

12/8/2005
DISTRICT OF NEVADA
FILED
DEC 8 2005
CLERK, U.S. DISTRICT COURT
BY _____ DEPUTY

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IN THE UNITED STATES DISTRICT COURT
FOR THE DISTRICT OF NEVADA

UNITED STATES OF AMERICA,)
)
Plaintiff,)
WALKER RIVER PAIUTE TRIBE,)
)
Plaintiff-Intervenor,)
v.)
WALKER RIVER IRRIGATION)
DISTRICT,)
a corporation, et al.,)
)
Defendants.)

In Equity No. C-125-ECR
Subfile No. C-125-B
**DISCLAIMER OF INTEREST IN
WATER RIGHTS AND NOTICE OF
RELATED INFORMATION AND
DOCUMENTATION SUPPORTING
DISCLAIMER**

The undersigned counter-defendant in the above action hereby notifies the Court and the United States that the undersigned (or the entity on whose behalf the undersigned is acting) has no interest in any water right within the categories set forth in Paragraph 3 of the *Case Management Order* (Apr. 18, 2000) and, therefore, **disclaims all interest in this action.**

This disclaimer and notice shall be sent to the following two persons:

Linda Lea Sharer, Chief Deputy Clerk
United States District Court for the District of Nevada
400 South Virginia Street, Suite 301
Reno, NV 89501

And

Susan L. Schneider
United States Department of Justice
P.O. Box 756
Littleton, CO 80160

In addition, because the undersigned sold or otherwise conveyed ownership of all of the

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3. Attached to or included with this notice is a copy of the (check appropriate box(es)):

- Deed *SEE ATTACHED LIST*
- Court Order
- Other Document.

by which the change in ownership was accomplished.

4. The undersigned acknowledges that any person or entity who files a Disclaimer of Interest in this matter is ultimately responsible for the accuracy of this filing. Consequently, the undersigned acknowledges that any person or entity who files a Disclaimer of Interest, but, in fact, has water rights subject to this litigation, shall nevertheless be bound by the results of this litigation.

Executed this 20 day of Oct 2005



[signature of counter-defendant]

ROLAND FAIPEKEK

[name of counter-defendant]

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3. Attached to or included with this notice is a copy of the (check appropriate box(es)):

- Deed — SEE ATTACHED LIST
- Court Order
- Other Document.

by which the change in ownership was accomplished.

4. The undersigned acknowledges that any person or entity who files a Disclaimer of Interest in this matter is ultimately responsible for the accuracy of this filing. Consequently, the undersigned acknowledges that any person or entity who files a Disclaimer of Interest, but, in fact, has water rights subject to this litigation, shall nevertheless be bound by the results of this litigation.

Executed this 20 day of Oct 2005.



[signature of counter-defendant]

LEE FAIFERER

[name of counter-defendant]

Mr J. Seward / ^{Mrs} Joyce Seward
P.O. Box 125 Wellington 89444

MR J. SWART / Mrs V. Swart
2570 GRAVENSTEIN Hwy So
Sebastopol, CA 95472

Mr Devere BARKER
Rightway Investments LLC
1955 BAIRING Blvd
Sparks, NV 89434

Pinnac Branch Estates LLC
423 Chaire Court
Gardnerville NV. 89460

*** THIS IS AN UNOFFICIAL COPY ***

APN # 009-042-03
R.P.T.T.S. 429.00
STEWART TITLE COMPANY
MAN. TAX STATEMENTS TO:
LIST AS BELOW

318232
OFFICIAL RECORDS
LYON COUNTY, NEV.
RECORD REQUESTED BY
STEWART TITLE OF Cuba
MARY C. HILLIGAN
COUNTY RECORDER
FEE 16.00 DEP. KV

WHEN RECEIVED MAIL TO:
(BRANCH)
423 COLUMBIA COURT
GARDNERVILLE, NV 89460

(Space Above for Recorder's Use Only)

GRANT, BARGAIN, SALE DEED
THIS INDENTURE WITNESSETH That **ROLAND FAIFERK AND LEE FAIFERK,**
HUSBAND AND WIFE

in consideration of \$10.00, the receipt of which is hereby acknowledged, does hereby Grant, Bargain Sell
and Convey to **PINION RANCH ESTATES, LLC, A NEVADA LIMITED**
LIABILITY COMPANY

and to the heirs and assigns of such Grantee forever, all the real property situated in the
unincorporated area **County of LYON** 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 thereto belonging or in
anywise appertaining, and any reversions, remainders, rents, issues or profits thereof

DATE: March 26, 2004

[Signature]
ROLAND FAIFERK
Witness
[Signature]
LEE FAIFERK



STATE OF NEVADA }
COUNTY OF DOUGLAS } ss.

This instrument was acknowledged before me on 3-30-04
by ROLAND FAIFERK and LEE FAIFERK

Signature [Signature]
Notary Public (One such margin on all sides of document for Recorder's Use Only)

318232

*** THIS IS AN UNOFFICIAL COPY ***

LEGAL DESCRIPTION

Order No. 04010671MM

The land referred to herein is situated in the State of Nevada,
County LYON COUNTY, described as follows:

All that real property in the County of Lyon, State of Nevada,
specifically described as:

That certain Parcel of land known as "THE GREEN AREA", as shown
on the Final Map of Bluebird Estates Unit One, recorded in the
Official Records of Lyon County, Nevada, on June 19, 1981, as
Document No. 61050.

ASSESSOR'S PARCEL NO. 904103

*** THIS IS AN UNOFFICIAL COPY ***

ESCROW NO.: 040700711

Together with all water rights, surface or ground,
permitted, certificated, adjudicated, or vested, as well as
all springs, springs, and other rights to water, of any nature
whatsoever, appurtenant to or historically used on the
property.

*** THIS IS AN UNOFFICIAL COPY ***

DOC # 348432
04/19/2005 09:47 AM
Official Record
Requested By
JOHN SEMARD
Lyon County - NV
Recorded By: RCH

RPTT. 041.75



WATER RIGHTS GRANT DEED

THIS DEED, made and entered into this 15 day of April, 2005, by and between ROLAND and ZEE FAIFEREK, husband and wife, party of the first part, and JOHN and JOYCE FAIFEREK, party of the second part; P.O. Box 125 Wellington Nevada

WITNESSETH:

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, the said party of the first part hereby grants, transfers and conveys unto the said party of the second part, all right, title and interest in 3.03 acre-feet of those water rights evidenced in Nevada Permit Number 66524, see application to change 72180, and 3.03 acre feet of those water rights evidenced in Nevada Permit 68043, see application to change 72181, to be utilized only on the described property: That certain piece and parcel of real property known as Lyon County Assessor's Parcel No.10-761-44, and more particularly described as follows.

All that certain property situate in the County of Lyon, State of Nevada, within the West portion of Section 5, T. 9N., R. 4E., S.D.B.&M.

"UNOFFICIAL COPY"

*** THIS IS AN UNOFFICIAL COPY ***



348432

04/19/2005
002 of 2

IN WITNESS WHEREOF, the party of the first part has executed this conveyance

Roland Faiferek
ROLAND FAIFEREK

Lee Faiferek
LEE FAIFEREK

ACKNOWLEDGMENT

STATE OF NEVADA }

COUNTY OF Cassidy }

On 4-15 2005 before me, *Kathryn L Ames*

Notary Public, personally appeared ROLAND FAIFEREK and LEE FAIFEREK, personally known to me (or proved to me on the basis of satisfactory evidence) to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacities, and that by their signatures on the instrument, the persons, or the entity upon behalf of which the persons acted, executed the instrument

WITNESS my hand and official seal.



Kathryn L Ames
NOTARY PUBLIC

"UNOFFICIAL COPY"

*** THIS IS AN UNOFFICIAL COPY ***

STATE OF NEVADA
DECLARATION OF VALUE

DOC # DV-348432
04/19/2005 09:47 AM
Official Record

Requested By
JOHN GEMFRO
Mary V. Milligan - Recorder
Page 1 of 1 Fee: \$15.00
Recorded By: MGN RPTT: \$48.75

- 1. Assessor's Parcel Number(s) _____
- b) _____
- c) # 70-761-44 _____
- d) _____

- 2. Type of Property:
 - a) Vacant Land b) Single Fam. Res.
 - c) Condo/Townhome d) 2-4 Pkcs
 - e) Apt. Bldg f) Comm'/Ind'l
 - g) Agricultural h) Mobile Home
 - i) Other rights

FOR RECORDERS OPTIONAL USE ONLY
 DOCUMENT/INSTRUMENT #: _____
 BOOK: _____ PAGE: _____
 DATE OF RECORDING: _____
 NOTES: Verification of Sale price provided

- 3. Total Value/Sales Price of Property: \$ 17,120.00
- Deed in Lieu of Foreclosure (only value of property) _____
- Transfer Tax Value: _____
- Real Property Transfer Tax Due: \$ 48.75

- 4. If Exemption Claimed:
 - a. Transfer Tax Exemption per NRS 375.009 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: [Signature] Capacity: Buyer
 Signature: _____ Capacity: _____

SELLER (GRANTOR) INFORMATION (REQUIRED)		BUYER (GRANTEE) INFORMATION (REQUIRED)	
Print Name: <u>Roland Lee Erikerek</u>	Print Name: <u>John F. Journal</u>	Address: <u>P.O. Box 125</u>	Address: <u>Washington</u>
Address: <u>P.O. Box 115</u>	Address: <u>Washington</u>	City: <u>Washington</u>	City: <u>Washington</u>
City: <u>Smith</u>	City: <u>Washington</u>	State: <u>NV</u>	State: <u>NV</u>
State: <u>NV</u>	State: <u>NV</u>	Zip: <u>89430</u>	Zip: <u>89447</u>
Zip: <u>89430</u>	Zip: <u>89447</u>		

COMPANY/PERSON REQUESTING RECORDING
 (required if not the seller or buyer)
 Print Name: _____ Escrow # _____
 Address: _____
 City: _____ State: _____ Zip: _____
 (AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)

*** THIS IS AN UNOFFICIAL COPY ***

John Seward
PO Box 125

59444

APN 10-761-43

DOC # 356506
07/15/2005 09:44 AM
Official Record
Requested By
JOHN SEWARD
Lyon County - NV
Recorded By: KR PTT: \$70.00



WATER RIGHTS GRANT DEED

THIS INDENTURE made and entered into this 14 day of JULY, 2005, by and between ROLAND and JOYCE MAIFEREK, husband and wife, party of the first part, and JOHN and JOYCE SEWARD, party of the second part;

WITNESSETH:

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, the said party of the first part hereby grants, transfers, and conveys unto the said party of the second part, all right, title and interest in 5.11 acre-feet of those water rights evidenced in Nevada Application/Permit Number 36524 Certificate 72180, and 5.11 acre-feet of those water rights evidenced in Nevada Application/Permit Number 3043 Certificate 72181, to be utilized on the following described property: That certain piece and parcel of real property known as Lyon County Assessor's Parcel No. 10-761-43, and more particularly described as follows:

All that certain property situate in the County of Lyon, State of Nevada, within the West portion of Section 5, T. 9N., R. 24E., M.D.B.&M.

This transfer is bound by a promissory note and the above water rights may not be sold, transferred, or otherwise encumbered until said note is satisfied.

"UNOFFICIAL COPY"

*** THIS IS AN UNOFFICIAL COPY ***



356506

07/15/2005
002 of 2

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

Roland Faiferek
ROLAND FAIFEREK

Lee Faiferek
LEE FAIFEREK

"UNOFFICIAL COPY"

ACKNOWLEDGEMENT

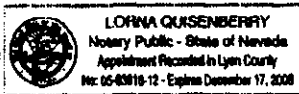
STATE OF NEVADA

COUNTY OF *Lyon*

ON *July 21, 2005* before me, *Lorna Quisenberry*

Notary Public, personally appeared ROLAND FAIFEREK and LEE FAIFEREK, personally known to me (or proved to me on the basis of satisfactory evidence) to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacities, and that by their signatures on the instrument, the persons executed the instrument.

WITNESS my hand and official seal.



Lorna Quisenberry
NOTARY PUBLIC

*** THIS IS AN UNOFFICIAL COPY ***

STATE OF NEVADA
DECLARATION OF VALUE

DOC # DV-356506
07/15/2005 09:44 AM
Official Record

Requested By
JOHN SEWARD
Mary C. Milligan - Recorder
Page 1 of 1 Fee: \$15.00
Recorded By: KR RPIT: \$79.95

- 1. Assessor: Parcel Number(s)
- b) _____
- c) _____
- d) _____

- 2. Type of Property:
- a) Vacant Land b) Single Fam. Res.
- c) Condo/Townhome d) 2-4 Plex
- e) Apt. Bldg f) Comm'l/Ind'l
- g) Agricultural h) Mobile Home
- i) Other unimproved lots

FOR RECORDERS OPTIONAL USE ONLY
 DOCUMENT/INSTRUMENT #: _____
 BOOK _____ PAGE _____
 DATE OF RECORDING: _____
 NOTES: _____

- 3. Total Value/Sales Price of Property: \$ 20,440.00
- Deed in Lien of Foreclosure (only value of property) (\$ _____)
- Transfer Tax Value: (\$ _____)
- Real Property Transfer Tax Due: \$ 79.95

- 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 375.036, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature Lee Fairerick Capacity Grantor
 Signature _____ Capacity _____

<p>SELLER (GRANTOR) INFORMATION (REQUIRED)</p> <p>Print Name: <u>Lee & Roland Fairerick</u></p> <p>Address: <u>PO Box 115</u></p> <p>City: <u>SMITH</u></p> <p>State: <u>NV</u> Zip: <u>89430</u></p> <p>State: <u>NV</u> Zip: <u>89430</u></p>	<p>BUYER (GRANTEE) INFORMATION (REQUIRED)</p> <p>Print Name: <u>John Seward</u></p> <p>Address: <u>PO Box 125</u></p> <p>City: <u>Wellington</u></p> <p>State: <u>NV</u> Zip: <u>89444</u></p> <p>State: <u>NV</u> Zip: <u>89444</u></p>
--	---

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)
 Print Name: _____ Escrow # _____
 Address: _____
 City: _____ State: _____ Zip: _____

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

*** THIS IS AN UNOFFICIAL COPY ***

DOC # 356468
07/14/2005 03:31 PM
Official Record
Requested By
JOHN SEWARD
Lyon County - NV
Recorded By: DLJ RPTT: \$300.00



John Seward
P.O. Box 125
Wellington NV.
89444

WATER RIGHTS GRANT DEED

THIS INSTRUMENT made and entered into this 14 day of JULY, 2005, by and between ROLAND and LEE MAIFEREK, husband and wife, party of the first part, and JOHN and JOYCE SEWARD, party of the second part;

WITNESSETH:

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, the said party of the first part hereby grants, transfers and conveys unto the said party of the second part, all right, title and interest in 15 acre-feet of those water rights evidenced in Nevada Application/Permit Number 36524 Certificate 72180, and 25 acre-feet of those water rights evidenced in Nevada Application/Permit Number 8043 Certificate 72181, to be utilized on the following described property: That certain piece and parcel of real property known as Lyon County Assessor's Parcel Number 0-761-43, and more particularly described as follows:

All that certain property situate in the County of Lyon, State of Nevada, within the West portion of Section 5, T. 9N., R. 24E., M.D.B. & M.

UNOFFICIAL COPY

*** THIS IS AN UNOFFICIAL COPY ***

STATE OF NEVADA
DECLARATION OF VALUE

DOC # DV-356468
07/14/2005 03:31 PM
Official Record

Requested By
Joni Sedore
Mary C. Milligan - Recorder

Page 1 of 1 Fee: \$15.00
Recorded By: DLJ RPTT: \$200.00

- 1. Assessor's Parcel Number(s)
- b) _____
- c) _____
- d) _____

- 2. Type of Property:
 - a) Vacant Land
 - b) Single Fam. Res.
 - c) Condo/Townhome
 - d) 2-4 Plex
 - e) Apt. Bldg
 - f) Comm'/Ind'l
 - g) Agricultural
 - h) Mobile Home
 - i) Other _____

FOR RECORDERS OPTIONAL USE ONLY

DOCUMENT/INSTRUMENT #: _____

BOOK _____ PAGE _____

DATE OF RECORDING: _____

NOTES: *Proof Provided*

- 3. Total Value/Sales Price of Property: \$ 100,000.00
- Deed in Lieu of Foreclosure Only (value of property) (_____)
- Transfer Tax Value: \$ _____
- Real Property Transfer Tax Due: \$ 390.00

- 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: [Signature] Capacity: Buyer

Signature: _____ Capacity: _____

SELLER (GRANTOR) INFORMATION (REQUIRED)

Print Name: Poland Fairbank

Address: Smith

City: Smith

State: Nevada Zip: 89403

State: NV Zip: 89403

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: John Sedore

Address: P.O. Box 125

City: Wellspring

State: Nevada Zip: 89444

State: NV Zip: 89444

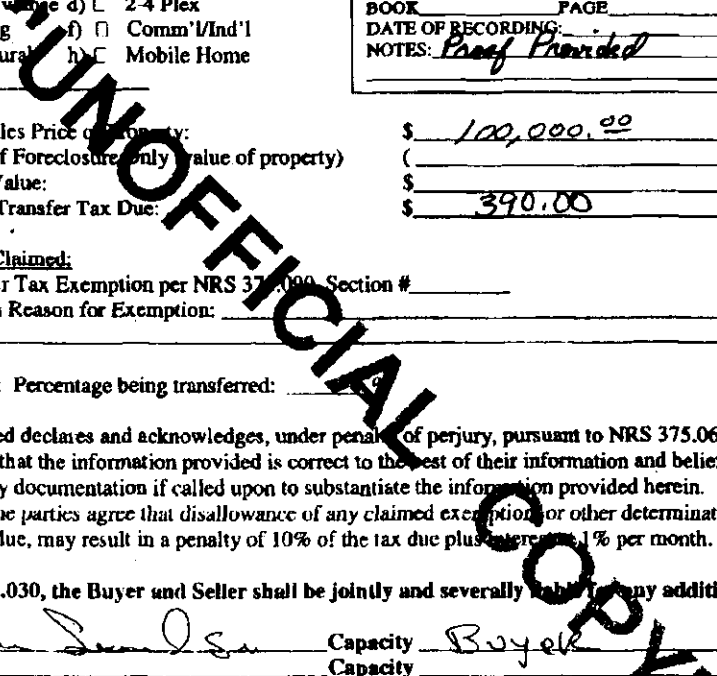
COMPANY/PERSON REQUESTING RECORDING
(required if not the seller or buyer)

Print Name: _____ Escrow # _____

Address: _____

City: _____ State: _____ Zip: _____

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



*** THIS IS AN UNOFFICIAL COPY ***

DOC # 338092
12/14/2004 11:52 AM
Official Record

Requested by
JOHN ZWART
Lyon County - NV
Nancy S. Miller, Recorder



APN: 10-301-10
Recording Requested:
when recorded, mail to:
John J. and Veronica L. Zwart
2:70 Gravenstein Hwy. So.
Sebastopol, CA 95472

Mail Tax Statements to:
John J. and Veronica L. Zwart
2:70 Gravenstein Hwy. So.
Sebastopol, CA 95472

UNOFFICIAL COPY

WATER RIGHTS GRANT DEED

THIS INDENTURE, made and entered into this 13th day of December, 2004, by and between ROLAND and LEE FAIFER, husband and wife, party of the first part, and JOHN J. and VERONICA L. ZWART, husband and wife as joint tenants, party of the second part;

WITNESSETH:

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, the said party of the first part hereby grants, transfers, and conveys unto the said party of the second part, a full right, title and interest in twenty (20) acre-feet of those water rights evidenced in Nevada Application/Permit Number 36524, Certificate 12481, to be utilized only on the following described real property: That certain piece and parcel of real property known as Lyon County Assessor's Parcel No. 10-301-10 and more particularly described as follows:

All that certain real property situate in the County of Lyon, State of Nevada, within the West portion of Section 23, T. 11 N., R. 22 E., M.D.B.&M., described as follows:

Parcel 1 as shown on that certain Parcel Map for Finn R., William B., & Judith A. Jacobsen, filed in the office of the Lyon County Recorder on August 7, 1995 as document No. 184676.

Excepting therefrom that certain Parcel conveyed to Sierra Pacific Power Company by Deed recorded March 10, 1945 in Book 35, page 512, Deed Records of Lyon County, Nevada.
page 512, Deed Records of Lyon County, Nevada.

*** THIS IS AN UNOFFICIAL COPY ***

DOC # DV-338092

12/14/2004 11:52 AM

Official Record

STATE OF NEVADA
DECLARATION OF VALUE

Requested By
JOHN ZARBY

Mary C. Hilligan - Recorder

Page 1 of 1 Fee: \$15.00
Recorded By: RCM RPTT: \$156.00

- 1. Assessor's Parcel Number(s) _____
- b) _____
- c) _____
- d) _____

- 2. Type of Property:
 - a) Vacant Land b) Single Fam. Res.
 - c) Condo/Townhome d) 2-4 Plex
 - e) Apt. Bldg f) Comm'l/Ind'l
 - g) Agricultural h) Mobile Home
 - i) Other Contract

FOR RECORDERS OPTIONAL USE ONLY
 DOCUMENT/INSTRUMENT #: _____
 BOOK _____ PAGE _____
 DATE OF RECORDING: _____
 NOTES: Purchase agreement provided

- 3. Total Value/Sales Price of Property: \$ 40,000
- Deed in Lieu of Foreclosure (Only value of property) (_____)
- Transfer Tax Value: \$ _____
- Real Property Transfer Tax Due: \$ 156.00

- 4. II Exemption Claimed:
 - a. Transfer Tax Exemption per NRS 375.009 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: [Signature] Capacity: Grantor
 Signature: _____ Capacity: _____

SELLER (GRANTOR) INFORMATION (REQUIRED)
 Print Name: Richard Lee Fiderlek
 Address: PO Box 115
 City: Spring Valley
 City: Spring Valley
 State: NV Zip: 89470

BUYER (GRANTEE) INFORMATION (REQUIRED)
 Print Name: Veronica & Scott Zeman
 Address: 2570 GARDENVIEW BLVD S
 City: Sparks
 City: Sparks
 State: CA Zip: 95972

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

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

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

*** THIS IS AN UNOFFICIAL COPY ***

DOC # 360216

08/23/2005 04:12 PM

Official Record

Requested By
STEWART TITLE NORTHERN

Lyon County - NV
Mary C. Milligan - Recorder



A.P.N.# 010-181-13
R.P.T.#
Recorded Requested By:

Stewart Title of Northern Nevada

Mail Tax Statements To:

Same As Below

When Recorded Mail To:

Grantee:

1955 Baring Blvd

Sparks, NV 89437

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Roland Falferek and Lee Falferek, husband and wife for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain Sell and Convey to HIGHWAY INVESTMENTS SMITH VALLEY, LLC, a Nevada limited liability company

and to the heirs and assigns of such Grantee forever, all that real property situated in the County of Lyon, State of Nevada, bounded and described as follows:

See Exhibit "A" attached hereto and by reference made a part hereof for complete legal description

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.

Dated: 8/20/05

R. Falferek
Roland Falferek

Lee Falferek
Lee Falferek

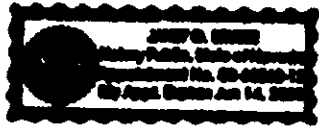
State of Nevada } ss.

County of Lyon

This instrument was acknowledged before me on Aug. 20, 2005

by: Roland Falferek and Lee Falferek

Signature: [Signature]
Notary Public



*** THIS IS AN UNOFFICIAL COPY ***



360216

08/23/2005
002 of 2

**EXHIBIT "A"
LEGAL DESCRIPTION**

Order No: 05012503MM

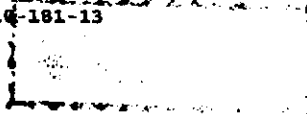
The land referred to herein is situated in the State of Nevada,
County of LYON COUNTY, described as follows:

OF A PORTION OF THE LAND SITUATED IN THE E 1/2, SECTION 31, T
12N., R 24E., S.1.B & M., IN LYON COUNTY, NEVADA. MORE
PARTICULARS DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTER OF SECTION 31, T. 12 N., R 24 E.,
M.D.B.&M. MARKED WITH A 5/8" REBAR AND BRASS TAG STAMPED PLS
4248 SAID POINT ALSO BEING THE POINT OF BEGINNING. THENCE
RUNNING ALONG THE WEST LINE OF THE NE 1/4 OF SAID SECTION 31, N
00°48'17" W, 656.11 FEET TO A POINT MARKED WITH A 5/8" REBAR
AND ALUM CAP STAMPED PLS 12468; THENCE, N 89° 28'32" E, 1246.45
FEET TO A POINT MARKED WITH A 5/8" REBAR AND ALUM CAP STAMPED
PLS 12468; THENCE, S 00°54'17" E, 553.58 FEET, TO A POINT
MARKED WITH A 5/8" REBAR AND ALUM CAP STAMPED PLS 12468;
THENCE, N 87°59'10" E, 1412.76 FEET, TO A POINT MARKED WITH A
5/8" REBAR AND BRASS TAG STAMPED PLS 4248; THENCE, S 00°59'56"
E, 147.28 FEET, TO THE E 1/4 COR. OF SAID SECTION 31, MARKED
WITH A 5/8" REBAR AND ALUM CAP STAMPED PLS 12468; THENCE, S
00°58'51" E, 2680.67 FEET TO THE SE COR. OF SAID SECTION 31,
MARKED WITH A STEEL FENCE POST AND BRASS TAG STAMPED PLS 4248;
THENCE, S 89°52'36" W, 2668.74 FEET TO THE S 1/4 COR. OF SAID
SECTION 31 MARKED WITH A 5/8" REBAR AND BRASS TAG STAMPED PLS
4248; THENCE, N 00°48'17" W, 2667.95 FEET TO THE POINT OF
BEGINNING.

"IN COMPLIANCE WITH NEVADA REVISED STATUTE 111.120, THE HEREIN
ABOVE LEGAL DESCRIPTION WAS TAKEN FROM INSTRUMENT RECORDED JUNE
14, 2002, AS FILE NO. 278340, RECORDED IN THE OFFICIAL RECORDS
OF LYON COUNTY, STATE OF NEVADA."

ASSESSOR'S PARCEL NO. 10-181-13



*** THIS IS AN UNOFFICIAL COPY ***

DOC # DV-360216
08/23/2006 04:12 PM
Official Record

Requested By
STEWART TITLE NORTHERN

Page 1 of 2 Fee: \$15.00
Recorded By: MCR RPT: \$9,948.90

STATE OF NEVADA

1. Assessor Parcel Number(s)

- a) 10-181-13
- b) _____
- c) _____
- d) _____

FOR RECORD

Document/In
Book _____
Date of Reco
Notes:

2. Type of Property

- a) Vacant Land
- b) Single Family Residence
- c) Condo/Townhome
- d) 2-4 Plex
- e) Apartment Bldg.
- f) Commercial/Industrial
- g) Agricultural
- h) Mobile Home
- i) Other AGRICULTURAL WITH RESIDENCE

- i. Total Value/Sale Price of Property \$2,551,000.00
- Deed in Lieu of Foreclosure Only (Value of Property) (_____)
- Transfer Tax Value \$2,551,000.00
- Real Property Transfer Tax \$9,948.90
- ii. Exemption Claimed:
 - a. Transfer Tax Exemption, per NRS 375.080, Section: _____
 - b. Explain Reason for Exemption: _____
- iii. Partial Interest: Percentage being transferred: 100% %

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: Roland Faiferak Capacity: GRANTOR
Signature: Devere Barker Capacity: GRANTEE

SELLER (GRANTOR) INFORMATION

Print Name: Roland Faiferak
Address: PO BOX 115
City/State/Zip: SMITH NV 89430

BUYER (GRANTEE) INFORMATION

Print Name: Devere Barker
Address: _____
City/State/Zip: _____

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

Company Name: Stewart Title of Northern Nevada Escrow No: 505444-25
Address: 5355 Ketzke Lane, Suite 103
Address: 5355 Ketzke Lane, Suite 103 State: NV Zip: 89511
City: Reno State: NV Zip: 89511

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

*** THIS IS AN UNOFFICIAL COPY ***

CV-366216
08/23/2005
002 of 2

(ORIGINAL RECORD FROM CLERK OFFICE FROM 11/14/05)

STATE OF NEVADA

1. Assessor Parcel Number(s)

- a) 10-181-13011
- b) _____
- c) _____
- d) _____

FOR RECORDER'S OPTIONAL USE ONLY	
Document/Instrument No.	_____
Book	Page _____
Date of Recording:	_____
Notes:	_____

2. Type of Property

- a) Vacant Land
- b) Single Family Residence
- c) Condominium
- d) 2-4 Plex
- e) Apartment, e.g.
- f) Commercial/Industrial
- g) Agricultural
- h) Mobile Home
- i) Other _____

3. Total Value/Sales Price of Property: \$2,551,000.00
 (Used in Lieu of Foreclosure Sale) (Value of Property) (_____)
 Transfer Tax Value: \$2,551,000.00
 Real Property Transfer Tax Due: \$9,945.00
9945.00

4. If Exemption Claimed:

- a. Transfer Tax Exemption, per NRS 375.090, Section: _____
 - b. Explain Reason for Exemption: _____
5. Partial Interest: Percentage being transferred: 100%

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: _____ Capacity: _____
 Signature: Danny Barker Capacity: Grantor

SELLER (GRANTOR) INFORMATION

Print Name: Roland Fallerek
 Address: P.O. Box 115
 City/State/Zip: Smith, NV 89430

BUYER (GRANTEE) INFORMATION

Print Name: RIGHTWAY INVESTMENTS SMITH VALLEY, LLC
 Address: 1955 Baring Blvd
 City/State/Zip: Sparks, NV 89434

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

Company Name: Stewart Title of Northern Nevada Escrow No: 505444-25
 Company Name: Stewart Title of Northern Nevada Escrow No: 505444-25
 Address: 5355 Kietzke Lane, Suite 103
 City: Reno State: NV Zip: 89511

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

*** THIS IS AN UNOFFICIAL COPY ***

DOC # 360217
08/23/2005 04:14 PM
Official Record

Requested By
STEWART TITLE NORTHERN
Lyon County - NV
Mary C. Willigan - Recorder



A.P.N.# 010-181-15 & 16
R P T T 88 457 10
Recording Requested By:

Stewart Title of Northern Nevada

Mail Tax Statements To:

Same As Below

When Recorded Mail To:

Grantee

1855 Bargain Deed

Sparks, NV 89415

UNOFFICIAL COPY

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Roland Falferek and Lee Falferek, husband and wife for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain Sell and Convey to RIGHTWAY INVESTMENTS SMITH VALLEY, LLC, a Nevada limited liability company

and to the heirs and assigns of such Grantee forever, all that real property situated in the County of Lyon, State of Nevada, bounded and described as follows:

See Exhibit "A" attached hereto and by reference made a part hereof for complete legal description.

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

Dated: 8/20/05

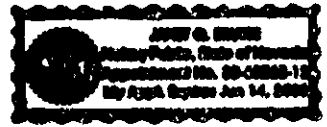
R. Falferek
Roland Falferek

Lee Falferek
Lee Falferek

State of Nevada } ss.
County of Lyon

This instrument was acknowledged before me on Aug. 20, 2005
by: Roland Falferek and Lee Falferek

Signature: [Signature]
Notary Public



*** THIS IS AN UNOFFICIAL COPY ***



360217

08/23/2005
062 of 2

**EXHIBIT "A"
LEGAL DESCRIPTION**

Order No: 05012584MM

The land referred to herein is situated in the State of Nevada,
County of LYNN COUNTY, described as follows:

BEING A PORTION OF SECTION 31, T12N, R24E, MDB&M, MORE
PARTICULARLY DESCRIBED AS FOLLOWS:

PARCELS A AND B AS SHOWN ON THAT CERTAIN MAP OF DIVISION INTO
LARGE PARCELS MADE BY J. POLAND AND LEE FAIFERKK, RECORDED IN THE
OFFICIAL RECORDS OF LYNN COUNTY, NEVADA ON JUNE 30, 2004 AS
DOCUMENT NO. 324659.

ASSESSOR'S PARCEL NO.'S 1-181-15 AND 16

"UNOFFICIAL COPY"

*** THIS IS AN UNOFFICIAL COPY ***

DOC # DV-360217
08/23/2005 04:14 PM
Official Record

Requested By
STEWART TITLE NORTHERN

Page 1 of 2 Fee: \$15.00
Recorded By: NCH RPTT: \$5,651.10

DEPARTMENT OF TREASURY

- Assessor Parcel Number(s)
10-181-15 & 10-181-16
a) _____
b) _____
c) _____
d) _____

FOR RECORDER'S

Document/Instrum
Book _____
Date of Recording: _____
Notes: _____

- Type of Property:

a) <input type="checkbox"/> Vacant Land	b) <input type="checkbox"/> Single Family Residence
c) <input type="checkbox"/> Condominium	d) <input type="checkbox"/> 2-4 Plex
e) <input type="checkbox"/> Apartment Bldg	f) <input type="checkbox"/> Commercial/Industrial
g) <input checked="" type="checkbox"/> Agricultural	h) <input type="checkbox"/> Mobile Home
i) <input type="checkbox"/> Other _____	

3. Total Value/Sales Price of Property: \$1,449,000.00
 Deed in Lieu of Foreclosure Only (Value of Property) (_____)
 Transfer Tax Value \$1,449,000.00
 Real Property Transfer Tax Due: \$5,651.10

4. If Exemption Claimed:

- Transfer Tax Exemption, per NRS 375.060, Section: _____
 - Explain Reason for Exemption: _____
5. Partial Interest: Percentage being transferred: 100%

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: Grantor
 Signature: _____ Capacity: Grantee

SELLER (GRANTOR) INFORMATION

Print Name: Roland Fairerek
 Address: P.O. Box 115
 City/State/Zip: Smith Valley, NV 89430

BUYER (GRANTEE) INFORMATION

Print Name: RIGHTWAY INVESTMENTS SMITH VALLEY, LLC
 Address: 1955 Baring Blvd
 City/State/Zip: Sparks, NV 89434

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

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

Company Name: Stewart Title of Northern Nevada Escrow No: 505447-25
 Address: 5355 Kietzke Lane, Suite 103
 City: Reno State: NV Zip: 89511

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

*** THIS IS AN UNOFFICIAL COPY ***

DV-368217
08/23/2005
002 of 2



1. Assessor Parcel Number(s)
10-181-15 & 10-181-16

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

FOR RECORDER'S OPTIONAL USE ONLY	
Document/Instrument No.	_____
Book	_____ Page _____
Date of Recording:	_____
Notes:	_____

2. Type of Property

- a) Vacant Land
- b) Single Family Residence
- c) Condominium
- d) 2-4 Plex
- e) Apartment Bldg.
- f) Commercial/Industrial
- g) Agricultural
- h) Mobile Home
- i) Other _____

3. Total Value/Sales Price of Property: \$1,449,000.00
 Deed in Lieu of Foreclosure Only (_____ of Property) (_____)
 Transfer Tax Value: \$1,449,000.00
 Real Property Transfer Tax Due: \$5,851.10

4. Exemption Claimed:

- a. Transfer Tax Exemption, per NRS 375.030 Section: _____
- b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage being transferred: 100% %

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: *Roland Faiferek* Capacity: GRANTOR
 Signature: _____ Capacity: _____

SELLER (GRANTOR) INFORMATION

Print Name: Roland Faiferek
 Address: P.O. Box 115
 City/State/Zip: Smith Valley, NV 89430

BUYER (GRANTEE) INFORMATION

Print Name: RIGHTWAY INVESTMENTS SMITH VALLEY, LLC
 Address: 1955 Baring Blvd
 City/State/Zip: Sparks, NV 89434

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

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

Company Name: Stewart Title of Northern Nevada Escrow No 505447-25
 Address: 5355 Kietzke Lane, Suite 103
 City Reno State: NV Zip 89511

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