorporated herein, together with all and singular, the tenements, hereditaments and appurtenances thereto belonging or appertaining.

SUBJECT TO all Permit conditions, Certificate conditions, and Nevada Water Law as of the Exchange Closing.

Dated this 16th day of October, 2023.

[Signatures on the following page]

Water Rights Quitclaim Deed
B Bar D to Blue Mountain Ranches of Nevada LLC

SIGNATURE PAGE

B Bar D:

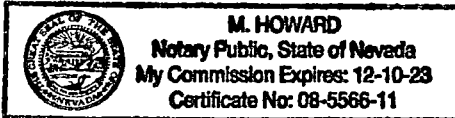
B Bar D L.L.C.,
a Nevada limited liability company

By: Bill W. Brown
Bill W Brown, Manager
By: Denice Brown
Denice Brown, Manager
By: Tyrel Lee Brown
Tyrel Lee Brown, Manager
By: Kalin Wayne Brown
Kalin Wayne Brown, Manager

STATE OF NEVADA)
)
COUNTY OF ~~WASHOE~~)
LINCOLN

This instrument was acknowledged before me on October 16, 2023, by Bill W. Brown, Denice Brown, Tyrel Lee Brown and ~~Kalin Wayne Brown~~, each a Manager of B Bar D L.L.C., a Nevada limited liability company.

M. Howard
Notary Public



State of Nevada
County of Lincoln

This instrument was acknowledged before me on
October 17, 2023 by Kalin Wayne Brown
DATE NAME OF PERSON
as a Manager of B Bar D LLC, a Nevada
limited liability company

SEAL:

M. Howard
(Signature of notarial officer)

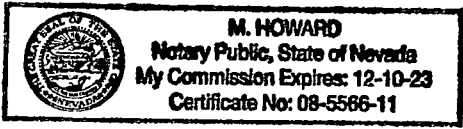


Exhibit A

**B Bar D to Blue Mountain Ranches of Nevada LLC
Description of the B Bar D Water Rights**

A portion of Permit 5619 (Cert. 828) being 0.0015 cfs sufficient to water 50 cattle;

A portion of Permit 5620 (Cert. 827) being 0.0045 cfs sufficient to water 150 cattle;

A portion of Permit 5621 (Cert. 830) being 0.0045 cfs sufficient to water 150 cattle;

A portion of Permit 5700 (Cert. 829) being 0.0045 cfs sufficient to water 150 cattle; and

A portion of Permit 5830 (Cert. 831) being 0.0045 cfs sufficient to water 150 cattle.

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a) NA
- 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
- Other Water Rights Only

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

3. Total Value/Sales Price of Property \$ 1,000
 Deed in Lieu of Foreclosure Only (value of property) (_____)
 Transfer Tax Value: \$ _____
 Real Property Transfer Tax Due \$ 3.90

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, 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 Denise Brown Capacity Grantor

Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: D bar D, LLC
 Address: P.O. Box 745
 City: Piiche
 State: NV Zip: 89043

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Blue Mountain Ranches of Nevada, LLC
 Address: 3100 State Rte 168, P.O. Box 37010
 City: Coyote Springs
 State: NV Zip: 89037

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

Print Name: _____ Escrow #: _____
 Address: _____
 City: _____ State: _____ Zip: _____