A.P.N. No.: 008-320-02, 008-040-01 AND 008-120-01

Escrow No.: 01415-25960
Recording Requested By:

Stewart Title Company

Mail Tax Statements To: Same as below When Recorded Mail To:

John C. Gretlein
2319 Caserta Ct.
Henderson, NV 89074

EUREKA COUNTY, NV
RPTT:\$14933.10 Rec:\$24.00
\$14,957.10 Pgs=11
STEWART TITLE ELKO
LISA HOEHNE, RECORDER

2017-233801
08/31/2017 11:38 AM

(for recorders use only)

GRANT, BARGAIN AND SALE DEED (Title of Document)

Please complete Affirmation Statement below:

I the undersigned hereby affirm that the attached document, including any exhibits, hereby
submitted for recording does not contain the personal information of any person or persons. (Per NRS
239B.030)
-OR-
☐ I the undersigned hereby affirm that the attached document, including any exhibits, hereby
submitted for recording does contain the personal information of a person or persons as required by
law:
(State specific law)
Chieffer / Etru Offer
Signature Title
rances J. Jeans
Printed Name

This page added to provide additional information required by NRS.111.312 Sections 1-2 and NRS 239B.030 Section 4.

This cover page must be typed or printed in black ink.

(Additional recording fees applies)

GRANT, BARGAIN AND SALE DEED

FOR VALUE RECEIVED the undersigned GRANTORS hereby grant, bargain and sell all right, title and interest in and to the following property in Eureka County, Nevada, to the following GRANTEE:

Grantors: FISH CREEK RANCH, LLC, a Nevada limited liability company

(as to PARCELS 3 AND 4);

WISE FAMILY DEVELOPMENT, LLC, a Nevada limited liability

company (as to PARCEL 2);

LKW LAND LLC, a Nevada limited liability company (as to

PARCEL 1).

Grantee: JOHN C. GRETLEIN, a single man

Taking title as: JOHN C. GRETLEIN, as his sole and separate property

Estate conveyed: Fee simple

Legal description of property conveyed:

See Exhibit A attached hereto for a description of the real property being conveyed herein.

APN: 008-320-02; 008-040-01; 008-120-01

TOGETHER WITH all buildings and improvements thereon, if any.

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

TOGETHER WITH any and all water, water rights, rights to use of the water, whether surface or underground or otherwise, whether vested, permitted, certificated, decreed or otherwise, and whether present or future, and all water available through irrigation projects, whether public or private, now or hereafter used or enjoyed in connection therewith, for irrigation, stock-watering, domestic or any other use, or for drainage of all or any part of the real property, together with all rights and ownership in any water stock owned in connection with the right to receive water for use upon or in connection with the real property, together with all dams, ditches, canals, pipelines, reservoirs, wells, pivots, and all

other means for the diversion or use of water appurtenant to the real property, or any part thereof, together with any and all easements and rights-of-way for maintenance, repair, and operation of diversion structures and ditch systems. Such water rights include, without limitation, those included as part of **Exhibit B**, attached hereto.

TOGETHER WITH all rock, land, gravel removal and ownership rights.

TOGETHER WITH Seller's oil, gas, hard rock, and other mineral and geothermal rights of every name or nature and any payments due thereon after the closing date.

SUBJECT TO any and all taxes and assessments, reservations, exceptions, easements, rights and/or rights of way, limitations, covenants, conditions, restrictions, terms, liens, charges and licenses affecting the property of record or actually existing on such premises.

Dated this 18 day of 4/4

GRANTOR:

FISH CREEK RANCH, LLC, a Nevada limited liability company

By:

JAMES K. WISE

MANAGING MEMBER

GRANTOR:

WISE FAMILY DEVELOPMENT, LLC

By:

JAMES K. WIŚE

MANAGEMENT COMMITTEE, MANAGER

	BETTE JEAN PEDERSON
	MANAGEMENT COMMITTEE, MANAGER
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	GRANTOR:
	_ \ \
	LKW LAND LLC
	By: WISE FAMILY DEVELOPMENT, LLC,
	Its Managing Member
5	
Ву	
	JAMES K. WISE
	MANAGEMENT COMMITTEE, MANAGER
Ву	ur.
	BETTE JEAN PEDERSON
	MANAGEMENT COMMITTEE, MANAGER
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[NOTARIZATION AP	PEARS ON FOLLOWING PAGE]
WILSON []	BARROWS SALYER JONES

442 Court Street | Elko, Nevada 89801 | 775.738.7271

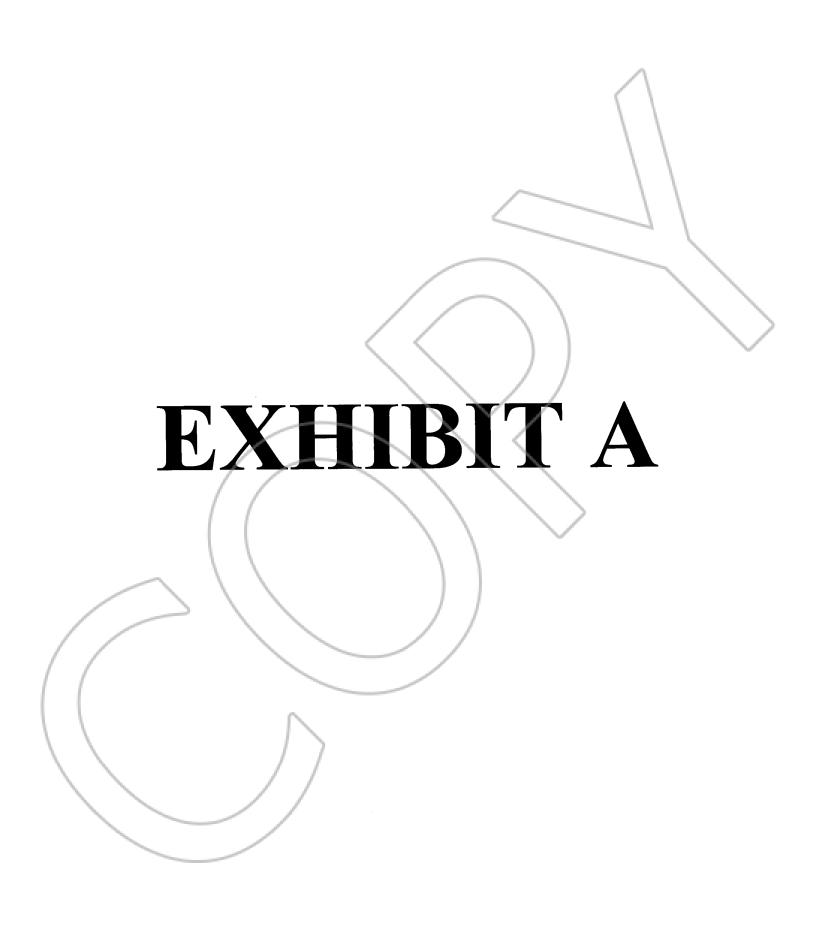
Page 3 of 4

By:

EKW LAND LLC By: WISE FAMILY DEVELOPMENT, LLC, Its Managing Member By: JAMES K. WISE MANAGEMENT COMMITTEE, MANAGER By: Bette Jean Bedurage Bette Jean Pederson MANAGEMENT COMMITTEE, MANAGER [Notarization Appears On Following Page] WILSON Rappower Salver Longs		GRANTOR:
By: JAMES K. WISE MANAGEMENT COMMITTEE, MANAGER By: Bette Juan Pederson MANAGEMENT COMMITTEE, MANAGER MANAGEMENT COMMITTEE, MANAGER [NOTARIZATION APPEARS ON FOLLOWING PAGE]		
By: JAMES K. WISE MANAGEMENT COMMITTEE, MANAGER By: Bette Jean Pederson MANAGEMENT COMMITTEE, MANAGER [Notarization Appears On Following Page]		
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By: Bette Juan Gedurson Bette Jean Pederson Management Committee, Manager [Notarization Appears On Following Page]	The state of the s	\ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \
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	[Notarization Appears	s On Following Page]
ANTH COANTED A DEPONITOR A TEXTED I DANIEDO		

STATE OF NEVADA)	
COUNTY OF ELKO) ss.)	
to the above instrument who Managing Member of Fish (Creek Ranch, LLC, as I LLC, and as Managem	ed before me, a Notary Public, JAMES e the person whose name is subscribed executed the above instrument as Management Committee, Manager, of ent Committee, Manager, of LKW
Notary Public - State of Appointment Recorded in Euro No: 07-3652-8 - Expires Ma	Nevada oka County	NOTARY PUBLIC
STATE OF NEVADA)	
COUNTY OF ELKO) ss.)	
JEAN PEDERSON, personally subscribed to the above instruction	y known (or proved) to rument who acknowled Committee, Manager, o	d before me, a Notary Public, BETTE me to be the person whose name is ged that she executed the above of Wise Family Development, LLC, Land LLC.
		NOTARY PUBLIC
17060251 skj		

STATE OF NEVADA)		^
COUNTY OF ELKO) ss.)		
K. WISE, personally ke to the above instrumen Managing Member of 1	nown (or proved) to at who acknowledged Fish Creek Ranch, L	appeared before me, a Nota: me to be the person whose r it that he executed the above LC, as Management Commit anagement Committee, Mar	name is subscribed instrument as ittee, Manager, of
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Utah STATE OF NEVADA Washingtor)) ss.		
COUNTY OF ELKO			
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		Latrus XI NOTARY PUBL	meric
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The land referred to herein is situated in the State of Nevada, County of Eureka and Nye, described as follows:

PARCEL 1: (Eureka County)

TOWNSHIP 18 NORTH, RANGE 50 EAST, M.D.B.&M.

Section 30: NW1/4NE1/4; NE1/4NW1/4;

PARCEL 2: (Eureka County)

TOWNSHIP 19 NORTH, RANGE 50 EAST, M.D.B.&M.

Section 16: W1/2NE1/4; E1/2NW1/4; SW1/4NW1/4; NW1/4SW1/4;

Section 17: SE1/4NE1/4; NE1/4SE1/4;

PARCEL 3: (Eureka County)

TOWNSHIP 16 NORTH, RANGE 53 EAST, M.D.B.&M.

Section 7: NE1/4NE1/4;

PARCEL 4: (Eureka County)

TOWNSHIP 16 NORTH, RANGE 53 EAST, M.D.B.&M.

Section 7: SE1/4NE1/4;

Section 8: E1/2; NW1/4NW1/4; S1/2NW1/4; N1/2SW1/4; SE1/4SW1/4;

Section 9: NE1/4NE1/4; S1/2NE1/4; NW1/4NW1/4; S1/2NW1/4; S1/2;

Section 10: N1/2; N1/2S1/2; SW1/4SE1/4; S1/2SW1/4;

Section 11: S1/2NE1/4; NW1/4; N1/2SW1/4;

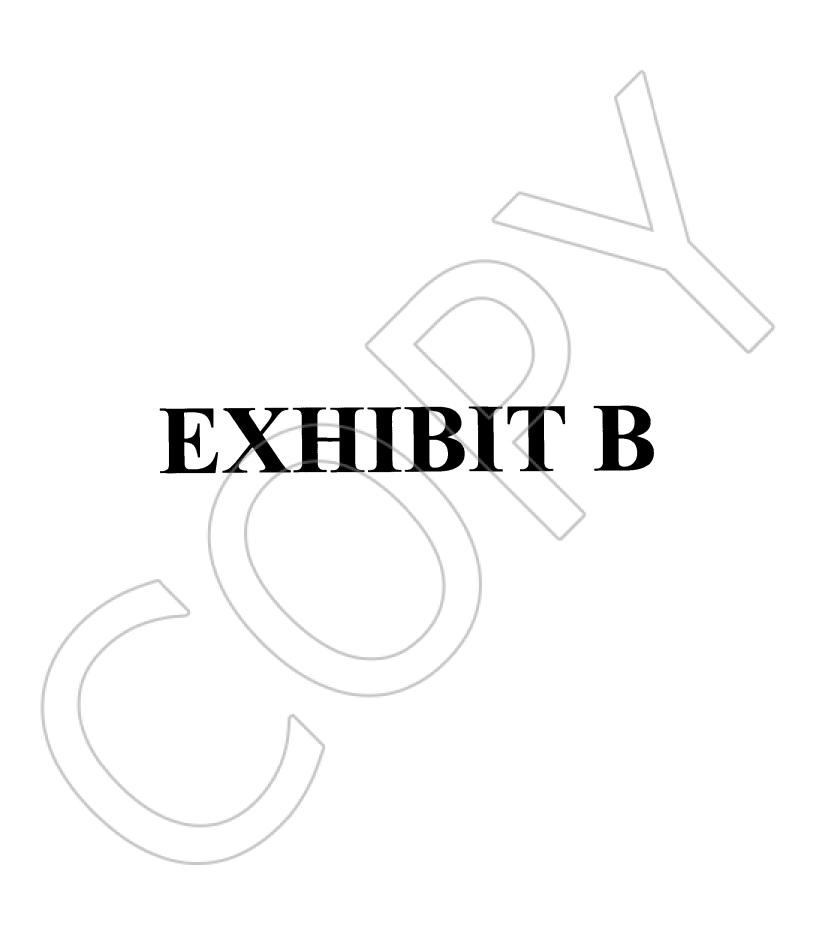
Section 12: N1/2;

EXCEPTING FROM the SW1/4SE1/4 and S1/2SW1/4 of Section 10, TOWNSHIP 16 NORTH, RANGE 53 EAST, M.D.B.&M., all uranium, thorium or any other material which is or may be determined to be peculiarly essential to the production of fissionable materials, whether or not of commercial value as reserved in Patent executed by the State of Nevada, recorded March 21, 1952, in Book 24 of Deeds at Page 189, Eureka County, Nevada records.

TOWNSHIP 16 NORTH, RANGE 54 EAST, M.D.B.&M.

Section 6: S1/2SW1/4:

Section 7: Lots 1 and 2 of the NW1/4;

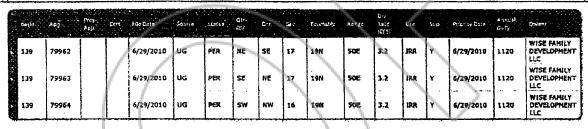


Fish Creek Ranch Water Rights

Fish Creek Ranch-Ardans Hydrographic Abstract- from Nevada Division of Water Resources

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Fish Creek Ranch - Bartine Ranch Hydrographic Abstract- Nevada Division of Water Resources



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Fish Creek Ranch-Falkner Hydrographic Abstract- Nevada Division of Water Resources



STATE OF NEVADA DECLARATION OF VALUE FORM 1. Assessor Parcel Number(s) a) 008-320-02

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COI	MPAN	Y/PERSON REC	UESTI	NG RECORDING (required if r			
Prin	t Nam	e: Stewart Title	Compa	any	Escrow #:	01415-25	960	
Add	ress:	810 Idaho Si	treet					
City	:	Elko			State: NV		Zip:	89801