

DOC #

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12/12/12

02:22 PM

Official Record

Requested By
GREGORICH & D'GRAZIA

Elko County - NV

D. Mike Grazier - Recorder

Page 1 of 7 Fee: \$28.00
Recorded By: ST RPTT:

APN: 005-540-004
006-350-003
006-540-007

Recording Requested By
and Return to:
Rich B. Grant Properties, LLC
910 West 24th Street
Ogden, Utah 84401



The undersigned affirms that his document
does not contain a social security number.

Grantee's Address/
Mall tax statement to:
910 West 24th Street
Ogden, Utah 84401

GRANT DEED

FOR AND IN CONSIDERATION OF Ten Dollars (\$10.00) and other good and
valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **RICH B.
GRANT**, an unmarried man, Grantor, of Weber County, State of Utah, hereby **GRANTS,
BARGAINS AND SELLS** to:

RICH B. GRANT PROPERTIES, LLC,
a Utah limited liability company,.

Grantee, whose address is 910 West 24th Street, Ogden, Utah 84401, and the successors and assigns
of said Grantee, forever, the tracts of real property located in Elko County, State of Nevada which
are described on Exhibit "A" attached hereto, **TOGETHER WITH** all water, water rights and water
shares, surface and sub-surface, appertaining to or used in connection with said real property,
including but not limited to the water rights described on Exhibit "B" attached hereto, which
Exhibits are incorporated herein by this reference, and all grazing rights attached to said real
property.

SUBJECT TO all taxes and assessments, reservations, exceptions, easements, rights
of way, limitations, covenants, conditions, restrictions, terms, liens, charges and
licenses affecting the property of record.

TO HAVE AND TO HOLD said real property with the appurtenances to the Grantee,
and to the successors and assigns of the Grantee, forever.

SIGNED this 11TH day of December, 2012.

Rich B. Grant

STATE OF UTAH)
): ss.
COUNTY OF WEBER)

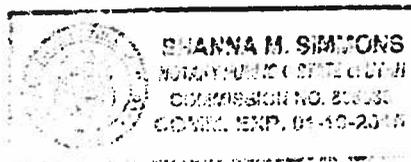
This instrument was acknowledged before me on the 11 day of December, 2012,
by RICH B. GRANT.



NOTARY PUBLIC
Residing at: Roy Utah

My Commission Expires:

01/19/2015





65293

12/12/2012
000 of 7

EXHIBIT "A" TO GRANT DEED

The following described tracts of real property are located in Elko County, State of Nevada:

PARCEL 1:

Township 35 North, Range 57 East, MDM

Section 15: All

EXCEPTING THEREFROM, a strip of land 400 feet wide lying equally on each side of the track of said Railroad Company, or any branch railroad now or hereafter constructed on said lands as reserved by Central Pacific Railway Company in Deed to George Elmore, recorded Section 7, 1891 in Book 21 of Deeds at Page 153, Elko County, Nevada.

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

EXCEPTING THEREFROM, a strip of land 75 feet in width granted Western Pacific Railway Company by George Elmore in Deed recorded June 26, 1906 in Book 29 of Deeds at Page 100, Elko County, Nevada.

TOGETHER WITH all fences, corrals, buildings, chutes, panels, gates and other fixtures and improvements thereon.

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

TOGETHER WITH all springs, wells, water rights and stockwater rights applied for, appropriated for, appurtenant to or decreed to said lands, or any portion thereof; all applications, proofs, permits, maps and certificates relating to such water and water rights; all dams, ditches, diversions, licenses, easements, pipelines, structures, measuring devices, headgates, culverts, ponds, and reservoirs; all easements, devices and controls used to apply such water and water rights to beneficial use and for the repair, cleaning, replacement and maintenance of any or all of such facilities and improvements by the use of modern equipment and methods and for access thereto; and all stockwater equipment, facilities, troughs, tanks, pumps, reservoirs, ponds and other stockwater improvements on said lands.

TOGETHER WITH all water rights decreed to said lands or any portion thereof pursuant to the Decree entered in case number 2804 in the Sixth Judicial District Court of the State of Nevada, in and for the County of Humboldt entitled "In the Matter of the Determination of the Relative Rights of Claimants and Appropriators of the Waters of the Humboldt River Stream System and Tributaries," Proof Number 00241, Page 152 of the Barlett Decree set out in the Blue Book edition of "The Humboldt River Adjudication - 1923-1938."

TOGETHER WITH all mineral rights owned by the Grantor, if any.



656293

12/12/2012
004 of 7**PARCEL 2:****TOWNSHIP 35 NORTH, RANGE 57 EAST, M.D.B.&M.****Section 11: S1/2;****EXCEPTING THEREFROM a strip of land conveyed to the Western Pacific Railway Company in deed recorded February 19, 1909, in Book 31, Page 71, Deed Records, Elko County, Nevada.****FURTHER EXCEPTING THEREFROM a strip of land 400 feet wide, lying equally on each side of each main track as reserved by Central Pacific Railway Company in deed recorded May 15, 1915, in Book 35, Page 329, Deed Records, Elko County, Nevada.****FURTHER EXCEPTING THEREFROM that portion of said land conveyed to the State of Nevada in deed recorded December 26, 1961, in Book 21, Page 627, Official Records, Elko County, Nevada.****Section 12: SW1/4SW1/4; W1/2SE1/4SW1/4,****EXCEPTING THEREFROM that portion of said land lying within the boundaries of the Central Pacific Railway Company right-of-way.****FURTHER EXCEPTING THEREFROM that portion of said land conveyed to Western Pacific Railway Company in deed recorded February 10, 1906, in Book 28, Page 623, Deed Records, Elko County, Nevada.****FURTHER EXCEPTING THEREFROM that portion of said land conveyed to NELL LOUISE LAYTON WOOD, a Married Woman in deed recorded December 10, 1996, in Book 971, Page 708, Official Records, Elko County, Nevada.****FURTHER EXCEPTING FROM Section 11 and 12, Township 35 North, Range 57 East, M.D.B.&M., all that portion of said land as conveyed to T. A. Gillis, an unmarried man, in deed recorded July 29, 1999 in Book 1107, Page 878, Official Records, Elko County, Nevada.****Section 14: N1/2; SW1/4;****PARCEL 3:****TOWNSHIP 38 NORTH, RANGE 56 EAST, M.D.B.&M.****Section 34: E1/2SE1/4,****EXCEPTING FROM Parcels 1, 2, and 3 one-half of all minerals and oil rights as reserved, by George M. Glaser, also known as George Matthias Glaser and Harriet H. Glaser, his Wife, in Deed recorded August 18, 1952, in Book 62, Page 35, Deed Records, Elko County, Nevada.**



65293

12/12/2012
005 of 7**PARCEL 4:**

A parcel of land located in the NW1/4NW1/4 of Section 13, TOWNSHIP 35 NORTH, RANGE 57 EAST, M.D.B.&M., Elko County, Nevada, more particularly described as follows:

Beginning at the Northwest corner of said Section 13 a point being Corner No. 1, the true point of beginning;

THENCE North 89°51'08" East, 526.06 feet along an existing fence to Corner No. 2;

THENCE South 03°17'42" West, 376.50 feet along an existing fence, to Corner No. 3;

THENCE North 87°38'19" West, 125.71 feet along an existing fence to Corner No. 4;

THENCE South 26°30'02" West, 120.14 feet along an existing fence to Corner No. 5;

THENCE South 48°35'33" West, 73.08 feet along an existing fence to Corner No. 6;

THENCE South 09°54'40" West, 106.81 feet along an existing fence to Corner No. 7;

THENCE South 37°11'22" West, 410.61 feet along an existing fence to Corner No. 8;

THENCE South 87°30'28" West, 7.44 feet along an existing fence to Corner No. 9;

THENCE North 00°12'57" East, 957.86 feet along an existing fence to Corner No. 1, the point of beginning.

EXCEPTING THEREFROM an undivided one-half interest in and to all of Grantor's right, title and interest in and to all coal, oil, gas and other minerals of every kind and nature whatsoever lying in and under said land as reserved by LORAN W. GLASER, et ux., et al., in Deed recorded September 15, 1971, in Book 154, page 47, Official Records, Elko County, Nevada.

FURTHER EXCEPTING THEREFROM one-half of the Grantor's right, title and interest in and to oil, gas, minerals, geothermal resources and energy, coal, shale, sand and gravel lying in and under said land as reserved by BAR M LIVESTOCK, INC., a Nevada corporation, in Deeds recorded November 25, 1981, in Book 376, pages 11 and 18, Official Records, Elko County, Nevada.

TOGETHER WITH all fences, corrals, buildings, chutes, panels, gates and other fixtures and improvements thereon.

TOGETHER WITH all of Grantor's right, title and interest, in and to all oil, gas, geothermal resources, and minerals existing as a part of, upon, beneath the surface of or within said lands, including any mineral leases thereon.



0523

TOGETHER WITH all water, water rights, dams, ditches, canals, pipelines, headgates, diversions, reservoirs, springs, pivots, wells, pumps, pumping stations, rights of way, easements and all other means for the diversion or use of water appurtenant to the said property or any part thereof, or now or hereafter used or enjoyed in connection therewith, for irrigation, stockwatering, domestic or any other use, or drainage of all or any part of said lands, including vested water rights, permitted water rights, decreed water rights and certificated water rights arising under the laws of the State of Nevada, together with all certificates of appropriation, applications, proofs, permits and maps relating to such water and water rights which are appurtenant to the above-described real property, or any part thereof, or used or enjoyed in connection therewith, or with federal domain grazing lands appurtenant or attached thereto. Said water rights include, without limitation, those water rights more particularly described on Exhibit "B" attached hereto and made a part hereof.

TOGETHER WITH all rights, privileges, preferences, permits and licenses to graze livestock upon the public lands administered by the Bureau of Land Management, being 1809 aum's of active preference and 453 aum's of voluntary non-use together with all cooperative agreements with range improvements used in connection with said grazing preferences.

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



003293

12/12/2012
007 of 7

EXHIBIT "B" TO GRANT DEED

Water Rights

All of Grantor's water rights decreed to the lands described above by the Edward's Decree in Civil Action No. 2804 in the Sixth Judicial District Court of the State of Nevada, in and for the County of Humboldt, entitled "In the Matter of the Determination of the Relative Rights of Claimants and Appropriators of the Waters of the Humboldt River Stream System and Tributaries," as listed on page 35, Claimant - Mrs. C. Glaser, Source - Humboldt River, Ditch-Glaser Ditches and also on page 35, Claimant - Mrs. C. Glaser, Source - Lamoile Creek, Ditch - Glaser Ditches (Proof 00205), of the Edward's Decree in the commonly called "Blue Book" compilation of those court proceedings, and any subsequent court orders, judgments or decrees amending or modifying such Edward's Decree. Said water rights include 365 Harvest Acres and 72.80 Diversified Pasture Acres.

TOGETHER WITH all existing and future water rights, for irrigation, stockwatering, domestic or any other use, or drainage of all or any part of said lands, including vested water rights, permitted water rights, decreed water rights and certificated water rights arising under the laws of the State of Nevada, together with all certificates of appropriation, applications, proofs, permits and maps relating to such water and water rights which are appurtenant to the above-described real property, or any part thereof, or used or enjoyed in connection therewith.