

**RECORDING REQUESTED BY**

Philip J. Krum, Jr.  
Attorney at Law  
506 W. Aten Road  
Imperial, CA 92251

Recorded in Official Records, Imperial County

9/20/2011  
3:45 PM  
AG

**Chuck Storey**  
County Clerk / Recorder

**P Public**

**Doc#: 2011-022716**

**Titles: 1 Pages: 3**



Fees 21.00  
Taxes 0.00  
Other 0.00  
**PAID \$21.00**

**MAIL TAX STATEMENTS TO AND WHEN RECORDED MAIL TO:**

Mary N. Fitzurka, Trustee  
1205 South 19th Street  
El Centro, CA 92243

APN: 051-310-049, 051-310-050,  
051-310-056, 051-310-057 and 051-310-059

SPACE ABOVE THIS LINE FOR RECORDER'S USE

**QUITCLAIM DEED**

**THE UNDERSIGNED GRANTOR(s) DECLARE(s) This deed conveys property without consideration and is exempt under R. & T. C. section 11930**

DOCUMENTARY TRANSFER TAX IS \$ -0-

- unincorporated area ( ) City of \_\_\_\_\_
- computed on full value of interest or property conveyed, or
- computed on full value less value of liens or encumbrances remaining at time of sale, and

**FOR NO CONSIDERATION**, Mary N. Fitzurka, Trustee pursuant to Trust dated August 22, 1990,

**hereby REMISES, RELEASES AND FOREVER QUITCLAIMS** to Mary N. Fitzurka, a married woman as her sole and separate property

the trust's interest in the following described property in the County of Imperial, State of California:  
For complete legal description see attached Exhibit "A" hereto and made a part hereof.

Dated: Sep 12, 2011

*Mary N. Fitzurka, Trustee*  
Mary N. Fitzurka, Trustee

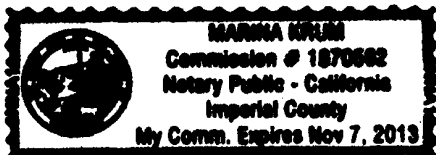
STATE OF CALIFORNIA )  
 )ss.  
COUNTY OF IMPERIAL )

On September 12, 2011, before me, Marina Krum, Notary Public for the State of California, personally appeared Mary N. Fitzurka, who proved to me on the basis of satisfactory evidence to be the person(s) whose name (s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature (s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY of PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

*Marina Krum*  
NOTARY PUBLIC



PARCEL 1:

THAT PORTION OF TRACT 46, TOWNSHIP 16 SOUTH, RANGE 12 EAST, S.B.M., IN AN UNINCORPORATED AREA OF THE COUNTY OF IMPERIAL, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, INDICATED AS PARCEL "C" ON MAP RECORDED IN BOOK 10, PAGE 28 OF LICENSED SURVEY MAPS IN THE OFFICE OF THE COUNTY RECORDER OF IMPERIAL COUNTY.

PARCEL 2:

THAT PORTION OF TRACT 289, TOWNSHIP 16 SOUTH, RANGE 12 EAST, S.B.M., IN AN UNINCORPORATED AREA OF THE COUNTY OF IMPERIAL, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, INDICATED AS PARCEL "D" ON MAP RECORDED IN BOOK 10, PAGE 28 OF LICENSED SURVEY MAPS IN THE OFFICE OF THE COUNTY RECORDER OF IMPERIAL COUNTY.

PARCEL 3:

THAT PORTION OF THE SOUTH 330 FEET OF THE EAST 80 ACRES OF TRACT 51, TOWNSHIP 16 SOUTH, RANGE 12 EAST, S.B.M., IN AN UNINCORPORATED AREA OF THE COUNTY OF IMPERIAL, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, LYING EAST OF THE CENTER LINE OF FIG DRAIN.

PARCEL 4:

THAT PORTION OF TRACT 46, TOWNSHIP 16 SOUTH, RANGE 12 EAST, S.B.M., IN AN UNINCORPORATED AREA OF THE COUNTY OF IMPERIAL, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, INDICATED AS PARCEL "A" ON MAP RECORDED IN BOOK 10, PAGE 28 OF LICENSED SURVEY MAPS IN THE OFFICE OF THE COUNTY RECORDER OF IMPERIAL COUNTY.

PARCEL 5:

THAT PORTION OF TRACT 289, TOWNSHIP 16 SOUTH, RANGE 12 EAST, S.B.M., IN AN UNINCORPORATED AREA OF THE COUNTY OF IMPERIAL, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, INDICATED AS PARCELS "B" AND "E" ON MAP RECORDED IN BOOK 10, PAGE 28 OF LICENSED SURVEY MAPS IN THE OFFICE OF THE COUNTY RECORDER OF IMPERIAL COUNTY.

PARCEL 6:

THE WEST 80 ACRES OF TRACT 51, TOWNSHIP 16 SOUTH, RANGE 12 EAST, S.B.M., IN AN UNINCORPORATED AREA OF THE COUNTY OF IMPERIAL, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

EXCEPTING THEREFROM THAT PORTION THEREOF DEEDED TO O.W. HOBBS, ET UX., IN DEED RECORDED MARCH 26, 1970 IN BOOK 1290, PAGE 886 OF OFFICIAL RECORDS.

PARCEL 7:

THAT PORTION OF TRACT 45-A, TOWNSHIP 16 SOUTH, RANGE 12 EAST, S.B.M., IN AN UNINCORPORATED AREA OF THE COUNTY OF IMPERIAL, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, LYING WEST OF THE CENTER LINE OF FIG DRAIN AND NORTHWEST OF THE CENTER LINE OF DIEHL DRAIN, AS SAID DRAINS WERE LOCATED ON JANUARY 21, 1964.

PARCEL 8:

THE EAST HALF OF THE SOUTH HALF OF TRACT 45-A; AND THAT PORTION OF THE NORTH HALF OF TRACT 45-A LYING EAST OF THE CENTER LINE OF FIG DRAIN, ALL IN TOWNSHIP 16 SOUTH, RANGE 12 EAST, S.B.M., IN AN UNINCORPORATED AREA OF THE COUNTY OF IMPERIAL, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

PARCEL 9:

THAT PORTION OF THE EAST 80 ACRES OF TRACT 51, TOWNSHIP 16 SOUTH, RANGE 12 EAST, S.B.M., IN AN UNINCORPORATED AREA OF THE COUNTY OF IMPERIAL, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, LYING WEST OF THE CENTER LINE OF FIG DRAIN.

EXCEPTING THEREFROM THAT PORTION THEREOF DEEDED TO O.W. HOBBS, ET UX., IN DEED RECORDED MARCH 26, 1970 IN BOOK 1290, PAGE 886 OF OFFICIAL RECORDS.

RECORDING REQUESTED BY:  
FIRST AMERICAN TITLE

Recorded in Official Records, Imperial County

7/12/2011

1:47 PM  
IV

**Chuck Storey**  
County Clerk / Recorder

P Public

Doc#: 2011-016360

Titles: 1 Pages: 6



Fees	22.00
Taxes	0.00
Other	0.00
PAID	\$22.00

RECORDING REQUESTED BY

WHEN RECORDED MAIL TO

Reed Smith LLP  
1901 Avenue of the Stars, Suite 700  
Los Angeles, California 90067  
Attn: Stephane D. Nguyen

442831

## MEMORANDUM OF PURCHASE AND SALE AGREEMENT

By this Memorandum, the undersigned seller (“**Seller**”) evidences that it has agreed to sell to SOUTHWEST LAND HOLDINGS LLC, a California limited liability company (“**Buyer**”), and Buyer agrees to purchase from Seller, certain real property situated in the County of Imperial, State of California, as more particularly described on Schedule 1 attached hereto (the “**Property**”) and made a part hereof, on terms and conditions set forth in that certain Purchase and Sale Agreement and Joint Escrow Instructions (the “**Agreement**”) dated as of June 8, 2010, by and between Seller and Buyer.

The parties have executed and recorded this instrument for the purpose of imparting notice to all third parties of the Agreement.

This Memorandum and the Agreement shall bind and inure to the benefit of the parties and their respective heirs, successors, and assigns.

This Memorandum and the Agreement are governed by California law.


This Memorandum may be executed in any number of counterparts, all of which together shall constitute one instrument.

*[remainder of page intentionally left blank – signature page follows]*

IN WITNESS WHEREOF, Seller and Buyer have executed this Memorandum as of the dates of the notary acknowledgements below.

**SELLER:**

MCVEY PROPERTIES, L.L.C.,  
*an Arizona limited liability company*

  
\_\_\_\_\_  
By: Joshua J. Meyer  
Its: Manager

**BUYER:**

SOUTHWEST LAND HOLDINGS LLC,  
*a California limited liability company*

\_\_\_\_\_  
By: \_\_\_\_\_  
Its: \_\_\_\_\_

IN WITNESS WHEREOF, Seller and Buyer have executed this Memorandum as of the dates of the notary acknowledgements below.

**SELLER:**

MCVEY PROPERTIES, L.L.C.,  
*an Arizona limited liability company*

\_\_\_\_\_  
By: \_\_\_\_\_  
Its: \_\_\_\_\_

**BUYER:**

SOUTHWEST LAND HOLDINGS LLC,  
*a California limited liability company*

  
\_\_\_\_\_  
By: Robert Looper  
Its: Manager

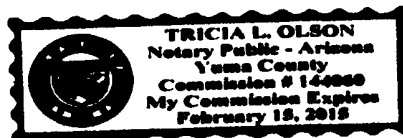
State of ~~California~~ Arizona  
County of Yuma )

On June 29, 2011, before me, TRICIA L. OLSON, a notary public for said county and said state, personally appeared Joshua J. Meyer who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of ~~California~~ Arizona that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

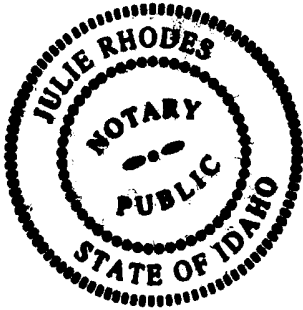
Signature Tricia L. Olson (Seal)



STATE OF IDAHO )  
: ss.  
County of Ada )

On this 30 day of June, 2011, before me, the undersigned Notary Public in and for said State, personally appeared Robert Looper, known or identified to me, to be a Manager of Southwest Land Holdings, LLC, a California limited liability company, and the person that executed the within instrument on behalf of said limited liability company, and acknowledged to me that such Manager executed the same in said limited liability company's name.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.



Julie Rhodes  
Notary Public for Idaho  
Residing at Boise, Id  
My commission expires 10/22/2011

JULIE RHODES  
Notary Public - State of Idaho  
Residing in Boise  
My Commission Expires October 22, 2011



## **Schedule 1**

### **Legal Description of Property**

Real property in the unincorporated area of the County of Imperial, State of California, described as follows:

**PARCEL NO. 1:**

TRACTS 290 AND 291, TOWNSHIP 16 SOUTH , RANGE 12 EAST, S.B.M., ACCORDING TO U. S. GOVERNMENT PLAT OF RE-SURVEY APPROVED MAY 2, 1913 AND ON FILE IN THE U. S. LAND OFFICE AT LOS ANGELES, CALIFORNIA - EXCEPT THE NORTH 30 FEET OF SAID TRACTS 290 AND 291, AND EXCEPT THE SOUTH 30 FEET OF SAID TRACT 290, EXCEPT THAT PORTION OF SAID TRACT 291 LYING SOUTH AND WEST OF THE FIG DRAIN.

**PARCEL NO. 2:**

THE PORTION OF TRACT 292, TOWNSHIP 16 SOUTH, RANGE 12 EAST, S.B.M., ACCORDING TO U. S. GOVERNMENT PLAT OF RE-SURVEY APPROVED MAY 2, 1913 AND ON FILE IN THE U. S. LAND OFFICE AT LOS ANGELES, CALIFORNIA, LYING NORTH AND EAST OF FIG DRAIN.

**PARCEL NO. 3:**

THAT PORTION OF TRACT 294, TOWNSHIP 16 SOUTH, RANGE 12 EAST, S.B.M., ACCORDING TO U. S. GOVERNMENT PLAT OF RE-SURVEY APPROVED MAY 2, 1913 AND ON FILE IN THE DISTRICT LAND OFFICE, LYING WEST OF THE WEST LINE OF STATE HIGHWAY NO. 98 AS SAID HIGHWAY WAS LOCATED ON FEBRUARY 1, 1965.

APN: 051-360-032-000

yes

APR 15 2005 01:13:35

BOOK 2422 PAGE 1731



RECORDING REQUESTED BY  
First American Title Company

AND WHEN RECORDED MAIL TO:  
McVey Properties  
11593 S. Fortuna  
Yuma, AZ 85367

DOLORES PROVENCIO  
BOOK 2422 PAGE 1731  
COUNTY RECORDER

\*05 APR 15 AM 9 02

OFFICIAL RECORDS  
IMPERIAL COUNTY, CA

RG	4
RF	8
MC	T
IX	T
TF	T
NL	T
FY	30
FE	10
MS	

Source Above This Line for Recorder's Use Only

A.P.N.: 051-360-32-01

File No.: IEC-1773790 (JDM)

### GRANT DEED

The Undersigned Grantor(s) Declares(s): DOCUMENTARY TRANSFER TAX \$ 557.48 CITY TRANSFER TAX \$0.00;

- computed on the consideration or full value of property conveyed, OR
- computed on the consideration or full value less value of liens and/or encumbrances remaining at time of sale,
- unincorporated area;  City of Imperial County, and

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, Douglass Adams Cook, Co-trustees for the Ludwig Family Trust, established December 11, 1975

hereby GRANTS to McVey Properties, LLC

the following described property in the City of Imperial County, County of Imperial, State of California:

**PARCEL NO. 1:**

TRACTS 290 AND 291, TOWNSHIP 16 SOUTH, RANGE 12 EAST, S.B.M., ACCORDING TO U. S. GOVERNMENT PLAT OF RE-SURVEY APPROVED MAY 2, 1913 AND ON FILE IN THE U. S. LAND OFFICE AT LOS ANGELES, CALIFORNIA - EXCEPT THE NORTH 30 FEET OF SAID TRACTS 290 AND 291, AND EXCEPT THE SOUTH 30 FEET OF SAID TRACT 290, EXCEPT THAT PORTION OF SAID TRACT 291 LYING SOUTH AND WEST OF THE FIG DRAIN.

**PARCEL NO. 2:**

THE PORTION OF TRACT 292, TOWNSHIP 16 SOUTH, RANGE 12 EAST, S.B.M., ACCORDING TO U. S. GOVERNMENT PLAT OF RE-SURVEY APPROVED MAY 2, 1913 AND ON FILE IN THE U. S. LAND OFFICE AT LOS ANGELES, CALIFORNIA, LYING NORTH AND EAST OF FIG DRAIN.

**PARCEL NO. 3:**

THAT PORTION OF TRACT 294, TOWNSHIP 16 SOUTH, RANGE 12 EAST, S.B.M., ACCORDING TO U. S. GOVERNMENT PLAT OF RE-SURVEY APPROVED MAY 2, 1913 AND ON FILE IN THE DISTRICT LAND OFFICE, LYING WEST OF THE WEST LINE OF STATE HIGHWAY NO. 98 AS SAID HIGHWAY WAS LOCATED ON FEBRUARY 1, 1965.

Dated: 02-28-05

Mail Tax Statements To: SAME AS ABOVE

Douglas Adams Cook, Co-trustees for the  
Ludwig Family Trust, established December  
11, 1975

Douglas Adams Cook, TRFEE  
Douglas Adams Cook, Co-Trustee

STATE OF CALIFORNIA )  
COUNTY OF ORANGE ) ss.

On MARCH 30 2006 before  
me, ANNETTE GORBEA, NOTARY PUBLIC personally  
appeared DOUGLAS ADAMS COOK  
personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose  
name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same  
in his/her/their authorized capacity(ies) and that his/her/their signature(s) on the instrument the person(s) or the  
entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

*This area for official  
notarial seal*

Signature

Annette Gorbea

My Commission Expires: JUNE 1<sup>st</sup> 2005



Notary Name: ANNETTE GORBEA  
Notary Registration Number: 1308753

Notary Phone: 714-671-3023  
County of Principal Place of Business: ORANGE

**Dolores Provencio**  
County Clerk / Recorder

1/20/2009  
3:18 PM  
AG

**RECORDING REQUESTED BY**  
**CHICAGO TITLE COMPANY** 

CT Chicago Title

Doc#: 2009-003048

Titles: 1	Pages: 5
Fees	29.00
Taxes	1,174.80
Other	0.00
PAID	\$1,203.80



When recorded mail to:  
Tierra Partners, L.L.C.  
4563 E. 30<sup>th</sup> Place  
Yuma, AZ 85365

**GRANT DEED**

The undersigned Grantors declare  
Documentary Transfer Tax is \$1,174.80

APN: 051-350-014-000  
051-330-019-000

unincorporated area  
 computed on the full value of the interest or property conveyed, or is  
\_\_\_\_\_ computed on the full value less the value of liens or encumbrances remaining at  
the time of said, and

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

BROOKFIELD CALIFORNIA LAND HOLDINGS, LLC, a Delaware limited  
liability company

hereby GRANT to

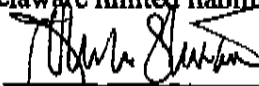
TIERRA PARTNERS, L.L.C., an Arizona limited liability company

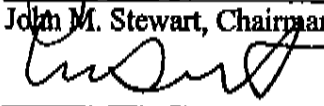
the following described property in the County of Imperial, State of California:

SEE LEGAL DESCRIPTION ATTACHED HERETO

DATED this 8<sup>th</sup> day of January, 2009.

BROOKFIELD CALIFORNIA LAND HOLDINGS, LLC,  
a Delaware limited liability company

By:   
John M. Stewart, Chairman

By:   
William B. Seith, Asst. Secretary

4.05/09

**REAL TAX STATEMENT AS DIRECTED ABOVE**



## DESCRIPTION

### PARCEL 1:

THAT PORTION OF THE EAST HALF OF THE WEST HALF, AND THE WEST HALF OF THE EAST HALF OF SECTION 34, TOWNSHIP 16 SOUTH, RANGE 12 EAST, S.B.M., COUNTY OF IMPERIAL, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, LYING NORTH OF THE CENTER LINE OF WESTSIDE MAIN CANAL AS IT EXISTED ON MARCH 28, 1950.

EXCEPT 1.03 ACRES IN THE SOUTHEAST CORNER, BEING THAT CERTAIN PARCEL OF LAND MARKED "ZANHERO SITE" ON RECORD OF SURVEY MAP ON FILE IN BOOK 1, PAGE 6.

ALSO EXCEPTING THEREFROM FORTY-NINE PERCENT (49%) INTEREST IN ALL MINERALS, OF EVERY KIND AND CHARACTER, EITHER IN SOLID OR LIQUID FORM, INCLUDING, WITHOUT LIMITATION, ALL OIL, GAS AND HYDROCARBONS, ALL GEOTHERMAL SUBSTANCES THAT MIGHT BE PRODUCED FROM THE PROPERTY, INCLUDING (A) THE NATURAL GEOTHERMAL ENERGY AND NATURAL HEAT OF THE EARTH, AND THE ENERGY PRESENT IN, RESULTING FROM, OR CREATED BY, OR WHICH MAY BE EXTRACTED FROM, THE NATURAL HEAT OF THE EARTH OR THE HEAT PRESENT BELOW THE SURFACE OF THE EARTH, IN WHATEVER FORM SUCH HEAT OR ENERGY NATURALLY OCCURS; (B) ALL NATURAL PRODUCTS OF GEOTHERMAL PROCESSES, INCLUDING, WITHOUT LIMITATION, INDIGENOUS HOT WATER, HOT BRINE, STEAM AND OTHER FLUIDS AND GASSES; (C) HOT WATER, HOT BRINE, STEAM, AND OTHER FLUIDS AND GASSES RESULTING FROM WATER OR OTHER SUBSTANCES BEING ARTIFICIALLY INTRODUCED INTO THE SUBSURFACE OF THE LAND; AND (D) ALL MINERAL, GASSES, SALTS, CHEMICALS, BY-PRODUCTS AND OTHER SUBSTANCES IN SOLUTION OR MIXED WITH GEOTHERMAL EFFLUENT OR OTHERWISE PRODUCED FROM, THROUGH AND ACROSS THE PROPERTY, AND/OR FROM GEOTHERMAL WELLS LOCATED IN OR ON PROPERTY OUTSIDE THE BOUNDARIES OF THE PROPERTY THAT HAVE A PRODUCTION INTERVAL LYING BELOW A DEPTH OF FIVE HUNDRED (500) FEET BELOW THE SURFACE OF THE LAND, INCLUDING THE REASONABLE USE OF THE SURFACE FOR EXPLORATION AND DEVELOPMENT OF SUCH RESERVED MINERALS, AS RESERVED BY THE IMPERIAL IRRIGATION DISTRICT IN DEED RECORDED JULY 5, 2006 AS FILE NO. 2006-031777 OF OFFICIAL RECORDS.

### PARCEL 2:

THE EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 27, TOWNSHIP 16 SOUTH, RANGE 12 EAST, S.B.M., COUNTY OF IMPERIAL, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

ALSO A RIGHT OF WAY FOR AN IRRIGATION DITCH 15 FEET WIDE OVER THE SOUTH SIDE OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 27, RUNNING FROM GATE 1/A TO FERN CANAL, WESTERLY TO THE WEST LINE OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 27.

ALSO EXCEPTING THEREFROM FORTY-NINE PERCENT (49%) INTEREST IN ALL MINERALS, OF EVERY KIND AND CHARACTER, EITHER IN SOLID OR LIQUID FORM, INCLUDING, WITHOUT LIMITATION, ALL OIL, GAS AND HYDROCARBONS, ALL GEOTHERMAL SUBSTANCES THAT MIGHT BE PRODUCED FROM THE PROPERTY, INCLUDING (A) THE NATURAL GEOTHERMAL ENERGY AND NATURAL HEAT OF THE EARTH, AND THE ENERGY PRESENT IN, RESULTING FROM, OR CREATED BY, OR WHICH MAY BE EXTRACTED FROM, THE NATURAL HEAT OF THE EARTH OR THE HEAT PRESENT BELOW THE SURFACE OF THE EARTH, IN WHATEVER FORM SUCH HEAT OR ENERGY NATURALLY OCCURS; (B) ALL NATURAL PRODUCTS OF GEOTHERMAL PROCESSES, INCLUDING, WITHOUT LIMITATION, INDIGENOUS HOT WATER, HOT BRINE, STEAM AND OTHER FLUIDS AND GASSES; (C) HOT WATER, HOT BRINE, STEAM, AND OTHER FLUIDS AND GASSES RESULTING FROM WATER OR OTHER SUBSTANCES BEING ARTIFICIALLY INTRODUCED INTO THE SUBSURFACE

## DESCRIPTION

OF THE LAND; AND (D) ALL MINERAL, GASSES, SALTS, CHEMICALS, BY-PRODUCTS AND OTHER SUBSTANCES IN SOLUTION OR MIXED WITH GEOTHERMAL EFFLUENT OR OTHERWISE PRODUCED FROM, THROUGH AND ACROSS THE PROPERTY, AND/OR FROM GEOTHERMAL WELLS LOCATED IN OR ON PROPERTY OUTSIDE THE BOUNDARIES OF THE PROPERTY THAT HAVE A PRODUCTION INTERVAL LYING BELOW A DEPTH OF FIVE HUNDRED (500) FEET BELOW THE SURFACE OF THE LAND, INCLUDING THE REASONABLE USE OF THE SURFACE FOR EXPLORATION AND DEVELOPMENT OF SUCH RESERVED MINERALS, AS RESERVED BY THE IMPERIAL IRRIGATION DISTRICT IN DEED RECORDED JULY 5, 2006 AS FILE NO. 2006-031777 OF OFFICIAL RECORDS.

PARCEL 3:

TRACT 295, TOWNSHIP 16 SOUTH, RANGE 12 EAST, S.B.M., COUNTY OF IMPERIAL, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

EXCEPT THE MOST SOUTHERLY 14 ACRES THEREOF, AND THE NORTH 40 ACRES THEREOF

ALSO EXCEPTING THEREFROM FORTY-NINE PERCENT (49%) INTEREST IN ALL MINERALS, OF EVERY KIND AND CHARACTER, EITHER IN SOLID OR LIQUID FORM, INCLUDING, WITHOUT LIMITATION, ALL OIL, GAS AND HYDROCARBONS, ALL GEOTHERMAL SUBSTANCES THAT MIGHT BE PRODUCED FROM THE PROPERTY, INCLUDING (A) THE NATURAL GEOTHERMAL ENERGY AND NATURAL HEAT OF THE EARTH, AND THE ENERGY PRESENT IN, RESULTING FROM, OR CREATED BY, OR WHICH MAY BE EXTRACTED FROM, THE NATURAL HEAT OF THE EARTH OR THE HEAT PRESENT BELOW THE SURFACE OF THE EARTH, IN WHATEVER FORM SUCH HEAT OR ENERGY NATURALLY OCCURS; (B) ALL NATURAL PRODUCTS OF GEOTHERMAL PROCESSES, INCLUDING, WITHOUT LIMITATION, INDIGENOUS HOT WATER, HOT BRINE, STEAM AND OTHER FLUIDS AND GASSES; (C) HOT WATER, HOT BRINE, STEAM, AND OTHER FLUIDS AND GASSES RESULTING FROM WATER OR OTHER SUBSTANCES BEING ARTIFICIALLY INTRODUCED INTO THE SUBSURFACE OF THE LAND; AND (D) ALL MINERAL, GASSES, SALTS, CHEMICALS, BY-PRODUCTS AND OTHER SUBSTANCES IN SOLUTION OR MIXED WITH GEOTHERMAL EFFLUENT OR OTHERWISE PRODUCED FROM, THROUGH AND ACROSS THE PROPERTY, AND/OR FROM GEOTHERMAL WELLS LOCATED IN OR ON PROPERTY OUTSIDE THE BOUNDARIES OF THE PROPERTY THAT HAVE A PRODUCTION INTERVAL LYING BELOW A DEPTH OF FIVE HUNDRED (500) FEET BELOW THE SURFACE OF THE LAND, INCLUDING THE REASONABLE USE OF THE SURFACE FOR EXPLORATION AND DEVELOPMENT OF SUCH RESERVED MINERALS, AS RESERVED BY THE IMPERIAL IRRIGATION DISTRICT IN DEED RECORDED JULY 5, 2006 AS FILE NO. 2006-031777 OF OFFICIAL RECORDS.

**ILLEGIBLE NOTARY SEAL DECLARATION  
(GOVERNMENT CODE 27361.7)**

**I certify under penalty of perjury that the notary seal on the document to which this statement is attached reads as follows:**

Name of Notary: CATHERINE L. MARSH

Date Commission Expires: FEB 14, 2012

Principal Office in: IMPERIAL County

Notary Commission Number: 1789165

Manufacturer Identification Number: NNA1

Place of Execution of this Declaration: EL CENTRO

Date: 1/20/09

Chicago Title Company

Stacy Bauer



**RECORDING REQUESTED BY:**

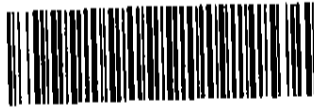
Chicago Title Company  
Order No.: 970019709

**Dolores Provencio**  
County Clerk / Recorder

**CT Chicago Title**

**When Recorded Mail Document To:**  
Tierra Partners, LLC, an Arizona Limited  
Liability Company  
c/o Tierra Financial Services, 2921B South Kish  
Avenue  
Yuma, AZ 85365

**Doc#:** 2010-022834



<b>Titles:</b>	1	<b>Pages:</b>	7
Fees			45.00
Taxes			0.00
Other			0.00
<b>PAID</b>			<b>\$45.00</b>

APN/Parcel ID(s): 051-350-014-000  
051-330-019-000

SPACE ABOVE THIS LINE FOR RECORDER'S USE

**QUITCLAIM DEED**

**The undersigned grantor(s) declare(s)**

- This transfer is exempt from the documentary transfer tax. R & T 11130 \*
- The documentary transfer tax is \$\_\_\_\_\_ and is computed on:
  - the full value of the interest or property conveyed.
  - the full value less the liens or encumbrances remaining thereon at the time of sale.

The property is located in  an Unincorporated area of Imperial County.

\*This document is being recorded to release the Memorandum of Purchase Agreement recorded on July 28, 2009, as Instrument No. 2009-022710 in the Office of the County Recorder of Imperial County, California.

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, LightSource Renewables, LLC, a California Limited Liability Company

hereby remises, releases and quitclaims to Tierra Partners, LLC, an Arizona Limited Liability Company

the following described real property in County of Imperial, State of California:

**For APN/Parcel ID(s): 051-350-014-000 and 051-330-019-000**

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

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

Dated: August 25, 2010

LightSource Renewables, LLC, a California Limited Liability Company

BY:

**MAIL TAX STATEMENTS AS DIRECTED ABOVE**

ACKNOWLEDGMENT PAGE TO BE ATTACHED TO THE FOLLOWING DOCUMENT:  
Quitclaim Deed

State of CALIFORNIA

County of SAN DIEGO <sup>nd.</sup>

On AUG 27, 2010 before me, ~~PETER~~ HEATHER DODDS, <sup>NOTARY PUBLIC</sup> personally appeared

PETER FISHER

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of CALIFORNIA that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.  
Heather Dodds (Seal)  
Signature



# EXHIBIT A

## PARCEL 1:

THAT PORTION OF THE EAST HALF OF THE WEST HALF, AND THE WEST HALF OF THE EAST HALF OF SECTION 34, TOWNSHIP 16 SOUTH, RANGE 12 EAST, S.B.M., COUNTY OF IMPERIAL, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, LYING NORTH OF THE CENTER LINE OF WESTSIDE MAIN CANAL AS IT EXISTED ON MARCH 28, 1950.

EXCEPT 1.03 ACRES IN THE SOUTHEAST CORNER, BEING THAT CERTAIN PARCEL OF LAND MARKED "ZANHERO SITE" ON RECORD OF SURVEY MAP ON FILE IN BOOK 1, PAGE 6.

ALSO EXCEPTING THEREFROM FORTY-NINE PERCENT (49%) INTEREST IN ALL MINERALS, OF EVERY KIND AND CHARACTER, EITHER IN SOLID OR LIQUID FORM, INCLUDING, WITHOUT LIMITATION, ALL OIL, GAS AND HYDROCARBONS, ALL GEOTHERMAL SUBSTANCES THAT MIGHT BE PRODUCED FROM THE PROPERTY, INCLUDING (A) THE NATURAL GEOTHERMAL ENERGY AND NATURAL HEAT OF THE EARTH, AND THE ENERGY PRESENT IN, RESULTING FROM, OR CREATED BY, OR WHICH MAY BE EXTRACTED FROM, THE NATURAL HEAT OF THE EARTH OR THE HEAT PRESENT BELOW THE SURFACE OF THE EARTH, IN WHATEVER FORM SUCH HEAT OR ENERGY NATURALLY OCCURS; (B) ALL NATURAL PRODUCTS OF GEOTHERMAL PROCESSES, INCLUDING, WITHOUT LIMITATION, INDIGENOUS HOT WATER, HOT BRINE, STEAM AND OTHER FLUIDS AND GASSES; (C) HOT WATER, HOT BRINE, STEAM, AND OTHER FLUIDS AND GASSES RESULTING FROM WATER OR OTHER SUBSTANCES BEING ARTIFICIALLY INTRODUCED INTO THE SUBSURFACE OF THE LAND; AND (D) ALL MINERAL, GASSES, SALTS, CHEMICALS, BY-PRODUCTS AND OTHER SUBSTANCES IN SOLUTION OR MIXED WITH GEOTHERMAL EFFLUENT OR OTHERWISE PRODUCED FROM, THROUGH AND ACROSS THE PROPERTY, AND/OR FROM GEOTHERMAL WELLS LOCATED IN OR ON PROPERTY OUTSIDE THE BOUNDARIES OF THE PROPERTY THAT HAVE A PRODUCTION INTERVAL LYING BELOW A DEPTH OF FIVE HUNDRED (500) FEET BELOW THE SURFACE OF THE LAND, INCLUDING THE REASONABLE USE OF THE SURFACE FOR EXPLORATION AND DEVELOPMENT OF SUCH RESERVED MINERALS, AS RESERVED BY THE IMPERIAL IRRIGATION DISTRICT IN DEED RECORDED JULY 5, 2006 AS FILE NO. 2006-031777 OF OFFICIAL RECORDS.

## PARCEL 2:

THE EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 27, TOWNSHIP 16 SOUTH, RANGE 12 EAST, S.B.M., COUNTY OF IMPERIAL, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

ALSO A RIGHT OF WAY FOR AN IRRIGATION DITCH 15 FEET WIDE OVER THE SOUTH SIDE OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 27, RUNNING FROM GATE 1/A TO FERN CANAL, WESTERLY TO THE WEST LINE OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 27.

ALSO EXCEPTING THEREFROM FORTY-NINE PERCENT (49%) INTEREST IN ALL MINERALS, OF EVERY KIND AND CHARACTER, EITHER IN SOLID OR LIQUID FORM, INCLUDING, WITHOUT LIMITATION, ALL OIL, GAS AND HYDROCARBONS, ALL GEOTHERMAL SUBSTANCES THAT MIGHT BE PRODUCED FROM THE PROPERTY, INCLUDING (A) THE NATURAL GEOTHERMAL ENERGY AND NATURAL HEAT OF THE EARTH, AND THE ENERGY PRESENT IN, RESULTING FROM, OR CREATED BY, OR WHICH MAY BE EXTRACTED FROM, THE NATURAL HEAT OF THE EARTH OR THE HEAT PRESENT BELOW THE SURFACE OF THE EARTH, IN WHATEVER FORM SUCH HEAT OR ENERGY NATURALLY OCCURS; (B) ALL NATURAL PRODUCTS OF GEOTHERMAL PROCESSES, INCLUDING, WITHOUT LIMITATION, INDIGENOUS HOT WATER, HOT BRINE, STEAM AND OTHER FLUIDS AND GASSES; (C) HOT WATER, HOT BRINE, STEAM, AND OTHER FLUIDS AND GASSES RESULTING FROM WATER OR OTHER SUBSTANCES BEING ARTIFICIALLY INTRODUCED INTO THE SUBSURFACE OF THE LAND; AND (D) ALL MINERAL, GASSES, SALTS, CHEMICALS, BY-PRODUCTS AND OTHER SUBSTANCES IN SOLUTION OR MIXED WITH GEOTHERMAL EFFLUENT OR OTHERWISE PRODUCED FROM, THROUGH AND ACROSS THE

PROPERTY, AND/OR FROM GEOTHERMAL WELLS LOCATED IN OR ON PROPERTY OUTSIDE THE BOUNDARIES OF THE PROPERTY THAT HAVE A PRODUCTION INTERVAL LYING BELOW A DEPTH OF FIVE HUNDERD (500) FEET BELOW THE SURFACE OF THE LAND, INCLUDING THE REASONABLE USE OF THE SURFACE FOR EXPLORATION AND DEVELOPMENT OF SUCH RESERVED MINERALS, AS RESERVED BY THE IMPERIAL IRRIGATION DISTRICT IN DEED RECORDED JULY 5, 2006 AS FILE NO. 2006-031777 OF OFFICIAL RECORDS.

PARCEL 3:

TRACT 295, TOWNSHIP 16 SOUTH, RANGE 12 EAST, S.B.M., COUNTY OF IMPERIAL, STATE OF CALIPORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

EXCEPT THE MOST SOUTHERLY 14 ACRES THEREOF, AND THE NORTH 40 ACRES THEREOF.

ALSO EXCEPTING THEREFROM FORTY-NINE PERCENT (49%) INTEREST IN ALL MINERALS, OF EVERY KIND AND CHARACTER, EITHER IN SOLID OR LIQUID FORM, INCLUDING, WITHOUT LIMITATION, ALL OIL, GAS AND HYDROCARBONS, ALL GEOTHERMAL SUBSTANCES THAT MIGHT BE PRODUCED FROM THE PROPERTY, INCLUDING (A) THE NATURAL GEOTHERMAL ENERGY AND NATURAL HEAT OF THE EARTH, AND THE ENERGY PRESENT IN, RESULTING FROM, OR CREATED BY, OR WHICH MAY BE EXTRACTED FROM, THE NATURAL HEAT OF THE EARTH OR THE HEAT PRESENT BELOW THE SURFACE OF THE EARTH, IN WHATEVER FORM SUCH HEAT OR ENERGY NATURALLY OCCURS; (B) ALL NATURAL PRODUCTS OF GEOTHERMAL PROCESSES, INCLUDING, WITHOUT LIMITATION, INDIGENOUS HOT WATER, HOT BRINE, STEAM AND OTHER FLUIDS AND GASSES; (C) HOT WATER, HOT BRINE, STEAM, AND OTHER FLUIDS AND GASSES RESULTING FROM WATER OR OTHER SUBSTANCES BEING ARTIFICIALLY INTRODUCED INTO THE SUBSURFACE OF THE LAND; AND (D) ALL MINERAL, GASSES, SALTS, CHEMICALS, BY-PRODUCTS AND OTHER SUBSTANCES IN SOLUTION OR MIXED WITH GEOTHERMAL EFFLUENT OR OTHERWISE PRODUCED FROM, THROUGH AND ACROSS THE PROPERTY, AND/OR FROM GEOTHERMAL WELLS LOCATED IN OR ON PROPERTY OUTSIDE THE BOUNDARIES OF THE PROPERTY THAT HAVE A PRODUCTION INTERVAL LYING BELOW A DEPTH OF FIVE HUNDERD (500) FEET BELOW THE SURFACE OF THE LAND, INCLUDING THE REASONABLE USE OF THE SURFACE FOR EXPLORATION AND DEVELOPMENT OF SUCH RESERVED MINERALS, AS RESERVED BY THE IMPERIAL IRRIGATION DISTRICT IN DEED RECORDED JULY 5, 2006 AS FILE NO. 2006-031777 OF OFFICIAL RECORDS.

Date: 9-13-2010

ATTACHMENT TO ILLEGIBLE ORIGINAL DOCUMENT  
WITH CERTIFICATION UNDER PENALTY OF PERJURY

I certify under penalty of perjury that the foregoing is a true and correct copy as to form of the original to which it is attached.

CHICAGO TITLE

By: 

El Centro, California

**RECORDING REQUESTED BY:**

Chicago Title Company  
Order No.: 970019709

**When Recorded Mail Document To:**

Tierra Partners, LLC, an Arizona Limited  
Liability Company  
c/o Tierra Financial Services, 2921B South Kish  
Avenue  
Yuma, AZ 85365

APN/Parcel ID(s): 051-350-014-000  
051-330-019-000

SPACE ABOVE THIS LINE FOR RECORDER'S USE

**QUITCLAIM DEED**

**The undersigned grantor(s) declare(s)**

- This transfer is exempt from the documentary transfer tax. R & T 11930 "
- The documentary transfer tax is \$ \_\_\_\_\_ and is computed on:
  - the full value of the interest or property conveyed.
  - the full value less the liens or encumbrances remaining thereon at the time of sale.

The property is located in  an Unincorporated area of Imperial County.

\*This document is being recorded to release the Memorandum of Purchase Agreement recorded on July 28, 2009, as Instrument No. 2009-022710 in the Office of the County Recorder of Imperial County, California.

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, LightSource Renewables, LLC, a California Limited Liability Company

herby remises, releases and quitclaims to Tierra Partners, LLC, an Arizona Limited Liability Company

the following described real property in County of Imperial, State of California:

For APN/Parcel ID(s): 051-350-014-000 and 051-330-019-000

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

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

Dated: August 26, 2010

LightSource Renewables, LLC, a California Limited Liability Company

BY: \_\_\_\_\_

**MAIL TAX STATEMENTS AS DIRECTED ABOVE**

ACKNOWLEDGMENT PAGE TO BE ATTACHED TO THE FOLLOWING DOCUMENT:  
Quitclaim Deed

State of \_\_\_\_\_

County of \_\_\_\_\_

On \_\_\_\_\_ before me, \_\_\_\_\_, personally  
appeared

\_\_\_\_\_ who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and ecknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of \_\_\_\_\_ that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

\_\_\_\_\_  
Signature (Seal)

RECORDING REQUESTED BY  
First American Title Ins., Co.  
AND WHEN RECORDED MAIL TO:  
Jerry Preece, Jr.  
965 Aurora Drive  
El Centro, CA 92243



RECORDED  
OFFICIAL RECORDS  
IMPERIAL COUNTY, CA  
BOOK 2134 PAGE 1453  
2002 JUL 12 PM 3 36  
DOLORES PROMENCIO  
COUNTY RECORDER

TLS	36
RG	3
RF	1
MC	1
EX	1
TF	
NL	
PY	
PR	20
3410	

Space Above This Line for Recorder's Use Only  
A.P.N.: 051-260-21,22,29 & 30 Order No.: 12239-51 Escrow No.: 12239-JM

**GRANT DEED**

THE UNDERSIGNED GRANTOR(S) DECLARE(S) THAT DOCUMENTARY TRANSFER TAX IS: COUNTY \$363.00  
 computed on full value of property conveyed, or  
 computed on full value less value of liens or encumbrances remaining at time of sale.  
 unincorporated area;  City of \_\_, and

FOR A VALUABLE CONSIDERATION, Receipt of which is hereby acknowledged,  
Huon Van Vo and Nga Tuyet Chau, Husband and Wife as Joint Tenants

hereby GRANT(S) to

J.R. PREECE, INC., A CALIFORNIA CORPORATION  
the following described property in the City of \_\_, County of Imperial State of California:

The Southwest Quarter of Section 17, and East half of the Southeast Quarter of Section 18, Township 16 South, Range 12 East, S.B.M., in an unincorporated area of the County of Imperial, State of California, according to the Official Plat thereof.

Excepting therefrom, that portion thereof condemned by the State of California for freeway purposes and as described in that certian Final Order of Condemnation recorded April 27, 1967 in Book 1244, Page 745 of Official Records.

Huon Van Vo  
Huon Van Vo

Nga Tuyet Chau  
Nga Tuyet Chau

Document Date: May 20, 2002

STATE OF CALIFORNIA )  
COUNTY OF Imperial )  
On 7/18/02 before me, Jana Mendivil NOTARY PUBLIC

personally appeared Huon Van Vo and Nga Tuyet Chau  
personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies) and that by his/her/their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument

WITNESS my hand and official seal.

Signature Jana Mendivil



Mail Tax Statements to: SAME AS ABOVE or Address Noted Below



RECORDING REQUESTED BY  
CHICAGO TITLE COMPANY  
AND WHEN RECORDED MAIL TO

J.R. PREECE, INC. and  
MELVIN JERRY PREECE, JR.  
2396 WEST VAUGHN ROAD  
EL CENTRO, CALIFORNIA 92243

Recorded in Official Records, Imperial County

2/05/2008  
2:00 PM  
IV

**Dolores Provencio**  
County Clerk / Recorder

CT Chicago Title

Doc#: 2008-003292

Titles: 1 Pages: 3



Fees 32.00  
Taxes 0.00  
Other 0.00  
PAID \$32.00

Escrow No. 57000030 - G35  
Order No. 57000030 - G09

SPACE ABOVE THIS LINE FOR RECORDER'S USE

# QUITCLAIM DEED

Assessor's Parcel No:  
051-260-33-01

3  
1  
PR

THE UNDERSIGNED GRANTOR(S) DECLARE(S)

DOCUMENTARY TRANSFER TAX IS \$none - R&T 11911 \*

unincorporated area  City of

computed on the full value of the interest or property conveyed, or is

computed on the full value less the value of liens or encumbrances remaining at time of sale, and

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,  
BROOKFIELD CALIFORNIA LAND HOLDINGS LLC, a Delaware Limited Liability Company

hereby REMISE, RELEASE AND FOREVER QUITCLAIM to  
J.R. PREECE, INC., A CALIFORNIA CORPORATION, and MELVIN JERRY PREECE, JR., AN  
UNMARRIED MAN

the following described real property in the  
County of IMPERIAL, State of California:

\*This document is being recorded to relinquish any and all interest in and to that  
certain Memorandum of Option dated October 18, 2005 and recorded January 9, 2006 as  
Instrument No. 2006-01049 in the office of the County Recorder of Imperial County,

LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF BY REFERENCE

Dated December 3, 2007

**EXHIBIT "A"**

BROOKFIELD CALIFORNIA LAND HOLDINGS LLC,  
a Delaware Limited Liability Company

STATE OF CALIFORNIA  
COUNTY OF Orange } SS.

On December 10, 2007 before me,

Catherine L. Marsh

a Notary Public in and for said County and State, personally appeared

John M. Stewart

BY [Signature] (EO)  
John M. Stewart, CEO

BY \_\_\_\_\_

personally known to me (or proved to me on the basis of satisfactory  
evidence) to be the person(s) whose name(s) is/are subscribed to the  
within instrument and acknowledged to me that he/she/they executed the  
same in his/her/their authorized capacity(ies), and that by his/her/their  
signature(s) on the instrument the person(s), or the entity upon behalf of  
which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

[Signature]  
Signature of Notary



FOR NOTARY SEAL OR STAMP

MAIL TAX STATEMENTS TO PARTY SHOWN ON FOLLOWING LINE: IF NO PARTY SO SHOWN, MAIL AS DIRECTED ABOVE  
SAME AS ABOVE

Name

Street Address

City, State & Zip

LEGAL DESCRIPTION EXHIBIT

EXHIBIT "A"

California.

PARCEL 1:

THAT PORTION OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 18, AND THAT PORTION OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 19, ALL IN TOWNSHIP 16 SOUTH, RANGE 12 EAST, S.B.M., IN AN UNINCORPORATED AREA OF THE COUNTY OF IMPERIAL, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, SHOWN AND DESIGNATED AS PARCEL 2 OF PARCEL MAP NO. M-918 ON FILE IN BOOK 3, PAGE 87 OF PARCEL MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF IMPERIAL COUNTY.

PARCEL 2:

THE SOUTHWEST QUARTER OF SECTION 17, AND THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 18, TOWNSHIP 16 SOUTH, RANGE 12 EAST, S.B.M., IN AN UNINCORPORATED AREA OF THE COUNTY OF IMPERIAL, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

EXCEPTING THEREFROM THAT PORTION THEREOF CONDEMNED BY THE STATE OF CALIFORNIA FOR FREEWAY PURPOSES AND AS DESCRIBED IN THAT CERTAIN FINAL ORDER OF CONDEMNATION RECORDED APRIL 27, 1967 IN BOOK 1244, PAGE 745 OF OFFICIAL RECORDS.

PARCEL 3:

THE EAST HALF OF THE NORTHWEST QUARTER AND THE WEST HALF OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 16 SOUTH, RANGE 12 EAST, S.B.M., IN AN UNINCORPORATED AREA OF THE COUNTY OF IMPERIAL, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

THAT PORTION OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 18, AND THAT PORTION OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 19, ALL IN TOWNSHIP 16 SOUTH, RANGE 12 EAST, S.B.M., IN AN UNINCORPORATED AREA OF THE COUNTY OF IMPERIAL, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, SHOWN AND DESIGNATED AS PARCEL 2 OF PARCEL MAP NO. M-918 ON FILE IN BOOK 3, PAGE 87 OF PARCEL MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF IMPERIAL COUNTY.

PARCEL 4:

THE SOUTH HALF OF THE NORTHEAST QUARTER AND THE NORTH HALF OF THE SOUTHEAST QUARTER OF SECTION 20, TOWNSHIP 16 SOUTH, RANGE 12 EAST, S.B.M., IN AN UNINCORPORATED AREA OF THE COUNTY OF IMPERIAL, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF LYING WITHIN Tract 107.

PARCEL 5:

THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER AND THAT PART OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 20, TOWNSHIP 16 SOUTH, RANGE 12 EAST, S.B.M., IN AN UNINCORPORATED AREA OF THE COUNTY OF IMPERIAL, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, BEING ALL EXCEPT THAT PORTION LYING SOUTH AND WEST OF THE FOXGLOVE NO. 10 DELIVERY DITCH AND THE NORTH TOE OF THE FOXGLOVE CANAL, ALL BEING A PORTION OF TRACT 107, TOWNSHIP 16 SOUTH, RANGE 12 EAST, S.B.M.

PARCEL 6:

LEGAL DESCRIPTION EXHIBIT EXHIBIT "A"

THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 22 AND THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 27, ALL IN TOWNSHIP 16 SOUTH, RANGE 12 EAST, S.B.M., IN AN UNINCORPORATED AREA OF THE COUNTY OF IMPERIAL, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

PARCEL 7:

THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 21, AND THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 28, ALL IN TOWNSHIP 16 SOUTH, RANGE 12 EAST, S.B.M., IN AN UNINCORPORATED AREA OF THE COUNTY OF IMPERIAL, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

PARCEL 8:

THE NORTH 40 ACRES OF TRACT 53, TOWNSHIP 16 SOUTH, RANGE 12 EAST, S.B.M., IN AN UNINCORPORATED AREA OF THE COUNTY OF IMPERIAL, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

PARCEL 9:

TRACT 54, TOWNSHIP 16 SOUTH, RANGE 12 EAST, S.B.M., IN AN UNINCORPORATED AREA OF THE COUNTY OF IMPERIAL, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

EXCEPTING THEREFROM THE WEST 120 ACRES THEREOF.

PARCEL 10:

THE SOUTHEAST QUARTER OF TRACT 55, TOWNSHIP 16 SOUTH, RANGE 12 EAST, S.B.M., IN AN UNINCORPORATED AREA OF THE COUNTY OF IMPERIAL, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.



**LEGAL DESCRIPTION EXHIBIT**

PARCEL 1:

THE SOUTH HALF OF THE SOUTHEAST QUARTER OF SECTION 17, AND LOTS 1, AND 2, IN SECTION 20, TOWNSHIP 16 SOUTH, RANGE 12 EAST, S.B.M., IN AN UNINCORPORATED AREA OF THE COUNTY OF IMPERIAL, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, EXCEPTING THEREFROM THAT PORTION CONVEYED TO THE STATE OF CALIFORNIA BY DEED RECORDED AUGUST 23, 1965 IN BOOK 1213, PAGE 822 OF OFFICIAL RECORDS.

PARCEL 2:

THAT PART OF TRACT 107, LYING WITHIN THE NORTH HALF OF THE NORTHEAST QUARTER OF SECTION 20, TOWNSHIP 16 SOUTH, RANGE 12 EAST, S.B.M., IN AN UNINCORPORATED AREA OF THE COUNTY OF IMPERIAL, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

EXCEPTING FROM SAID PARCELS 1 AND 2: AN UNDIVIDED ONE HALF INTEREST IN AND TO ALL OIL, GAS AND OTHER HYDROCARBON SUBSTANCES LYING BELOW A DEPTH OF 600 FEET BENEATH THE SURFACE OF SAID LAND, WITHOUT, ANY RIGHT OR POWER TO ENTER UPON, USE OR POSSESS ANY PART OF THE SURFACE THEREOF OR ANY PART OF THE SUBSURFACE THEREOF AT A DEPTH OF LESS THAN SAID 600 FEET, AS RESERVED BY MAURICE M. WEIKEL AND LORRAINE WEIKEL, HUSBAND AND WIFE, IN THAT CERTAIN DEED RECORDED JUNE 6, 1963 IN BOOK 1149, PAGE 495, OFFICIAL RECORDS OF IMPERIAL COUNTY.

PARCEL 3:

THAT PART OF THAT PORTION OF THE NORTH HALF OF THE SOUTHEAST QUARTER OF SECTION 17, TOWNSHIP 16 SOUTH, RANGE 12 EAST, S.B.M., IN AN UNINCORPORATED AREA OF THE COUNTY OF IMPERIAL, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF SAID NORTH HALF OF THE SOUTHEAST QUARTER OF SAID SECTION 17; THENCE ALONG THE FOLLOWING NUMBERED COURSES: (1) ALONG THE SOUTH LINE OF SAID NORTH HALF OF THE SOUTHEAST QUARTER OF SECTION 17, SOUTH 89°44'26 WEST, 603.58 FEET; (2) LEAVING SAID SOUTH LINE, NORTH 74°45'23" EAST, 562.62 FEET TO THE WEST BOUNDARY OF THAT RELINQUISHMENT TO THE COUNTY OF IMPERIAL RECORDED AUGUST 14, 1969 IN BOOK 1282, PAGE 431, OFFICIAL RECORDS OF IMPERIAL COUNTY; (3) ALONG SAID WEST BOUNDARY SOUTH 0°17'44" EAST, 119.47 FEET; (4) ALONG THE SOUTH BOUNDARY OF SAID RELINQUISHMENT, NORTH 89°44'26" EAST, 60.00 FEET; (5) SOUTH 0°17'44" EAST, 26.00 FEET TO THE POINT OF BEGINNING.

RECORDING REQUESTED BY:

Commonwealth Land Title

AND WHEN RECORDED MAIL TO:

J.R. Procca, Inc. a California  
965 Aurora Drive  
El Centro, CA 92243

DELEGED PROXY

COUNTY RECORDER

BOOK 1971 PAGE 725

'99 APR 8 AM 9 08

OFFICIAL RECORDS  
IMPERIAL COUNTY, CA

TL	89
RD	9
RF	2
MC	1
IX	1
TF	1
NL	1
PY	1
PR	20

THIS SPACE RESERVED FOR RECORDER ONLY  
Gov. Code 27361.6

DOCUMENT TITLE (S): Grant Deed



# Commonwealth

## COMMONWEALTH LAND TITLE COMPANY

THIS PAGE IS ADDED TO PROVIDE ADEQUATE SPACE FOR RECORDING INFORMATION  
(ADDITIONAL RECORDING FEE(S) APPLY)

Recording Requested by:  
Commonwealth Land Title Insurance  
Company

WHEN RECORDED MAIL TO:  
J.R. Preco, Inc., a California Corporation  
965 Aurora Drive  
El Centro, CA 92243

**GRANT DEED**

The undersigned Grantor(s) declare(s) that the DOCUMENTARY TRANSFER  
TAX IS: \$ 140.80 County # \_\_\_\_\_ City \_\_\_\_\_  
 Computed on the consideration or value of property conveyed; OR  
 Computed on the consideration or value less of encumbrances  
remaining at time of sale.  
COMMONWEALTH LAND TITLE John M. De P

APN: 631-300-00  
JPN:  
TITLE NO.:  
ESCROW NO: 132396M

US-300-008  
UNINCORPORATED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,  
Mary K. Hatton  
hereby GRANT(S) to  
J.R. Preco, Inc., a California Corporation  
all the real property situated in the \_\_\_\_\_ County of Imperial, State of California, described as:

The Northwest Quarter of the Northwest quarter of Section 27 and the Southwest quarter of the Southwest quarter of Section 22  
all in Township 15 South, Range 12 East, S.B.M., according to the official plat thereof.

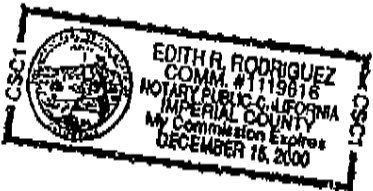
Dated: February 11, 1999

Mary K. Hatton  
Mary K. Hatton

STATE OF CALIFORNIA  
COUNTY OF Imperial } as  
On 2/12/99 before me Edith R. Rodriguez

a Notary Public  
personally appeared  
Mary K. Hatton

personally known to me or proved to me on this basis of  
satisfactory evidence to be the person(s) whose name(s)  
is/are subscribed to the within instrument and acknowledged  
to me that he/she/they executed the same in his/her/their  
authorized capacity(ies), and that by his/her/their  
signature(s) on the instrument the person(s), or the entity  
upon behalf of which the person(s) acted, executed the  
instrument.



WITNESS my hand and official seal.

Signature Edith R. Rodriguez

MAIL TAX  
STATEMENTS TO: J.R. Preco, Inc., a California Corporation, 965 Aurora Drive, El Centro, CA 92243  
(This area for official notarial seal)

RECORDING REQUESTED BY:  
Commonwealth Land Title  
AND WHEN RECORDED MAIL TO:

J.R. Preece, Inc. a California  
965 Aurora Drive  
El Centro, CA 92243

99008303

BOOK 1972 PAGE 632

DOLORES PROVENCIO  
COUNTY RECORDER  
BOOK 1972 PAGE 632  
'99 APR 16 AM 9 09  
OFFICIAL RECORDS  
IMPERIAL COUNTY, CA

TLS	20
RO	5
RF	5
MC	
IX	
TF	
NL	
BY	
PR	50

THIS SPACE RESERVED FOR RECORDER ONLY  
Gov. Code 27361.6

DOCUMENT TITLE (S): Grant Deed



# Commonwealth

COMMONWEALTH LAND TITLE COMPANY

THIS PAGE IS ADDED TO PROVIDE ADEQUATE SPACE FOR RECORDING INFORMATION  
(ADDITIONAL RECORDING FEE(S) APPLY)



Recording Requested by:  
Commonwealth Land Title Insurance  
Company

BOOK 1972 PAGE 622

WHEN RECORDED MAIL TO:  
J.R. Procca, Inc.,

**GRANT DEED**

APN: 051 511 86 01  
JPN: 051 300 05 01  
TITLE NO.:  
ESCROW NO: 132397M

**UNINCORPORATED**

The undersigned Grantor(s) declare(s) that the DOCUMENTARY TRANSFER  
TAX IS: \$ 177.10 County 9 City  
 Computed on the consideration or value of property conveyed; OR  
 Computed on the consideration or value less or encumbrances  
remaining at time of sale.  
**COMMONWEALTH LAND TITLE** *ma mondio*

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,  
Troy G. Haggard and F. Pauline Haggard  
hereby GRANT(S) to

J.R. Procca, Inc., a California Corporation

all the real property situated in the , County of Imperial, State of California, described as:

Parcel 1:

The North 40 acres of Tract 53, Township 16 South, Range 12 East, S.B.M., County of Imperial, State of California, according to the Official plat thereof.

Parcel 2:

Tract 54, Township 16 South, Range 12 East, S.B.M., County of Imperial, State of California, according to the official plat thereof.

Parcel 3: EXCEPT The West 120 Acres of said Tract 54.

The Southeast quarter of Tract 55, Township 16 South, Range 12 East, S.B.M., County of Imperial County, State of California, according to the official plat thereof.



Dated: February 10, 1999

STATE OF CALIFORNIA  
COUNTY OF Imperial

On 2/19/99 before me TERESA M. SMELGER

personally appeared Troy G. Haggard And F. Pauline Haggard

personally known to me or shown to me on this basis of satisfactory evidence to be the person(s) whose name(s) is/were subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

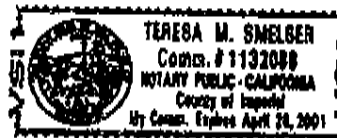
Signature

*Teresa M. Smelger*

MAIL TAX

STATEMENTS TO: SAME AS ABOVE

*Troy G. Haggard*  
Troy G. Haggard  
*F. Pauline Haggard*  
F. Pauline Haggard



(This area for official notarial seal)

RECORDING REQUESTED BY

AND WHEN RECORDED MAIL THIS DEED AND, UNLESS OTHERWISE SHOWN BELOW, MAIL TAX STATEMENT TO:

NAME: Melvin Jerry Preece Jr.  
ADDRESS: 965 Aurora Drive  
El Centro, CA 92243  
CITY, STATE & ZIP CODE  
TITLE ORDER NO. RECORD NO.

RECORDED  
OFFICIAL RECORDS  
IMPERIAL COUNTY, CA  
BOOK 2284 PAGE 102  
2004 MAR 2 PM 1 05  
COLORES PROVENCIO  
COUNTY RECORDER

TLS	70
RG	7
RF	2
MC	7
IX	7
TP	7
NL	
PY	
PR	

SPACE ABOVE THIS LINE FOR RECORDER'S USE

QUITCLAIM DEED

DOCUMENTARY TRANSFER TAX \$ 0.00

computed on full value of property conveyed, plus  
 computed on full value less liens and encumbrances remaining at time of sale.

*Melvin Jerry Preece Jr.*  
 Signature of Declarant or Agent Determining Tax Firm Name

Troy Lee Preece aka Troy Lee Mason  
 the undersigned grantor(s), for a valuable consideration, receipt of which is hereby acknowledged, do hereby remise, release and forever quitclaim to Melvin Jerry Preece Jr.  
 the following described real property in the City of El Centro County of Imperial State of CA

SE 1/4 of SE 1/4 SEC 21 T 16S R 12E  
 NE 1/4 of NE 1/4 SEC 28

Assessor's parcel No. 051-300-09-01  
 Executed on September 10, 2002 at National City, California

STATE OF California  
 COUNTY OF San Diego

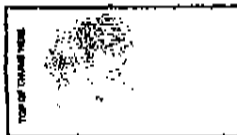
On Sept. 10, 2002 before me, Lisa Rose Reynolds  
 personally appeared Troy Preece personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

*Lisa Rose Reynolds*  
 SIGNATURE OF NOTARY



RIGHT THUMBPRINT (Optional)



CAPACITY CLAIMED BY SIGNER(S)  
 INDIVIDUAL(S)  
 CORPORATE OFFICER(S)

PARTNER(S)  LIMITED  GENERAL  
 ATTORNEY IN FACT  
 TRUSTEE(S)  
 GUARDIAN/CONSERVATOR  
 OTHER:

MAIL TAX STATEMENTS TO: Melvin Jerry Preece Jr.  
965 Aurora Drive El Centro, CA 92243

Before you use this form, fill in all blanks, and make whatever changes are appropriate and necessary to your particular transaction. Consult a lawyer if you know the form's honest for your purpose and use. Wolcotts makes no representation or warranty, express or implied, with respect to the marketability or fitness of this form for an intended use or purpose.

WOLCOTT'S FORM 790 ©1994 WOLCOTT'S FORMS, INC.  
 QUITCLAIM DEED Rev. 3-94b (price class 3A)



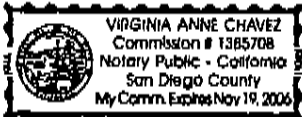
CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California }  
County of San Diego } ss.

On July 21st before me, Virginia Anne Chavez Notary  
personally appeared Tray Lee Proece also Tray Lee Mason

personally known to me  
 proved to me on the basis of satisfactory evidence

to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



WITNESS my hand and official seal.  
Virginia Anne Chavez  
Signature of Notary Public

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: Quitclaim Deed

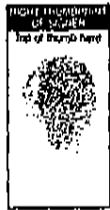
Document Date: 9/10/2002 Number of Pages: 2

Signer(s) Other Than Named Above: None (including substituted signers)

Capacity(ies) Claimed by Signer

Signer's Name: Tray Lee Proece aka Tray Lee Mason

- Individual
- Corporate Officer — Title(s): \_\_\_\_\_
- Partner — Limited  General
- Attorney-in-Fact
- Trustee
- Guardian or Conservator
- Other: \_\_\_\_\_



Signer Is Representing: \_\_\_\_\_

8/25/2008  
2:24 PM  
DP

RECORDING REQUESTED BY:

PHILIP J. KRUM, JR., ESQ.

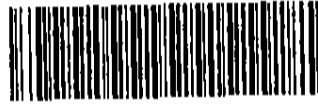
WHEN RECORDED RETURN TO:

1221 State Street  
El Centro, CA 92243

**Dolores Provencio**  
County Clerk / Recorder

P Public

Doc#: 2006-041068



Titles: 1	Pages: 3
Fees	12.00
Taxes	0.00
Other	0.00
PAID	\$12.00

**ORDER APPOINTING SUCCESSOR TRUSTEE**

3  
1

**MAIL TAX STATEMENTS TO:**

Mary Fitzurka  
1205 S. 19th Street  
El Centro, CA 92243

F U I L R D  
M. BAAS  
AUG 09 2006

CLERK SUPERIOR COURT  
SAN DIEGO COUNTY CA

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8 IN THE SUPERIOR COURT OF THE STATE OF CALIFORNIA  
9 IN AND FOR THE COUNTY OF SAN DIEGO  
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11 Trust created under the Will of ) Case No.: 106350  
12 JAMES WILLIAM ENGLAND, )  
13 Deceased. ) **ORDER APPOINTING SUCCESSOR**  
14 ) **TRUSTEE**  
15 ) [Probate Code Sections 17200(b)(10),  
16 ) 15643 (b)]  
17 )  
18 ) Date: August 1, 2006  
19 ) Time: 9:30 a.m.  
20 ) Department: Probate  
21 ) Judge: William H. Kronberger, Jr.

22 The petition of Mary Fitzurka beneficiary of the James W. England Trust under  
23 the will of the above named decedent and pursuant to an order of distribution of the  
24 decedent's estate dated February 18, 1976 (the "Trust") was duly presented to this  
25 Court.

26 On proof made to the satisfaction of the Court, the Court finds that the allegations  
27 of the petition are true; that the former trustee, Ova England died on July 3, 2005  
28 leaving a vacancy in the office of trustee; that there are compelling circumstances  
pursuant to Probate Code section 15602 (b) for the appointment of Mary Fitzurka as

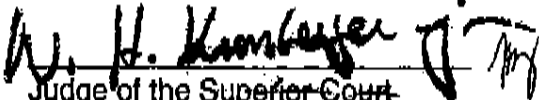
1 Successor Trustee without bond; that all notices of hearing have been given as required  
2 by law; and, good cause appearing, grants the petition as follows:

3 IT IS ORDERED that:

4 1. Mary Fitzurka is hereby appointed as Successor Trustee of the Trust to  
5 serve without bond; and

6 2. All sureties for the former trustee, Ova England are hereby released from  
7 all liability hereto.

8  
9 Dated: AUG 09 2006

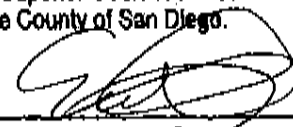
  
Judge of the Superior Court  
WILLIAM H. KRONBERGER, JR.

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25 The foregoing instrument is a full, true and correct  
copy of the original on file in this office.

26 Attest: AUG 18 2006

27 Clerk of the Superior Court of the State of California,  
in and for the County of San Diego.



28 By  Deputy  
Gine Holmanson

RECORDING REQUESTED BY  
and RETURN TO:

RONALD L. BVALSTAD  
ATTORNEY AT LAW  
CASA DE ORO PROFESSIONAL BUILDING  
9528 CAMPO ROAD, SUITE "O"  
SPRING VALLEY, CALIFORNIA 92077  
TELEPHONE 488-0197

(SPACE BELOW FOR FILING STAMP ONLY)

FILED  
FEB 18 1976

K. J. ZUMWALT, Clerk

BY \_\_\_\_\_  
DEPUTY

Attorney for Petitioner

IN THE SUPERIOR COURT OF THE STATE OF CALIFORNIA

IN AND FOR THE COUNTY OF SAN DIEGO

In the matter of the Estate of	)	NO. 106350
	)	ORDER SETTLING FIRST AND
JAMES WILLIAM ENGLAND	)	FINAL ACCOUNT; DECREE OF
	)	DISTRIBUTION ; ORDER
Deceased	)	APPOINTING SUCCESSOR
	)	TRUSTEE; ATTORNEY FEES AND
	)	TRUSTEE'S BOND

OVA ENGLAND as Executrix of the Last Will and Testament of JAMES WILLIAM ENGLAND, deceased, having filed herein a full account and report of her administration of said estate, which said account was for a final settlement, and having with said account filed a petition for the final distribution of said estate together with a petition to appoint a Trustee after declaration by the named Trustee and these petitions coming on regularly to be heard on January 30th, 1976, notice thereof having been given as required by law, the court after hearing the evidence, and finding that all the allegations of the petition as amended are true; that the account is settled showing real property and cash on hand in the sum of \$131,868.34; that the property of said estate is the separate property of the decedent, and that the inheritance tax due herein has been paid, and all Federal Estate

RECORDER'S MEMO:  
POOR RECORD IS DUE TO  
QUALITY OF ORIGINAL DOCUMENT

1 Taxes have been paid and the proration of both the Federal and  
2 State taxes is approved as prayed for, and, further, the Court  
3 finds that the Trustee named under the Will has declined to act  
4 and the Court is satisfied that the law requires that a Trustee  
5 be appointed,

6 IT IS ORDERED AND ADJUDGED AS FOLLOWS:

7 1. The administration of the estate is brought to a  
8 close and that said account and report be in all respects approved.

9 2. That due Notice to Creditors of said decedent has  
10 been given.

11 3. All acts and proceedings of the Executrix related to  
12 this petition are ratified, confirmed and approved as set forth  
13 in this order.

14 4. All California inheritance taxes have been paid and  
15 receipts are on file herein.

16 5. The Federal Estate Taxes have been paid and these  
17 taxes are prorated 1/3 to the Petitioner, OVA ENGLAND, and 2/3 to  
18 the estate.

19 6. The Executrix is directed to pay to RONALD L. SVALSTAD  
20 the attorney for the estate, attorney fees in the sum of  
21 \$3,358.00.

22 7. That OVA ENGLAND is entitled to payment for  
23 Executrix fees in the sum of \$3,358.00 together with reimburse-  
24 ment for monies advanced to the estate in the sum of \$1,700.54.  
25 That the estate may be distributed to the Trustee without the  
26 payment of these monies conditioned upon the Executrix receiving  
27 a promisory note from the Trustee for payment of these monies over  
28 a two year period.



1           8. The whole of said estate is the decedent's separate  
2 property.

3           9. Decedent died testate, and, pursuant to the Last  
4 Will and Testament, the whole of said estate is to be distributed  
5 as follows:

6                   "My separate Property described as follows, I will,  
7 devise and bequeath unto Bank of America National Trust and  
8 Savings Association, a National banking association, in TRUST,  
9 to hold, manage and distribute as hereinafter set forth."

10           Bank of America has declined to act as such Trustee; it  
11 is therefore ordered that OVA ENGLAND be appointed Trustee under  
12 the trust set forth in the Will of said decedent, to fill the  
13 vacancy caused by the declination, further that before distribution  
14 to said Trustee, the Trustee file with the Court bond in the sum  
15 of \$10,000.00, in the form required by law.

16           10. The property of said estate, hereinafter described,  
17 together with any other property belonging to the estate whether  
18 described herein or not, be distributed to OVA ENGLAND, AS  
19 TRUSTEE, pursuant to the terms of the Last Will and Testament of  
20 JAMES WILLIAM ENGLAND.

21                                   DESCRIPTION

22           Cash -- \$1,868.34

23           Parcel A -- That part of Tract Two Hundred Ninty  
24 Three (293), Township Sixteen (16) South, Range Twelve  
25 (12) East, S.B.M., according to United States Government  
26 Supplemental Plat of Resurvey approved May 3, 1913 and  
on file in the United States Land Office at Los Angeles,  
California, lying North of County Road as now constructed  
across said Tract.

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Parcel B:

Parcel B<sup>1</sup> - The West half (W 1/2) of Tract Forty-one B (41-B), in Township Sixteen (16) South, Range Twelve (12) East, S.B.M., according to Plat of United States Resurvey approved August 14, 1915.

Parcel B<sup>2</sup> - That portion of Tract 47, Township 16 S South, Range 12 East, S.B.M., lying West of Highway, EXCEPTING therefrom the North 990 feet thereof.

DATED: FEB 18 1976

GILBERT HARELSON

JUDGE OF SUPERIOR COURT

The foregoing instrument is a full, true and correct copy of the original on file in this office.

FEB 24 1976

ROBERT A. ZUMWALT

Attest \_\_\_\_\_ 19\_\_\_\_  
County Clerk and Clerk of the Superior Court of the State of California, and for the County of San Diego.

*Donna Stevenson*  
Deputy

DONNA STEVENSON

34

JOHN W. KENNERSON  
COUNTY RECORDER

MAR 1 11 20 AM '76

BOOK 1384 PAGE 939

OFFICIAL RECORDS  
IMPERIAL COUNTY, CALIF.

FEE  
\$9.00

Recording Requested By:  
First American Title  
Nat'l Comm'l Services

**NCS - 347648-SD**

Recorded in Official Records, Imperial County

12/15/2008  
2:00 PM  
IV

**Dolores Provencio**  
County Clerk / Recorder

**TCS TITLE COURT SERVICES**

Recording requested by and when recorded mail to:

Rabley Holdings, Inc.  
c/o Sempra Energy  
101 Ash Street  
San Diego, CA 29101  
Attention: Marie Lewis

Doc#: **2008-035129**

Titles: 1 Pages: 7



Fees	35.00
Taxes	** Conf **
Other	0.00
PAID	\$35.00

Mail tax statements to:

Rabley Holdings, Inc.  
c/o Sempra Energy  
101 Ash Street  
San Diego, CA 29101  
Attention: Marie Lewis

The space above this line reserved for County Recorder's use

APN 051-350-010-000  
APN 051-350-011-000

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OTT  
SM

**GRANT DEED**

**DOCUMENTARY TRANSFER  
TAX DECLARATION FILED**

In accordance with Section 11932 of the California Revenue and Taxation Code, Grantor (as defined below) has declared the amount of transfer tax due in a separate statement that is not being recorded with this Grant Deed.

FOR GOOD AND VALUABLE CONSIDERATION, RECEIPT AND SUFFICIENCY OF WHICH ARE HEREBY ACKNOWLEDGED, IMPERIAL 1585, LLC, a Nevada limited liability company ("Grantor"), hereby grants to RABLEY HOLDINGS, INC., a Delaware corporation ("Grantee"), that certain land located in Imperial County, California, as more particularly described in Exhibit A attached hereto and incorporated by this reference (the "Land"), together with all of the following to the extent owned by Grantor: (a) all improvements and fixtures located on the Land (collectively, the "Improvements"), and (b) all rights, privileges and easements appurtenant to the Land, including but not limited to (A) all development rights, air rights, water, water rights and water stock relating to the Land, (B) all rights to any land lying in the bed of any existing dedicated street, road or alley adjoining the Land and to all strips and gores adjoining the Land, (C) any other easements, rights-of-way or appurtenances used in connection with the beneficial use and enjoyment of the Land, and (D) all rights to oil, mineral, gas and other hydrocarbon or geothermal substances, subsurface storage rights and other subsurface rights (collectively, the "Appurtenances"). The Land, the Improvements and the Appurtenances shall be referred to collectively herein as the "Property".

The grant of the Property herein described is expressly made subject to the Permitted Exceptions (as defined in that certain Purchase and Sale Agreement, dated as of September 16, 2008, between Grantor, as "Seller", and Grantee, as "Buyer").

This Grant Deed shall be governed by and construed in accordance with the laws of the State of California without giving effect to its choice of law provisions.

If either Grantor or Grantee brings any lawsuit, proceeding or action to enforce the rights and obligations set forth in this Grant Deed, then the prevailing party shall be entitled to recover from the non-prevailing party all costs and expenses, including but not limited to reasonable attorney's fees and costs, incurred in connection with such lawsuit, proceeding or action.

WHEREFORE, Grantor has executed this Grant Deed as of December 5, 2008.

GRANTOR

IMPERIAL 1585, LLC,  
a Nevada limited liability company

BY: NEW WEST DEVELOPMENT, LLC  
a Nevada limited liability company,  
Manager

By:   
Name: Edward T. Manley  
Title: Managing Member

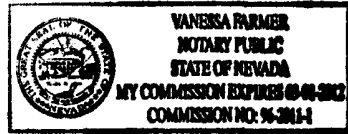
**ACKNOWLEDGEMENTS**

STATE OF NEVADA            )  
  ) ss.  
COUNTY OF CLARK        )

On December 5, 2008, before me, Vanessa Farmer, a Notary Public, personally appeared Edward T. Manley, Manager of New West Development, LLC, Manager of Imperial 1585, LLC, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signatures on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of Nevada the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Signature Vanessa Farmer

(SEAL)

**ILLEGIBLE NOTARY SEAL DECLARATION  
(GOVERNMENT CODE 27361.7)**

**I CERTIFY UNDER PENALTY OF PERJURY THAT THE NOTARY SEAL ON  
THE DOCUMENT TO WHICH THIS IS ATTACHED READS AS FOLLOWS:**

**NAME OF NOTARY: VANESSA FARMER**

**DATE OF COMMISSION: FEB 1, 2012**

**PRINCIPAL OFFICE IN: CLARK**

**NOTARY COMMISSION NUMBER: 96-2011-1**

**MANUFACTURER IDENTIFICATION NUMBER: NA**

**PLACE OF EXECUTION OF THIS DECLARATION: IMPERIAL COUNTY**

**DATE: 12-15-2008**

**PDQ ERRANDS & MORE  
(FIRM NAME)**

  
**(SIGNATURE)**

**EXHIBIT A TO GRANT DEED**  
**LEGAL DESCRIPTION OF THE PROPERTY**

*[See attached.]*

## Exhibit 'A'

### LEGAL DESCRIPTION

Real property in the unincorporated area of the County of Imperial, State of California, described as follows:

**PARCEL 1:**

THE SOUTH ONE-HALF OF THE SOUTHEAST QUARTER OF SECTION 34, TOWNSHIP 16 SOUTH, RANGE 12 EAST, S.B.M., IN AN UNINCORPORATED AREA OF THE COUNTY OF IMPERIAL, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

EXCEPTED ALL THE OIL AND GAS IN SAID LANDS, AS SET OUT IN THE PATENT FROM THE UNITED STATES OF AMERICA TO GEORGE O. LIEN, RECORDED SEPTEMBER 28, 1954 IN BOOK 893, PAGE 676 OF OFFICIAL RECORDS.

ALSO EXCEPTING THEREFROM UNTO THE IMPERIAL IRRIGATION DISTRICT, ITS SUCCESSORS AND ASSIGNS, A ONE HUNDRED PERCENT (100%) INTEREST IN ALL MINERALS, OF EVERY KIND AND CHARACTER, EITHER IN SOLID OR LIQUID FORM, INCLUDING, WITHOUT LIMITATION, ALL OIL, GAS AND HYDROCARBONS, ALL GEOTHERMAL SUBSTANCES THAT MIGHT BE PRODUCED FROM THE PROPERTY, INCLUDING (A) THE NATURAL HEAT OF THE EARTH, AND THE ENERGY PRESENT IN, RESULTING FROM, OR CREATED BY, OR WHICH MAY BE EXTRACTED FROM, THE NATURAL HEAT OF THE EARTH OR THE HEAT PRESENT BELOW THE SURFACE OF THE EARTH, IN WHATEVER FORM SUCH HEAT OR ENERGY NATURALLY OCCURS; (B) ALL NATURAL PRODUCTS OF GEOTHERMAL PROCESSES, INCLUDING, WITHOUT LIMITATION, INDIGENOUS HOT WATER, HOT BRINE, STEAM AND OTHER FLUIDS AND GASSES; (C) HOT WATER, HOT BRINE, STEAM AND OTHER FLUIDS AND GASSES RESULTING FROM WATER OR OTHER SUBSTANCES BEING ARTIFICIALLY INTRODUCED INTO THE SUBSURFACE OF THE PROPERTY; AND (D) ALL MINERALS, GASSES, SALTS, CHEMICALS, BY-PRODUCTS AND OTHER SUBSTANCES IN SOLUTION OR MIXED WITH GEOTHERMAL EFFLUENT OR OTHERWISE PRODUCED FROM, THROUGH AND ACROSS THE PROPERTY, AND/OR FROM GEOTHERMAL WELLS LOCATED IN OR ON PROPERTY OUTSIDE THE BOUNDARIES OF THE PROPERTY THAT HAVE A PRODUCTION INTERVAL LYING BELOW A DEPTH OF FIVE HUNDRED (500) FEET BELOW THE SURFACE OF THE PROPERTY, INCLUDING THE REASONABLE USE OF THE SURFACE FOR EXPLORATION AND DEVELOPMENT OF SUCH RESERVED MINERALS; EXCLUDING HOWEVER THOSE RIGHTS RESERVED BY THE UNITED STATES OF AMERICA TO GEORGE O. LIEN, RECORDED SEPTEMBER 28, 1954 IN BOOK 893, PAGE 676 OF OFFICIAL RECORDS.

**PARCEL 2:**

THAT PORTION OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 34, TOWNSHIP 16 SOUTH, RANGE 12 EAST, S.B.M., IN AN UNINCORPORATED AREA OF THE COUNTY OF IMPERIAL, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, LYING SOUTH OF THE WESTSIDE MAIN CANAL AS SAID CANAL EXISTED SEPTEMBER 18, 1950.

EXCEPTING THEREFROM UNTO THE IMPERIAL IRRIGATION DISTRICT, ITS SUCCESSORS AND ASSIGNS, A ONE HUNDRED PERCENT (100%) INTEREST IN ALL MINERALS, OF EVERY KIND AND CHARACTER, EITHER IN SOLID OR LIQUID FORM, INCLUDING, WITHOUT LIMITATION, ALL OIL, GAS AND HYDROCARBONS, ALL GEOTHERMAL SUBSTANCES THAT MIGHT BE PRODUCED FROM THE PROPERTY, INCLUDING (A) THE NATURAL HEAT OF THE EARTH, AND THE ENERGY PRESENT IN, RESULTING FROM, OR CREATED BY, OR WHICH MAY BE EXTRACTED FROM, THE NATURAL HEAT OF THE EARTH OR THE HEAT PRESENT BELOW THE SURFACE OF



THE EARTH, IN WHATEVER FORM SUCH HEAT OR ENERGY NATURALLY OCCURS; (B) ALL NATURAL PRODUCTS OF GEOTHERMAL PROCESSES, INCLUDING, WITHOUT LIMITATION, INDIGENOUS HOT WATER, HOT BRINE, STEAM AND OTHER FLUIDS AND GASSES; (C) HOT WATER, HOT BRINE, STEAM AND OTHER FLUIDS AND GASSES RESULTING FROM WATER OR OTHER SUBSTANCES BEING ARTIFICIALLY INTRODUCED INTO THE SUBSURFACE OF THE PROPERTY; AND (D) ALL MINERALS, GASSES, SALTS, CHEMICALS, BY-PRODUCTS AND OTHER SUBSTANCES IN SOLUTION OR MIXED WITH GEOTHERMAL EFFLUENT OR OTHERWISE PRODUCED FROM, THROUGH AND ACROSS THE PROPERTY, AND/OR FROM GEOTHERMAL WELLS LOCATED IN OR ON PROPERTY OUTSIDE THE BOUNDARIES OF THE PROPERTY THAT HAVE A PRODUCTION INTERVAL LYING BELOW A DEPTH OF FIVE HUNDRED (500) FEET BELOW THE SURFACE OF THE PROPERTY, INCLUDING THE REASONABLE USE OF THE SURFACE FOR EXPLORATION AND DEVELOPMENT OF SUCH RESERVED MINERALS.

**PARCEL 3:**

THAT PORTION OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER AND THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER, ALL IN SECTION 34, TOWNSHIP 16 SOUTH, RANGE 12 EAST, S.B.M., IN AN UNINCORPORATED AREA OF THE COUNTY OF IMPERIAL, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, LYING SOUTH OF THE WESTSIDE MAIN CANAL AS SAID CANAL EXISTED FEBRUARY 6, 1951.

EXCEPTING THEREFROM UNTO THE IMPERIAL IRRIGATION DISTRICT, ITS SUCCESSORS AND ASSIGNS, A ONE HUNDRED PERCENT (100%) INTEREST IN ALL MINERALS, OF EVERY KIND AND CHARACTER, EITHER IN SOLID OR LIQUID FORM, INCLUDING, WITHOUT LIMITATION, ALL OIL, GAS AND HYDROCARBONS, ALL GEOTHERMAL SUBSTANCES THAT MIGHT BE PRODUCED FROM THE PROPERTY, INCLUDING (A) THE NATURAL HEAT OF THE EARTH, AND THE ENERGY PRESENT IN, RESULTING FROM, OR CREATED BY, OR WHICH MAY BE EXTRACTED FROM, THE NATURAL HEAT OF THE EARTH OR THE HEAT PRESENT BELOW THE SURFACE OF THE EARTH, IN WHATEVER FORM SUCH HEAT OR ENERGY NATURALLY OCCURS; (B) ALL NATURAL PRODUCTS OF GEOTHERMAL PROCESSES, INCLUDING, WITHOUT LIMITATION, INDIGENOUS HOT WATER, HOT BRINE, STEAM AND OTHER FLUIDS AND GASSES; (C) HOT WATER, HOT BRINE, STEAM AND OTHER FLUIDS AND GASSES RESULTING FROM WATER OR OTHER SUBSTANCES BEING ARTIFICIALLY INTRODUCED INTO THE SUBSURFACE OF THE PROPERTY; AND (D) ALL MINERALS, GASSES, SALTS, CHEMICALS, BY-PRODUCTS AND OTHER SUBSTANCES IN SOLUTION OR MIXED WITH GEOTHERMAL EFFLUENT OR OTHERWISE PRODUCED FROM, THROUGH AND ACROSS THE PROPERTY, AND/OR FROM GEOTHERMAL WELLS LOCATED IN OR ON PROPERTY OUTSIDE THE BOUNDARIES OF THE PROPERTY THAT HAVE A PRODUCTION INTERVAL LYING BELOW A DEPTH OF FIVE HUNDRED (500) FEET BELOW THE SURFACE OF THE PROPERTY, INCLUDING THE REASONABLE USE OF THE SURFACE FOR EXPLORATION AND DEVELOPMENT OF SUCH RESERVED MINERALS.

APN: 051-350-010-000 (Affects Parcel 1) and 051-350-011-000 (Affects Parcels 2 and 3)

RECORDING REQUESTED BY  
ANDERHOLT & STOREY  
A PROFESSIONAL LAW CORPORATION

WHEN RECORDED MAIL TO  
NAME RANDALL R. WHITMER

MAILING 1803 FARMER DRIVE  
ADDRESS

CITY, STATE EL CENTRO, .CA  
ZIP CODE 92243

Recorded in Official Records, Imperial County

**Dolores Provencio**  
County Clerk / Recorder

P Public

Doc#: 2007-004712



2/08/2007  
3:08 PM  
AG

Titles:	1	Pages:	3
Fees			22.00
Taxes			0.00
Other			0.00
PAID			\$22.00

SPACE ABOVE THIS LINE RESERVED FOR RECORDER'S USE

### TITLE(S)

CORRECTED GRANT DEED

APN: 051-350-008-000

\* This Deed is being Corrected to correct Title.

MAIL TAX STATEMENTS AS DIRECTED ABOVE

RECORDING REQUESTED BY:

ANDERHOLT & STOREY, APLC

WHEN RECORDED, MAIL THIS DEED AND,  
UNLESS OTHERWISE SHOWN BELOW, MAIL  
TAX STATEMENT TO:

Randall R. Whitmer  
1803 Farmer Drive  
El Centro, CA 92243

THIS SPACE FOR RECORDER'S USE ONLY

**CORRECTED GRANT DEED**

THE UNDERSIGNED GRANTOR(s) DECLARE(s)

DOCUMENTARY TRANSFER TAX IS \$ none - gift (R&T Code §11930)

unincorporated area  City of \_\_\_\_\_

Parcel No. 051-350-008-000

computed on full value of interest or property conveyed, or

computed on full value less value of liens or encumbrances remaining at time of sale, and

FOR VALUE CONSIDERATION, receipt of which is hereby acknowledged,

**THEODORE L. WHITMER and RANDALL R. WHITMER, as Successor Trustees of the SANTINA F. WHITMER 1996 TRUST**

hereby GRANT(S) to **THEODORE L. WHITMER, a married man as his sole and separate property, and RANDALL R. WHITMER, a married man as his sole and separate property, as Tenants in Common**

the following described real property in the County of Imperial, State of California:

**SEE LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT "A"**

DATED: 2-2-07

Theodore L. Whitmer  
THEODORE L. WHITMER, as Successor Trustee

DATED: 2-2-07

Randall R. Whitmer  
RANDALL R. WHITMER, as Successor Trustee

STATE OF CALIFORNIA ) S.S.  
COUNTY OF IMPERIAL )

On 2-2-07, before me, Sarah Marie Enz, a Notary Public in and for said County and State, personally appeared Theodore L. Whitmer and Randall R. Whitmer, 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.

Sarah Marie Enz  
Signature

(Seal)

Mail Tax Statement as Directed Above

**EXHIBIT "A"**

The Southeast Quarter of the Northeast Quarter of Section 33, and the Southwest Quarter of the Northwest Quarter of Section 34, all in Township 16 South, Range 12 East, S.B.M., according to the United States Government Plat of Re-Survey approved March 15, 1909, and on file in the United States Land Office at Los Angeles, California.

APN: 051-350-008-000

RECORDING REQUESTED BY  
ANDERHOLT & STOREY  
A PROFESSIONAL LAW CORPORATION

**Dolores Provencio**  
County Clerk / Recorder

P Public

Doc#: 2006 - 058290

Titles: 1      Pages: 3



Fees	22.00
Taxes	0.00
Other	0.00
<u>PAID</u>	<u>\$22.00</u>

WHEN RECORDED MAIL TO  
NAME TED L. WHITMER  
CAROLYN J. WHITMER  
MAILING 1095 SOUTH 18TH STREET  
ADDRESS  
CITY, STATE EL CENTRO, CA  
ZIP CODE 92243

SPACE ABOVE THIS LINE RESERVED FOR RECORDER'S USE

**TITLE(S)**

GRANT DEED

APN: 051-350-008-000

3  
1  
SM

MAIL TAX STATEMENT TO ADDRESS LISTED ABOVE

RECORDING REQUESTED BY:

ANDERHOLT & STOREY, APLC

WHEN RECORDED, MAIL THIS DEED AND,  
UNLESS OTHERWISE SHOWN BELOW, MAIL  
TAX STATEMENT TO:

Ted L. Whitmer  
Carolyn J. Whitmer  
1095 South 18<sup>th</sup> Street  
El Centro, CA 92243

THIS SPACE FOR RECORDER'S USE ONLY

**GRANT DEED**

THE UNDERSIGNED GRANTOR(S) DECLARE(S)

DOCUMENTARY TRANSFER TAX IS \$ none - gift (R&T Code §11930)

unincorporated area  City of \_\_\_\_\_

Parcel No. 051-350-008-000

computed on full value of interest or property conveyed, or

computed on full value less value of liens or encumbrances remaining at time of sale, and

FOR VALUE CONSIDERATION, receipt of which is hereby acknowledged,

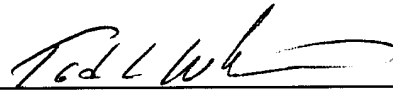
**THEODORE L. WHITMER, aka TED L. WHITMER, a married man as his sole and separate property**

hereby GRANT(S) to **TED L. WHITMER and CAROLYN J. WHITMER, as trustees of the WHITMER FAMILY TRUST created on December 15, 2006, his interest in,**

the following described real property in the County of Imperial, State of California:

**SEE LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT "A"**

DATED: 12-15-06



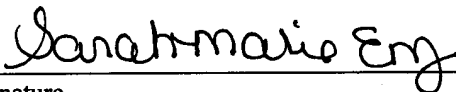
\_\_\_\_\_  
TED L. WHITMER

STATE OF CALIFORNIA            ) S.S.  
COUNTY OF IMPERIAL         )

On 12-15-06 before me, Sarah Marie Enz, a Notary Public in and for said County and State, personally appeared Ted L. Whitmer, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his 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.



\_\_\_\_\_  
Signature

(Seal)

Mail Tax Statement as Directed Above

**EXHIBIT "A"**

The Southeast Quarter of the Northeast Quarter of Section 33, and the Southwest Quarter of the Northwest Quarter of Section 34, all in Township 16 South, Range 12 East, S.B.M., according to the United States Government Plat of Re-Survey approved March 15, 1909, and on file in the United States Land Office at Los Angeles, California.

APN: 051-350-008-000

RECORDING REQUESTED BY  
ANDERHOLT & STOREY  
A PROFESSIONAL LAW CORPORATION

WHEN RECORDED MAIL TO  
NAME Randall R. Whitmer

MAILING 1803 Farmer Drive  
ADDRESS

CITY, STATE El Centro, CA  
ZIP CODE 92243

Recorded in Official Records, Imperial County

**Dolores Provencio**  
County Clerk / Recorder

P Public

Doc#: 2006-054011



Titles: 1 Pages: 3

Fees	22.00
Taxes	0.00
Other	0.00
PAID	\$22.00

11/16/2006  
11:26 AM  
AG

SPACE ABOVE THIS LINE RESERVED FOR RECORDER'S USE

**TITLE(S)**

GRANT DEED

APN: 051-350-008-000

MAIL TAX STATEMENTS TO ADDRESS LISTED ABOVE



RECORDING REQUESTED BY:

ANDERHOLT & STOREY, APLC

WHEN RECORDED, MAIL THIS DEED AND,  
UNLESS OTHERWISE SHOWN BELOW, MAIL  
TAX STATEMENT TO:

Randall R. Whitmer  
1803 Farmer Drive  
El Centro, CA 92243

THIS SPACE FOR RECORDER'S USE ONLY

GRANT DEED

THE UNDERSIGNED GRANTOR(S) DECLARE(S)

DOCUMENTARY TRANSFER TAX IS \$ none - gift (R&T Code §11930)

unincorporated area  City of \_\_\_\_\_

Parcel No. 051-350-008-000

computed on full value of interest or property conveyed, or

computed on full value less value of liens or encumbrances remaining at time of sale, and

FOR VALUE CONSIDERATION, receipt of which is hereby acknowledged,

**THEODORE L. WHITMER and RANDALL R. WHITMER, as Trustees of the SANTINA F. WHITMER 1996 TRUST**

hereby GRANT(S) to **THEODORE L. WHITMER, a married man as his sole and separate property, and RANDALL R. WHITMER, a married man as his sole and separate property, as Tenants in Common**

the following described real property in the County of Imperial, State of California:

**SEE LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT "A"**

DATED: 11-14-06

Theodore L. Whitmer  
THEODORE L. WHITMER

DATED: 11-14-06

Randall R. Whitmer  
RANDALL R. WHITMER

STATE OF CALIFORNIA ) S.S.  
COUNTY OF IMPERIAL )

On 11-14-06, before me, Sarah Marie Smitham, a Notary Public in and for said County and State, personally appeared Theodore L. Whitmer and Randall R. Whitmer, 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.

Sarah Marie Smitham  
Signature

(Seal)

**EXHIBIT "A"**

The Southeast Quarter of the Northeast Quarter of Section 33, and the Southwest Quarter of the Northwest Quarter of Section 34, all in Township 16 South, Range 12 East, S.B.M., according to the United States Government Plat of Re-Survey approved March 15, 1909, and on file in the United States Land Office at Los Angeles, California.

APN: 051-350-008-000

RECORDING REQUESTED BY  
TICOR TITLE INSURANCE COMPANY OF  
CALIFORNIA

AND WHEN RECORDED MAIL TO

Name Paul C. Rodriguez  
Alice L. Rodriguez  
Street Address 10362 Vista del Cerro  
Santee, CA 92071  
City & State

MAIL TAX STATEMENTS TO

Name Same As Above  
Street Address  
City & State

92-19800

BOOK 1710 PAGE 741

IMPERIAL COUNTY RECORDER

SEP 18 10 40 AM '92

OFFICIAL RECORDS  
IMPERIAL COUNTY, CALIF.

BOOK 1710 PAGE 741

REG	\$ 5
RIF	\$ 2
MIC	\$ 1
TAX	\$ 1
TOTAL	\$ 9

SPACE ABOVE THIS LINE FOR RECORDER'S USE

CAT NO NND0582  
TO 1023 CA (11-81)

### Individual Grant Deed

THIS FORM FURNISHED BY TICOR TITLE INSURERS

AP# 51-330-21

ALL	PTN

The undersigned grantor(s) declare(s):  
 Documentary transfer tax is \$ 56.10  
 computed on full value of property conveyed, or  
 computed on full value less value of liens and encumbrances remaining at time of sale.  
 Unincorporated area: ( ) City of \_\_\_\_\_, and \_\_\_\_\_

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,  
 Francisco Gonzalez and Guadalupe G. Gonzalez, Husband and Wife, as Joint Tenants

hereby GRANT(S) to  
 Paul C. Rodriguez and Alice L. Rodriguez, Husband and Wife, as Joint Tenants  
 the following described real property in the City of El Centro  
 County of IMPERIAL, State of California.

PARCEL 1:  
 THAT PORTION OF THE SOUTHEAST QUARTER OF THE SOUTH EAST QUARTER OF SECTION 27,  
 TOWNSHIP 16 SOUTH, RANGE 12 EAST, S.B.H., AND THAT PORTION OF LOT 5, OF THE NORTHEAST  
 QUARTER OF THE SOUTHEAST QUARTER OF SECTION 27, AND THAT PORTION OF LOT 7, OF THE  
 NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 27, TOWNSHIP 16 SOUTH, RANGE 12  
 EAST, S.B.H., COUNTY OF IMPERIAL, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT  
 THEREOF, DESCRIBED AS FOLLOWS:  
 "SEE EXHIBIT 'A' ATTACHED HERETO AND MADE A PART HEREOF FOR A COMPLETE LEGAL  
 DESCRIPTION"

Dated: AUGUST 21, 1992

STATE OF CALIFORNIA }  
 COUNTY OF Imperial } S.S.

On September 15, 1992 before me,  
Susan K. Stratiff

a Notary Public in and for said County and State, personally appeared  
Francisco Gonzalez and  
Guadalupe G. Gonzalez

personally known to me (or proved to me on the basis of satisfactory  
 evidence) to be the person(s) whose name(s) is/are subscribed to the  
 within instrument and acknowledged to me that he/she/they executed  
 the same in his/her/their authorized capacity(ies), and that by his/her/their  
 signature(s) on the instrument the person(s), or the entity upon behalf  
 of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal

Signature Susan K. Stratiff

Francisco Gonzalez  
Guadalupe G. Gonzalez  
Francisco Gonzalez

(This area for official notarial seal)

Title Order No \_\_\_\_\_ Escrow or Loan No 116513-6

MAIL TAX STATEMENTS AS DIRECTED ABOVE

## Exhibit "A"

## LEGAL DESCRIPTION

## PARCEL 1:

116513

That portion of the Southeast Quarter of the South East Quarter of Section 27, Township 16 South, Range 12 East, S.B.M., and that portion of Lot 5, of the Northeast Quarter of the Southeast Quarter of Section 27, and that portion of Lot 7, of the Northwest Quarter of the Southeast Quarter of Section 27, Township 16 South, Range 12 East, S.B.M., County of Imperial State of California, according to the Official Plat thereof, described as follows:

Beginning at the Southwest corner of the Southeast Quarter of the Southeast Quarter; Thence East along said South line 200 feet to the centerline of the extended (1947) row, wixom drain; Thence due North along said center line 890 feet; Thence Northwesterly to a point on the West line of said Lot 5 distant thereon 60 feet North of the Southwest corner of said Lot; Thence West 400- feet; Thence South 60 feet; to the South line of said Lot 7; thence East along said South line 400 feet to the Southeast corner thereof; Thence South along the West line of the Southeast Quarter of the Southeast Quarter of said Section, South 1320 feet, more or less, to the Point of Beginning.

## PARCEL 2:

That portion of the Southwest Quarter of the Southeast Quarter of Section 27, Township 16 South, Range 12 East, S.B.M., County of Imperial, State of California, according to the Official Plat thereof, lying Northerly and Easterly of the centerline of Fern Canal as now located.

RECORDING REQUESTED BY:

Katherine A. Locher, Trustee of the Carl R. Locher & Katherine A. Locher Revocable Trust

AND WHEN RECORDED, MAIL THIS DEED AND TAX STATEMENTS TO:

Carolyn M. Rhoads & Cathleen E. Whiting  
P. O. Box 996  
Shingle Springs, CA 9682

Recorded in Official Records, Imperial County

**Chuck Storey**  
County Clerk / Recorder

**P Public**

10/20/2011  
8:51 AM  
AG

Doc#: 2011 - 025073



Titles: 1 Pages: 2

Fees	17.00
Taxes	0.00
Other	0.00
PAID	\$17.00

Space above this line for Recorder's Use

Documentary Transfer Tax \$ 0

Gift/Inheritance

Liented to full value

Exempt under Revenue & Taxation  
Code 11911

Computed on full value of property, or

Computed on full value less liens and encumbrances assumed.

Signature of declarant determining tax

# QUITCLAIM DEED

FOR VALUABLE CONSIDERATION, receipt of which is acknowledged, I, KATHERINE A. LOCHER, TRUSTEE OF THE CARL R. LOCHER AND KATHERINE A. LOCHER REVOCABLE TRUST DATED APRIL 28, 2010, Grantor, do hereby remise, release, and forever quitclaim to CAROLYN MARIE RHOADS, an unmarried woman, as to an undivided one-half interest, and CATHLEEN ELEANOR WHITING, a married woman, as her sole and separate property, as to an undivided one-half interest, as tenants in common, Grantees, all that real property situated in the City of El Centro, County of Imperial, State of California, more particularly described as follows:

The Southwest quarter of the Southeast quarter of Section 27, Township 16 South, Range 12 East, SBM, County of Imperial, State of California, according to the Official Plat thereof

Assessor's Parcel No. 051-330-022

Executed on October 5, 2011, at Placerville, El Dorado County, California.

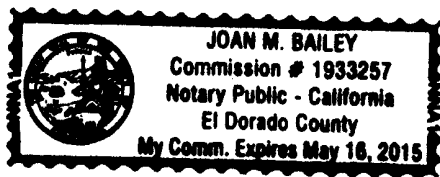
KATHERINE A. LOCHER, Trustee of the Carl R. Locher and Katherine A. Locher Revocable Trust dated April 28, 2010

STATE OF CALIFORNIA    )  
  ) ss.  
COUNTY OF EL DORADO )

On October 5, 2011, before me, Joan M. Bailey, Notary Public, personally appeared Katherine A. Locher, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacity, and that by his/her/their signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Joan M. Bailey  
Notary Public

RECORDING REQUESTED BY

Recorded in Official Records, Imperial County

7/06/2011

4:25 PM

AG

**stewart**  
title of california



**Chuck Storey**  
County Clerk / Recorder

**STC Stewart Title Company**

WHEN RECORDED MAIL TO  
AND MAIL TAX STATEMENTS TO

Delieu Scopesi  
4 Radcliffe Court  
Rancho Mirage, CA 92270

Doc#: **2011-015975**

**Titles: 1 Pages: 2**



Fees	10.00
Taxes	0.00
Other	0.00
<b>PAID</b>	<b>\$10.00</b>

TITLE ORDER NO.

ESCROW OR LOAN NO.

APN NO. 051-330-024

**QUITCLAIM DEED**

THE UNDERSIGNED GRANTOR(S) DECLARE(S)

DOCUMENTARY TRANSFER TAX is \$ **None** Due CITY TAX \$ **None** *PER RFT 11911*

computed on full value of property conveyed, or  computed on full value less value of liens or encumbrances remaining at time of sale,

Unincorporated area:  City of \_\_\_\_\_, and \_\_\_\_\_

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

**I, Gino Scopesi, a Married Man and the Husband of Grantee, Delieu Scopesi, do**

hereby remise, release and forever quitclaim to

**Delieu Scopesi, a Married Woman, as her sole and separate property, any and all legal and/or equitable interests, if any, I may have in**

the following described real property in the County of Imperial, State of California:

**Please see Exhibit "A" legal description attached hereto.**

Dated July 3, 2011

Gino Scopesi  
Gino Scopesi

State of California)

County of Riverside)

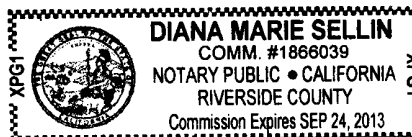
On July 1, 2011 before me, Diana Marie Sellin, a Notary Public in and for said State, personally appeared, Gino Scopesi

who proved to me the basis of satisfactory evidence) to be the person (s) whose name (s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity (ies), and that by his/her/their signature (s) on the instrument the person (s), or the entity upon behalf of which the person (s) acted, executed the instrument.

I certify under penalty of perjury under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Diana Marie Sellin



Mail Tax Statement to: Same as Above

# Exhibit "A"

## Legal Description

Lots 5 and 7 and the Southeast quarter of the Southeast quarter of Section 27, Township 16 South, Range 12 East, San Bernardino Base and Meridian, in an unincorporated area of the County of Imperial, State of California, according to the official government plat thereof.

Excepting therefrom, that portion conveyed to Eugene Gannon by deed recorded May 26, 1914, in Book 46, Page 292, of Deeds.

Also excepting therefrom, that portion conveyed to Lucien E. Smith and Jewell C. Smith in deed recorded May 25, 1948, in Book 708, Page 216 and as corrected by instrument recorded July 16, 1952 in Book 841, Page 656, both of Official Records.

Also excepting therefrom, that portion conveyed to Lucien E. Smith and Jewell C. Smith in deed recorded May 25, 1948, in Book 708, Page 261, of Official Records.

Also excepting therefrom, that portion conveyed to Melvin J. Preece and Judy Lou Preece, husband and wife, by deed recorded September 29, 1977 in Book 1406, Page 1406 of Official Records.

Also excepting therefrom, the West 90 feet of the South 640 feet of the Southeast quarter of the Southeast quarter of said Section 27.



**Chuck Storey**  
County Clerk / Recorder

RECORDING REQUESTED BY:

**stewart title**

**STC Stewart Title Company**

WHEN RECORDED MAIL TO:  
AND MAIL TAX STATEMENTS TO:

Doc#: **2011 - 015974**

Titles: 1      Pages: 2



Fees	20.00
Taxes	0.00
Other	0.00
PAID	\$20.00

Delieu Scopesi,  
4 Radcliffe Court  
Rancho Mirage, CA 92270

**GRANT DEED**

APN NO.: 051-330-024  
Imperial County  
State of California

THE UNDERSIGNED GRANTOR(S) DECLARE(S)

DOCUMENTARY TRANSFER TAX is \$ None *PER RST 11911*

Computed on full value of property conveyed, or  computed on full value less value of liens or encumbrances remaining at time of sale,  
 Unincorporated area:  City of \_\_\_\_\_, and

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

**Delieu Scopesi, as Trustee of The Ruth M. Van Sant Living Trust, U/A dated July 11, 1991**

hereby GRANT(s) to

**Delieu Scopesi, a Married Woman, as her Sole and Separate Property**

the following described real property in the County of Imperial, State of California:

**Please see Exhibit "A" legal description attached hereto.**

Dated July 1, 2011

Delieu Scopesi  
Delieu Scopesi, as Trustee of  
The Ruth M. Van Sant Living Trust,  
U/A dated July 11, 1991

State of California)

County of Riverside

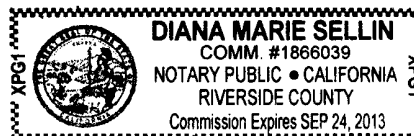
On July 1, 2011 before me, Diana Marie Sellin, a Notary Public in and for said State, personally appeared,

Delieu Scopesi  
who proved to me the basis of satisfactory evidence) to be the person (s) whose name (s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her their authorized capacity (ies), and that by his/her their signature (s) on the instrument the person (s), or the entity upon behalf of which the person (s) acted, executed the instrument.

I certify under penalty of perjury under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Diana Marie Sellin



Mail Tax Statement to: Same as Above

# Exhibit "A"

## Legal Description

Lots 5 and 7 and the Southeast quarter of the Southeast quarter of Section 27, Township 16 South, Range 12 East, San Bernardino Base and Meridian, in an unincorporated area of the County of Imperial, State of California, according to the official government plat thereof.

Excepting therefrom, that portion conveyed to Eugene Gannon by deed recorded May 26, 1914, in Book 46, Page 292, of Deeds.

Also excepting therefrom, that portion conveyed to Lucien E. Smith and Jewell C. Smith in deed recorded May 25, 1948, in Book 708, Page 216 and as corrected by instrument recorded July 16, 1952 in Book 841, Page 656, both of Official Records.

Also excepting therefrom, that portion conveyed to Lucien E. Smith and Jewell C. Smith in deed recorded May 25, 1948, in Book 708, Page 261, of Official Records.

Also excepting therefrom, that portion conveyed to Melvin J. Preece and Judy Lou Preece, husband and wife, by deed recorded September 29, 1977 in Book 1406, Page 1406 of Official Records.

Also excepting therefrom, the West 90 feet of the South 640 feet of the Southeast quarter of the Southeast quarter of said Section 27.

**First Solar Campo Verde Project Site**

Liebert Road/W. Wixom Road  
El Centro, CA 92243

Inquiry Number: 3276025.1  
March 14, 2012

# EDR Environmental Lien and AUL Search

## EDR Environmental Lien and AUL Search

The EDR Environmental Lien and AUL Search Report provides results from a search of available current land title records for environmental cleanup liens and other activity and use limitations, such as engineering controls and institutional controls.

A network of professional, trained researchers, following established procedures, uses client supplied address information to:

- search for parcel information and/or legal description;
- search for ownership information;
- research official land title documents recorded at jurisdictional agencies such as recorders' offices, registries of deeds, county clerks' offices, etc.;
- access a copy of the deed;
- search for environmental encumbering instrument(s) associated with the deed;
- provide a copy of any environmental encumbrance(s) based upon a review of key words in the instrument(s) (title, parties involved, and description); and
- provide a copy of the deed or cite documents reviewed.

***Thank you for your business.***

Please contact EDR at 1-800-352-0050  
with any questions or comments.

### Disclaimer - Copyright and Trademark Notice

This Report contains certain information obtained from a variety of public and other sources reasonably available to Environmental Data Resources, Inc. It cannot be concluded from this Report that coverage information for the target and surrounding properties does not exist from other sources. **NO WARRANTY EXPRESSED OR IMPLIED, IS MADE WHATSOEVER IN CONNECTION WITH THIS REPORT. ENVIRONMENTAL DATA RESOURCES, INC. SPECIFICALLY DISCLAIMS THE MAKING OF ANY SUCH WARRANTIES, INCLUDING WITHOUT LIMITATION, MERCHANTABILITY OR FITNESS FOR A PARTICULAR USE OR PURPOSE. ALL RISK IS ASSUMED BY THE USER. IN NO EVENT SHALL ENVIRONMENTAL DATA RESOURCES, INC. BE LIABLE TO ANYONE, WHETHER ARISING OUT OF ERRORS OR OMISSIONS, NEGLIGENCE, ACCIDENT OR ANY OTHER CAUSE, FOR ANY LOSS OR DAMAGE, INCLUDING, WITHOUT LIMITATION, SPECIAL, INCIDENTAL, CONSEQUENTIAL, OR EXEMPLARY DAMAGES. ANY LIABILITY ON THE PART OF ENVIRONMENTAL DATA RESOURCES, INC. IS STRICTLY LIMITED TO A REFUND OF THE AMOUNT PAID FOR THIS REPORT.** Purchaser accepts this Report "AS IS". Any analyses, estimates, ratings, environmental risk levels or risk codes provided in this Report are provided for illustrative purposes only, and are not intended to provide, nor should they be interpreted as providing any facts regarding, or prediction or forecast of, any environmental risk for any property. Only a Phase I Environmental Site Assessment performed by an environmental professional can provide information regarding the environmental risk for any property. Additionally, the information provided in this Report is not to be construed as legal advice.

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## EDR Environmental Lien and AUL Search

### TARGET PROPERTY INFORMATION

#### ADDRESS

Liebert Road/W. Wixom Road  
First Solar Campo Verde Project Site  
El Centro, CA 92243

#### RESEARCH SOURCE

##### Source 1:

Imperial county recorder  
Imperial, CA

#### PROPERTY INFORMATION

##### Deed 1:

Type of Deed: Deed  
Title is vested in: Federal National Mortgage Assoc.  
Title received from: Quality Loan Service Corp  
Deed Dated: 6/13/2011  
Deed Recorded: 6/15/2011  
Book: NA  
Page: na  
Volume: na  
Instrument: na  
Docket: NA  
Land Record Comments: see exhibit  
Miscellaneous Comments: na

**Legal Description:** see exhibit

**Legal Current Owner:** Federal National Mortgage Assoc.

**Parcel # / Property Identifier:** 051-350-012

**Comments:** see exhibit

#### ENVIRONMENTAL LIEN

Environmental Lien: Found  Not Found

#### OTHER ACTIVITY AND USE LIMITATIONS (AULs)

AULs: Found  Not Found

## **Deed Exhibit 1**

RECORDING REQUESTED BY:  
FIRST AMERICAN TITLE

Recorded in Official Records, Imperial County

6/15/2011  
3:01 PM  
IV

**Chuck Storey**  
County Clerk / Recorder

Trustee's Deed Upon Sale  
1 | Page

P Public

Recording requested by:

Doc#: 2011-014258

Titles: 1 Pages: 2

When recorded mail to:



Fees	10.00
Taxes	0.00
Other	0.00
<u>PATD</u>	<u>\$10.00</u>

Nationstar Mortgage LLC  
350 Highland Drive  
Lewisville, TX 75067

Forward tax statements to the address given above

TS #: CA-11-419941-AB  
Order #: 5021504  
A.P.N.: 051-350-12-00

Space above this line for recorders use

## Trustee's Deed Upon Sale

Transfer Tax: 0.00

The undersigned grantor declares:

The grantee herein **IS** the foreclosing beneficiary.

The amount of the unpaid debt together with costs was: **\$158,576.56**

The amount paid by the grantee at the trustee sale was: **\$156,778.84**

The documentary transfer tax is: **None**

Said property is in the City of: **EL CENTRO**, County of **IMPERIAL**

**QUALITY LOAN SERVICE CORPORATION**, , as Trustee, (whereas so designated in the Deed of Trust hereunder more particularly described or as duly appointed Trustee) does hereby **GRANT** and **CONVEY** to

### Federal National Mortgage Association

(herein called Grantee) but without covenant or warranty, expressed or implied, all right title and interest conveyed to and now held by it as Trustee under the Deed of Trust in and to the property situated in the county of **IMPERIAL**, State of California, described as follows:

**THAT PORTION OF THE SOUTHEAST QUARTER OF SECTION OF SECTION 34, TOWNSHIP 16 SOUTH, RANGE 12 EAST, S.B.M., IN AN UNINCORPORATED AREA OF THE COUNTY IMPERIAL, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF, AND ON FILE IN THE UNITED STATES LAND OFFICE, SHOWN AS "ZANJERO SITE" ON THAT CERTAIN RECORD OF SURVEYMAP RECORDED IN BOOK 1, PAGE 6 OF RECORDS OF SURVEY OF IMPERIAL COUNTY.**

This conveyance is made in compliance with the terms and provisions of the Deed of Trust executed by **MICHAEL D. SMITH AND ROSE M. LOCHER, HUSBAND AND WIFE, AS JOINT TENANTS**, as trustor, dated **4/11/2006**, and recorded on **4/21/2006** as instrument number **2006-019700**, in Book xxx, Page

**MAIL TAX STATEMENT  
AS DIRECTED ABOVE**

Trustee's Deed Upon Sale

2 | Page

xxx, of Official Records in the office of the Recorder of IMPERIAL, California, under the authority and powers vested in the Trustee designated in the Deed of Trust or as the duly appointed trustee, default having occurred under the Deed of Trust pursuant to the Notice of Breach and Election to Sell under the Deed of Trust recorded on 2/14/2011, instrument no 2011004319, Book , Page , of Official records. Trustee having complied with all applicable statutory requirements of the State of California and performed all duties required by the Deed of Trust including sending a Notice of Default and Election to Sell within ten/thirty days after its recording and a Notice of Sale at least twenty days prior to the Sale Date by certified mail, postage pre-paid to each person entitled to notice in compliance with California Civil Code 2924b

Default occurred as set forth in a Notice of Breach and Election to Sell which was recorded in the office of the Recorder of said County.

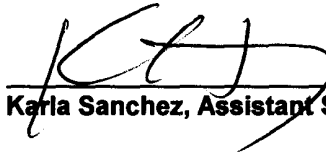
All requirements of law regarding the mailing of copies of notices or the publication of a copy of the Notice of Breach and Election to Sell or the personal delivery of the copy of the Notice of Breach and Election to Sell and the posting and publication of copies of the Notice of Sale have been complied with.

Said property was sold by said Trustee at public auction on 6/9/2011 at the place named in the Notice of Sale, in the County of IMPERIAL, California, in which the property is situated. Grantee, being the highest bidder at such sale, became the purchaser of said property and paid therefore to said trustee the amount being \$156,778.84 in lawful money of the United States, or by the satisfaction, pro tanto, of the obligations then secured by said Deed of Trust.

Date:

6-13-11

QUALITY LOAN SERVICE CORPORATION,



By: Karla Sanchez, Assistant Secretary

State of: California)

County of: San Diego)

On JUN 13 2011 before me, Michelle Nguyen a notary public, personally appeared Karla Sanchez, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature  (Seal)  
Michelle Nguyen



THIS OFFICE IS ATTEMPTING TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.



**PHASE I ENVIRONMENTAL SITE ASSESSMENT  
FIRST SOLAR CAMPO VERDE PROJECT SITE**

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**APPENDIX F  
AAI USER QUESTIONNAIRES**



**AAI Questionnaire  
Imperial Property  
Imperial County, CA  
June, 2011**

In accordance with ASTM 1527-05 and in order to qualify for one of the *Landowner Liability Protections (LLPs)* offered by the Small Business Liability Relief and Brownfields Revitalization Act of 2001, the user (client or client representative) must provide the following information (if available) to the *environmental professional (URS)*. Failure to provide this information could result in a determination that “*all appropriate inquiry*” (AAI) is not complete.

1. Are you aware of any environmental cleanup liens against the property that are filed or recorded under federal, tribal, state or local law?

NO

2. Are you aware of any area use limitations (AULs), such as engineering controls, land use restriction or institutional controls that are in place at the property and/or have been filed or recorded in a registry under federal, trial, state or local law?

NO

3. As the *user* of this ESA do you have any specialized knowledge or experience related to the property or nearby properties? For example, are you involved in the same line of business as the current or former occupants of the property or an adjoining property, so that you would have specialized knowledge of the chemicals and processes used by this type of business?

NO

4. Does the purchase price being paid for this property reasonable reflect the fair market value of the property? If you conclude that there is a difference, have you considered whether the lower purchase price is because contamination is known or believed to be present at the property?

YES

5. Are you aware of commonly known or reasonably ascertainable information about the property that would help the *environmental professional* to identify conditions indicative of releases or threatened releases?

NO



a. Do you know the past uses of the property?

YES-FARMING

b. Do you know of specific chemicals that are present or once were present at the property?

NO

c. Do you know of spills or chemical releases that have taken place at the property?

NO

d. Do you know of any environmental cleanups that have taken place at the property?

NO

6. As the *user* of this ESA, based on your knowledge and experience related to the property, are there any obvious indicators that point to the presence or likely presence of contamination at the property?

NO

In addition to the above questions, certain information should be collected, if available, and provided to the *environmental professional*. This information is intended to assist the *environmental professional*, but is not necessarily required to qualify for one of the LLPs.

7. The reason why the ESA is required (i.e. sale, purchase, exchange, etc.).

8. The complete name, correct address and/or parcel number for the property (a map or other documentation showing property location and boundaries is helpful).

9. Assessor Parcel Numbers (APNs)

- 051-300-025-000
- 051-300-029-000
- 051-300-030-000
- 051-270-027-000
- 051-290-038-000
- 051-270-047-000
- 051-270-037-000
- 051-330-005-000
- 051-350-005-000
- 051-330-015-000
- 051-330-020-000



051-360-003-000  
051-360-001-000  
051-360-002-000  
051-360-018-000

10. A description of the property (i.e. acreage, square footage, number of buildings, other structures, age of buildings, above/underground storage tanks, etc.)
11. Knowledge of previous owners and/or previous uses of the property?
12. Current or previous deeds?
13. The site contact name and number.
14. Previous reports available? Any other available documentation, correspondence, etc. concerning the environmental condition of the property?

---

Completed by: \_\_\_\_\_

Date Completed: \_\_\_\_\_



## SITE HISTORY INTERVIEW

Name and title of person interviewed

Current Owner of the Property

Past Owners of the Property (give dates)

Current Use of the Property

Past Use of the Property (give dates)

What types of structures are and were historically located on the property? Are there residences? If so is there evidence of a heating oil tank, or septic system?

NONE

Were hazardous materials historically used on the property? What types? (Pesticides, fertilizers, heating oil)

NO

Was chemical (pesticide) use or mixing conducted on the property?

What types of wastes if any were historically generated on the property? How were they disposed of?

What types of wastes are currently generated on the property?



Have there been any previous environmental investigations of the property? If so get copies. Are there any reports that describe the geology of the subject property.

**Describe Current Condition of Project Site**

Is there evidence of Asbestos, PCBs, mercury, lead based paint issues with any structures needing to be demolished (observation only, no sampling)?

Is there evidence of refuse, trash, or evidence of dumping or waste disposal activities?

Is there evidence of soil staining, vegetation abnormalities, evidence of spills?

Have there ever been USTs or ASTs on the subject property. If so, list the type and age of each tank (This would include agricultural tanks)

Are there vaults, utility access points?

Evidence of underground utilities/piping?

Are any wells located on the property? If so describe type and age.

Are any pipelines on the property?



Jake Stephens <jstephens@greensunenergy.com>

---

## Environmental survey

---

Mary Fitzurka <mnfitzurka@yahoo.com>  
To: Jake Stephens <jstephens@ussolarholdings.com>

Thu, Jun 23, 2011 at 1:31 PM

Jake will you please check for the exact acreage as I might be slightly off (question # 9).

Answer to environmental survey

1-No

2-No

3-No

4-Yes

5-Yes

a. farming

b. no

c. no

d. no

6-No

7-Sale

8-James W. England Estate - Mary Fitzurka trustee

Ova V. England Estate, Mary N. Fitzurka and Mrtin D. Fitzurka

9-339.7 acres

10-Farming

11-James W. England

Ova V. England

Mary N. Fitzurka

Martin D. Fitzurka

12-Mary N. Fitzurka

1205 S. 19th St.

El Centro, CA 92243

760-352-9650

760-554-0160 cell #

13-None

Mary N. Fitzurka

---

**From:** Jake Stephens <[jstephens@ussolarholdings.com](mailto:jstephens@ussolarholdings.com)>

**To:** Mary Fitzurka <[mnfitzurka@yahoo.com](mailto:mnfitzurka@yahoo.com)>

**Sent:** Thu, June 23, 2011 12:59:27 PM

**Subject:** Environmental survey

[Quoted text hidden]

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**AAI Questionnaire  
McVey Property  
Imperial County, CA  
June, 2011**

In accordance with ASTM 1527-05 and in order to qualify for one of the *Landowner Liability Protections (LLPs)* offered by the Small Business Liability Relief and Brownfields Revitalization Act of 2001, the user (client or client representative) must provide the following information (if available) to the *environmental professional* (URS). Failure to provide this information could result in a determination that "*all appropriate inquiry*" (AAI) is not complete.

1. Are you aware of any environmental cleanup liens against the property that are filed or recorded under federal, tribal, state or local law?

No.

2. Are you aware of any area use limitations (AULs), such as engineering controls, land use restriction or institutional controls that are in place at the property and/or have been filed or recorded in a registry under federal, tribal, state or local law?

No.

3. As the *user* of this ESA do you have any specialized knowledge or experience related to the property or nearby properties? For example, are you involved in the same line of business as the current or former occupants of the property or an adjoining property, so that you would have specialized knowledge of the chemicals and processes used by this type of business?

No.

4. Does the purchase price being paid for this property reasonable reflect the fair market value of the property? If you conclude that there is a difference, have you considered whether the lower purchase price is because contamination is known or believed to be present at the property?

We believe the purchase price reflects fair market value.

5. Are you aware of commonly known or reasonably ascertainable information about the property that would help the *environmental professional* to identify conditions indicative of releases or threatened releases?



- a. Do you know the past uses of the property?  
No.
  - b. Do you know of specific chemicals that are present or once were present at the property?  
No.
  - c. Do you know of spills or chemical releases that have taken place at the property?  
No.
  - d. Do you know of any environmental cleanups that have taken place at the property?  
No.
6. As the *user* of this ESA, based on your knowledge and experience related to the property, are there any obvious indicators that point to the presence or likely presence of contamination at the property?  
No.

In addition to the above questions, certain information should be collected, if available, and provided to the *environmental professional*. This information is intended to assist the *environmental professional*, but is not necessarily required to qualify for one of the LLPs.

7. The reason why the ESA is required (i.e. sale, purchase, exchange, etc.).  
Sale.
8. The complete name, correct address and/or parcel number for the property (a map or other documentation showing property location and boundaries is helpful).  
Assessor Parcel Number (APN) 051-360-032-000
9. A description of the property (i.e. acreage, square footage, number of buildings, other structures, age of buildings, above/underground storage tanks, etc.)  
208.46 gross acres with 196.1 net farmable acres irrigated by concrete ditch delivery via the Wormwood canal, Gate 94 in Imperial County, CA.  
No buildings or other structures.



10. Knowledge or previous owners and/or previous uses of the property?

No.

11. Current or previous deeds?

Copy of deed in Tierra Management, LLC office, manager of McVey Properties, LLC.

12. The site contact name and number.

Property Manager – Jesse Couch – (928) 210-7794

13. Previous reports available? Any other available documentation, correspondence, etc. concerning the environmental condition of the property?

No.

---

Completed by: Jesse Couch

Date Completed: 6-28-11



## SITE HISTORY INTERVIEW

Name and title of person interviewed

Jesse Couch

Current Owner of the Property

McVey Properties, LLC

Past Owners of the Property (give dates)

Douglas Adams Cook, Co-Trustee of the PBM 325 417 S Associated Road Brea, CA 92821. ? – April 15, 2005 (settlement date).

Current Use of the Property

Agricultural (hay) production.

Past Use of the Property (give dates)

Unknown before 2005.

What types of structures are and were historically located on the property? Are there residences? If so is there evidence of a heating oil tank, or septic system?

None since 2005.

Were hazardous materials historically used on the property? What types? (Pesticides, fertilizers, heating oil)

Normal chemicals associated with agricultural practices.

Was chemical (pesticide) use or mixing conducted on the property?

Unknown.

What types of wastes if any were historically generated on the property? How were they disposed of?

Unknown.

What types of wastes are currently generated on the property?

Tail water from agricultural irrigation.



Have there been any previous environmental investigations of the property? If so get copies. Are there any reports that describe the geology of the subject property.

No environmental investigations since 2005 and no known reports describing geology of property.

**Describe Current Condition of Project Site**

Is there evidence of Asbestos, PCBs, mercury, lead based paint issues with any structures needing to be demolished (observation only, no sampling)?

No.

Is there evidence of refuse, trash, or evidence of dumping or waste disposal activities?

No.

Is there evidence of soil staining, vegetation abnormalities, evidence of spills?

No.

Have there ever been USTs or ASTs on the subject property. If so, list the type and age of each tank (This would include agricultural tanks)

Unknown.

Are there vaults, utility access points?

Unknown.

Evidence of underground utilities/piping?

Unknown.

Are any wells located on the property? If so describe type and age.

No wells.

Are any pipelines on the property?

Unknown.



**AAI Questionnaire  
Tierra Property  
Imperial County, CA  
June, 2011**

In accordance with ASTM 1527-05 and in order to qualify for one of the *Landowner Liability Protections (LLPs)* offered by the Small Business Liability Relief and Brownfields Revitalization Act of 2001, the user (client or client representative) must provide the following information (if available) to the *environmental professional* (URS). Failure to provide this information could result in a determination that “*all appropriate inquiry*” (AAI) is not complete.

1. Are you aware of any environmental cleanup liens against the property that are filed or recorded under federal, tribal, state or local law?

No.

2. Are you aware of any area use limitations (AULs), such as engineering controls, land use restriction or institutional controls that are in place at the property and/or have been filed or recorded in a registry under federal, tribal, state or local law?

No.

3. As the *user* of this ESA do you have any specialized knowledge or experience related to the property or nearby properties? For example, are you involved in the same line of business as the current or former occupants of the property or an adjoining property, so that you would have specialized knowledge of the chemicals and processes used by this type of business?

No.

4. Does the purchase price being paid for this property reasonable reflect the fair market value of the property? If you conclude that there is a difference, have you considered whether the lower purchase price is because contamination is known or believed to be present at the property?

We believe the price reflects fair market value.

5. Are you aware of commonly known or reasonably ascertainable information about the property that would help the *environmental professional* to identify conditions indicative of releases or threatened releases?



- a. Do you know the past uses of the property?  
No.
  - b. Do you know of specific chemicals that are present or once were present at the property?  
No.
  - c. Do you know of spills or chemical releases that have taken place at the property?  
No.
  - d. Do you know of any environmental cleanups that have taken place at the property?  
No.
6. As the *user* of this ESA, based on your knowledge and experience related to the property, are there any obvious indicators that point to the presence or likely presence of contamination at the property?

No.

In addition to the above questions, certain information should be collected, if available, and provided to the *environmental professional*. This information is intended to assist the *environmental professional*, but is not necessarily required to qualify for one of the LLPs.

7. The reason why the ESA is required (i.e. sale, purchase, exchange, etc.).  
Sale.
8. The complete name, correct address and/or parcel number for the property (a map or other documentation showing property location and boundaries is helpful).

Assessor Parcel Numbers (APN) 051-330-019-000 and 051-350-014-000

9. A description of the property (i.e. acreage, square footage, number of buildings, other structures, age of buildings, above/underground storage tanks, etc.)

285.9 gross acres with 243.69 net farmable acres irrigated by concrete delivery ditch via the Fern Side Main Canal, Gate 11-A.



10. Knowledge or previous owners and/or previous uses of the property?

No.

11. Current or previous deeds?

Deed on file in Tierra Management office.

12. The site contact name and number.

Property Manager – Jesse Couch – (928) 210-7794

13. Previous reports available? Any other available documentation, correspondence, etc. concerning the environmental condition of the property?

Unknown.

---

Completed by: \_\_\_\_\_

*Jesse Couch*

Date Completed: \_\_\_\_\_

*6-28-11*





## SITE HISTORY INTERVIEW

Name and title of person interviewed

Jesse Couch – Property Manager

Current Owner of the Property

Tierra Partners, LLC

Past Owners of the Property (give dates)

Brookfield California Land Holdings, LLC 1522 Brookhollow Dr., Suite 1 Santa Ana, CA. ? – January 9, 2010.

Current Use of the Property

Agricultural (hay) production.

Past Use of the Property (give dates)

Unknown before 2009.

What types of structures are and were historically located on the property? Are there residences? If so is there evidence of a heating oil tank, or septic system?

None known before 2009.

Were hazardous materials historically used on the property? What types? (Pesticides, fertilizers, heating oil)

Normal chemicals associated with agricultural use.

Was chemical (pesticide) use or mixing conducted on the property?

Unknown.

What types of wastes if any were historically generated on the property? How were they disposed of?

Unknown.

What types of wastes are currently generated on the property?

Tail water from agricultural irrigation.



Have there been any previous environmental investigations of the property? If so get copies. Are there any reports that describe the geology of the subject property.

No investigations since 2009 and no reports known to exist that describe geology of property.

**Describe Current Condition of Project Site**

Is there evidence of Asbestos, PCBs, mercury, lead based paint issues with any structures needing to be demolished (observation only, no sampling)?

No.

Is there evidence of refuse, trash, or evidence of dumping or waste disposal activities?

No.

Is there evidence of soil staining, vegetation abnormalities, evidence of spills?

No.

Have there ever been USTs or ASTs on the subject property. If so, list the type and age of each tank (This would include agricultural tanks)

Unknown.

Are there vaults, utility access points?

Unknown.

Evidence of underground utilities/piping?

Unknown.

Are any wells located on the property? If so describe type and age.

No wells.

Are any pipelines on the property?

Unknown.