

25029469

APN: 07-181-01; 07-201-04; 07-211-05;
07-211-07; 07-191-05; 07-211-02;
07-391-04; 07-391-01; 07-181-03;
07-181-04; 06-370-04

BOOK *400* PAGE *153-163*
OFFICIAL RECORDS
RECORDED AT THE REQUEST OF
Cow County Title
2004 NOV 24 PM 1:00

EUREKA COUNTY, NEVADA
M.N. REBALEATI, RECORDER
FILE NO. FEES *24.00*

193922

GRANT, BARGAIN, SALE DEED

25028403

586206

APN 07-181-01; 07-201-04;
07-211-05; 07-211-07;
07-191-05; 07-211-02;
07-391-04; 07-391-01;
APN 07-181-03; 07-181-04;
06-370-04

Official Records Nye County Nevada
Requested By: Cow County Title Co
04/05/04 3:33 PM
Donna L. Motis, Recorder
Fee: \$22.00 State: \$ Dep: tp
Non-Conformity Fee \$25.00

APN _____

FOR RECORDERS USE ONLY

TITLE OF
DOCUMENT GRANT, BARGAIN SALE DEED

NOTARY CERTIFY THAT IF IMPRESSED WITH
THE PUBLIC SEAL OF THE NYE COUNTY
RECORDED THIS IS A TRUE AND CORRECT COPY
OF THE ORIGINAL RECORD ON FILE IN THIS OFFICE.

NOV 24 2004

Donna L. Motis
DONNA L. MOTIS COUNTY RECORDER
NYE COUNTY, NEVADA

25028403

APN 07-181-01; 07-201-04;
07-211-05; 07-211-07;
07-191-05; 07-211-02;
07-391-04; 07-391-01;
APN 07-181-03; 07-181-04;
06-370-04

APN _____

TITLE OF
DOCUMENT GRANT, BARGAIN SALE DEED

DOC # 0231315

04/05/2004 11:06 AM

OFFICIAL RECORDS

Requested By:

COW COUNTY TITLE

Lander County, NV
Idonna M. Trevino - Recorder

Page: 1 Of 8 Fee: 46.00
BK-527 PG-511 SN



586206

FOR RECORDERS USE ONLY

586206

A.P.N. # Numerous

R.P.T.T. \$ 0.00

ESCROW NO. 25028403

RECORDING REQUESTED BY:

COW COUNTY TITLE

MAIL TAX STATEMENTS TO:

MARK HYDE

2258 RENO HWY STE B

FALLON NV 89406

WHEN RECORDED MAIL TO:

MARK HYDE

2258 RENO HWY STE B

FALLON NV 89406

(Space Above for Recorder's Use Only)

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That **SEE EXHIBIT "B" ATTACHED HERETO**
AND MADE A PART HEREOF FOR GRANTORS

in consideration of \$10.00, the receipt of which is hereby acknowledged, does hereby Grant, Bargain Sell
and Convey to **TRUCKEE RIVER RANCH, LLC, a Nevada Limited**
Liability Company

SUBJECT, HOWEVER, to an obligation which Grantee does hereby assume and*
and to the heirs and assigns of such Grantee forever, all that real property situated in the
County of **Nye & Lander** State of Nevada, bounded and described as:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in
anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.

DATE: **March 25, 2004**

agree to pay and perform in
accordance with its terms and the
terms of the Deed of Trust securing
same recorded in the Official
Records of said Counties.


R. MARK HYDE


GARY L. HUTCHINGS


RICHARD G. HUTCHINGS

STATE OF Nevada }
COUNTY OF Churchill } ss.



This instrument was acknowledged before me on
by R. MARK HYDE and GARY L. HUTCHINGS
and RICHARD G. HUTCHINGS

Signature Deborah Conway

Notary Public (One inch margin on all sides of document for Recorder's Use Only)

586206

STATE OF NEVADA
COUNTY OF NYE

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME
ON MARCH 25, 2004 BY R. MARK HYDE.

C. L. Flavion-Arnhart
NOTARY PUBLIC

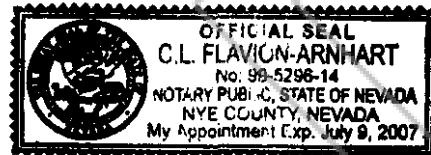


EXHIBIT "B"



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PG- 514
04/05/2004

ESCROW NO.: 25028403

586206

R. MARK HYDE, a married man as his sole and separate property;
and GARY L. HUTCHINGS, a married man as his sole and separate
property; and RICHARD G. HUTCHINGS, a married man as his sole
and separate property; all as tenants in common (whose address
is 2258 Reno Hwy, Ste B, Fallon NV 89406)



0231315

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586206

EXHIBIT "A"**LEGAL DESCRIPTION**

ESCROW NO.: 25028403

All that certain real property situate in the County of Nye, State of Nevada, described as follows:

BOX SPRINGS

Township 13 North, Range 47 East, M.D.B. & M.

- Section 4: Southwest Quarter (SW1/4) of the Northwest Quarter (NW1/4)
Section 5: Southeast Quarter (SE1/4) of the Northeast Quarter (NE1/4)

ASSESSOR'S PARCEL NUMBER FOR 2003 - 2004: 07-181-01

POTTS RANCH

Township 14 North, Range 47 East, M.D.B. & M.

- Section 1: Lot 4; West Half (W1/2) of the Southwest Quarter (SW1/4); Southwest Quarter of the Northwest Quarter (NW1/4)
Section 2: Lot 2, Southwest Quarter (SW1/4) of the Northeast Quarter (NE1/4); Southeast Quarter (SE1/4); Lot 1 of the Northeast Quarter (NE1/4); Southeast Quarter (SE1/4) of the Northeast Quarter (NE1/4)
Section 11: Northeast Quarter (NE1/4)

ASSESSOR'S PARCEL NUMBER FOR 2003 - 2004: 07-201-04

Township 15 North, Range 47 East, M.D.B. & M.

- Section 26: Northwest Quarter (NW1/4) of the Northeast Quarter (NE1/4)
Section 35: Northeast Quarter (NE1/4) of the Northeast Quarter (NE1/4); South Half (S1/2) of the Northeast Quarter (NE1/4); East Half (E1/2) of the Southeast Quarter (SE1/4); Northwest Quarter (NW1/4) of the Southeast Quarter (SE1/4); Northwest Quarter (NW1/4) of the Northeast Quarter (NE1/4); Southwest Quarter (SW1/4) of the Southeast Quarter (SE1/4)
Section 36: West Half (W1/2) of the Southwest Quarter (SW1/4)

ASSESSOR'S PARCEL NUMBER FOR 2003 - 2004: 07-211-05
07-211-07



ESCROW NO.: 25028403

DIANA'S PUNCH BOWL

Township 14 North, Range 47 East, M.D.B. & M.

- Section 22: West Half (W1/2) of the East Half (E1/2);
Southeast Quarter (SE1/4) of the Southwest
Quarter (SW1/4)
- Section 27: Northwest Quarter (NW1/4) of the Northeast
Quarter (NE1/4)

ASSESSOR'S PARCEL NUMBER FOR 2003 - 2004: 07-191-05

MONITOR HEADQUARTERS

Township 15 North, Range 47 East, M.D.B. & M.

- Section 4: Southwest Quarter (SW1/4) of the Southeast
Quarter (SE1/4); Southeast Quarter of the
Southwest Quarter (SW1/4)
- Section 7: Southeast Quarter (SE1/4) of Southeast Quarter
(SE1/4)
- Section 8: South Half (S1/2) of the Northeast Quarter
(NE1/4); Northwest Quarter (NW1/4) of the Southeast
Quarter (SE1/4); North Half (N1/2) of the
Southwest Quarter (SW1/4); Southwest Quarter
(SW1/4) of the Southwest Quarter (SW1/4);
Southeast Quarter (SE1/4) of the Southwest Quarter
(SW1/4); Northeast Quarter (NE1/4) of the Southeast
Quarter (SE1/4); Northeast Quarter (NE1/4) of the
Northeast Quarter (NE1/4)
- Section 9: Northwest Quarter (NW1/4) of the Northeast Quarter
(NE1/4); North Half (N1/2) of the Northwest Quarter
(NW1/4); Southwest Quarter (SW1/4) of the Northwest
Quarter (NW1/4); Southeast Quarter (SE1/4) of the
Northwest Quarter (NW1/4)
- Section 17: Northwest Quarter (NW1/4) of the Northwest Quarter
(NW1/4)

Continued on next page



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586206

ESCROW NO.: 25028403

Section 18: Northeast Quarter (NE1/4) of the Northeast Quarter (NE1/4); Southwest Quarter (SW1/4) of the Northeast Quarter (NE1/4); North Half of the Southwest Quarter (SW1/4); South Half (S1/2) of the Northwest Quarter (NW1/4); Northwest Quarter (NW1/4) of the Southeast Quarter (SE1/4); Southeast Quarter (SE1/4) of the Northeast Quarter (NE1/4); Northwest Quarter (NW1/4) of the Northeast Quarter (NE1/4)

ASSESSOR'S PARCEL NUMBER FOR 2003 - 2004: 07-211-02

RYE PATCH

Township 15 North, Range 48 East, M.D.B. & M.

Section 30: Lots 1 and 2 of the Northwest Quarter (NW1/4); Southeast Quarter (SE1/4) of the Northwest Quarter (NW1/4); Northeast Quarter (NE1/4) of the Southwest Quarter (SW1/4); Northeast Quarter (NE1/4) of the Northwest Quarter (NW1/4); South Half (S1/2) of the Northeast Quarter (NE1/4); Northwest Quarter (NW1/4) of the Southeast Quarter (SE1/4)

ASSESSOR'S PARCEL NUMBER FOR 2003 - 2004: 07-391-04

WHITE SAGE SPRING

Township 15 North, Range 48 East, M.D.B. & M.

Section 18: Northeast Quarter (NE1/4) of the Northeast Quarter (NE1/4)

ASSESSOR'S PARCEL NUMBER FOR 2003 - 2004: 07-391-01

Continued on next page



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586206

ESCROW NO.: 25028403

POTTS HOMESTEAD

TOWNSHIP 13 NORTH, RANGE 47 EAST, M.D.B.&M.

Section 9: The Southwest Quarter (SW1/4) of the
Southeast Quarter (SE1/4)
Section 17: The West Half (W1/2) of the Northeast
Quarter (NE1/4); and the Northwest Quarter
(NW1/4) of the Southeast Quarter (SE1/4)

ASSESSOR'S PARCEL NUMBER FOR 2003 - 2004: 07-181-03
07-181-04

All that certain real property situate in the County
Lander, State of Nevada, described as follows:

POTTS WELL

Township 16 North, Range 47 East, M.D.B. & M.

Section 4: Southeast Quarter (SE1/4) of the Southeast
Quarter (SE1/4)

ASSESSOR'S PARCEL NUMBER FOR 2003 - 2004: 06-370-04

STATE OF NEVADA DECLARATION OF VALUE

1. Assessor Parcel Number(s):

- a) Numerous
b) _____
c) _____
d) _____

2. Type of Property:

- a) _____ Vacant Land b) _____ Single Family Res.
c) _____ Condo/Townhouse d) _____ 2-4 Plex
e) _____ Apartment Bldg. f) _____ Comm'l/Ind'l
g) XX Agricultural h) _____ Mobile Home
i) Other: _____

3. Total Value/Sales Price of Property

\$ _____ 0.00

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:

a. Transfer Tax Exemption, per NRS 375.090, Section: _____

b. Explain Reason for Exemption: Individuals to LLC

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] Capacity: _____

Signature: _____ Capacity: _____

SELLER (GRANTOR) INFORMATION

(required)

Print Name: R. MARK HYDE
Address: 2258 RENO HWY, STE B
City/State/Zip: FALLON NV 89406

BUYER (GRANTEE) INFORMATION

(required)

Print Name: TRUCKEE RIVER RANCH, LLC
Address: 2258 RENO HWY, STE B
City/State/Zip: FALLON NV 89406

COMPANY/PERSON REQUESTING RECORDING (required if not the Seller or Buyer)

Company Name: COW COUNTY TITLE Escrow No.: 25028403
Address: 363 Erie Main St.
City/State/Zip: Tonopah, NV 89049

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

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193922

FOR RECORDERS OPTIONAL USE ONLY

Document/Instrument No.: 586206

Book: _____ Page: _____

Date of Recording: _____

Notes: _____

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s):

- a) Numerous
b) _____
c) _____
d) _____

2. Type of Property:

- a) _____ Vacant Land b) _____ Single Family Res.
c) _____ Condo/Townhouse d) _____ 2-4 Plex
e) _____ Apartment Bldg. f) _____ Comm'l/Ind'l
g) XX Agricultural h) _____ Mobile Home
i) Other: _____

FOR RECORDERS OPTIONAL USE ONLY

Document/Instrument No.: 193922

Book: 400 Page: 153-163

Date of Recording: 11-24-04

Notes: _____

3. Total Value/Sales Price of Property

\$ 0.00

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:

a. Transfer Tax Exemption, per NRS 375.090, Section: _____

b. Explain Reason for Exemption: RPTT's paid on Nye County documents

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] Capacity: Escrow Officer

Signature: _____ Capacity: _____

SELLER (GRANTOR) INFORMATION

(required)

Print Name: R. MARK HYDE

Address: 2258 RENO HWY, STE B

City/State/Zip: FALLON NV 89406

BUYER (GRANTEE) INFORMATION

(required)

Print Name: TRUCKEE RIVER RANCH, LLC

Address: 2258 RENO HWY, STE B

City/State/Zip: FALLON NV 89406

COMPANY/PERSON REQUESTING RECORDING (required if not the Seller or Buyer)

Company Name: COW COUNTY TITLE Escrow No.: 25028403

Address: 363 Erie Main St.

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