

**Recording Requested By and  
When Recorded Mail To:**

G. Braiden Chadwick  
3001 Lava Ridge Court, Suite 120  
Roseville, CA 95661

Nevada County Recorder  
Gregory J. Diaz  
Document#: 20170001985  
Thursday January 26 2017, at 03:44:03 PM  
Rec Fee: \$44.00 Transfer tax: \$2200.00  
Paid: \$2244.00  
Recorded By: KP

(THE ABOVE SPACE FOR RECORDER'S USE ONLY)

APNs: 09-550-32; 09-550-37; 09-550-38; 09-550-39; 09-550-40; 09-560-36; 09-630-37; 09-630-39

The Undersigned grantor(s) declare(s)

DOCUMENTARY TRANSFER TAX is \$ 2,200

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 of Nevada County or  City of

**QUITCLAIM DEED**

FOR GOOD AND VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, Rica Kids, LLC, a California limited liability company, Tangold, LLC, a California limited liability company, the Estate of Erica Erickson, and the Estate of Mary Bouma, (collectively "Grantors") hereby remise, release, relinquish, surrender and forever quitclaim to Rise Grass Valley Inc., a Nevada Corporation, (hereinafter referred to as "Grantee") any and all right, title and interest that Grantors may have in that certain real property in Nevada County, State of California, as set forth in Exhibit A to this Quitclaim Deed.

IN WITNESS WHEREOF, Grantors have executed this Quitclaim Deed on the date affixed to its signature. This Quitclaim Deed may be signed in counterparts, which taken together, shall constitute one original.

**Rica Kids, LLC**

A California limited liability company

Earlene M. Johnson

Date: 1/18/17

Name: Earlene M. Johnson

Title: Member

Carol A. Frost

Date: 1/18/17

Name: Carol A. Frost

Title: Member

This is true certified copy of the record if it bears the seal, imprinted in purple ink, of the County Recorder.

**JAN 26 2017**

Gregory J. Diaz  
County Recorder

NEVADA COUNTY, CALIFORNIA



{00028289;1 }

\*\*Mail Tax Statement To: Mitchell Chadwick LLP, 3001 Lava Ridge Court, ste. 120  
Roseville, CA 95661

**Tangold, LLC**

Gail Palen  
Name: Gail Palen  
Title: Member

Date: 1-17-2017

\_\_\_\_\_  
Name: Leslie Toms  
Title: Member

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

**The Estate of Mary A. Bouma**

\_\_\_\_\_  
Name: Sandra J. Brislane  
Title: Executor

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

**The Estate of Erica Erickson**

\_\_\_\_\_  
Name: Earlene M. Johnson  
Title: Executor

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

\_\_\_\_\_  
Name: Carol A. Frost  
Title: Executor

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

**Tangold, LLC**

\_\_\_\_\_  
Name: Gail Palen  
Title: Member

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

*Leslie Toms*  
\_\_\_\_\_  
Name: Leslie Toms  
Title: Member

Date: Jan. 18, 2017

**The Estate of Mary A. Bouma**

\_\_\_\_\_  
Name: Sandra J. Brislane  
Title: Executor

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

**The Estate of Erica Erickson**

\_\_\_\_\_  
Name: Earlene M. Johnson  
Title: Executor

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

\_\_\_\_\_  
Name: Carol A. Frost  
Title: Executor

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

**Tangold, LLC**

\_\_\_\_\_  
Name: Gail Palen  
Title: Member

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

\_\_\_\_\_  
Name: Leslie Toms  
Title: Member

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

**The Estate of Mary A. Bouma**

*Sandra J. Brislane*  
\_\_\_\_\_  
Name: Sandra J. Brislane  
Title: Executor

Date: *January 24, 2011*

**The Estate of Erica Erickson**

\_\_\_\_\_  
Name: Earlene M. Johnson  
Title: Executor

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

\_\_\_\_\_  
Name: Carol A. Frost  
Title: Executor

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

**Tangold, LLC**

\_\_\_\_\_  
Name: Gail Palen  
Title: Member

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

\_\_\_\_\_  
Name: Leslie Toms  
Title: Member

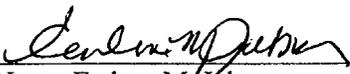
Date: \_\_\_\_\_

**The Estate of Mary A. Bouma**

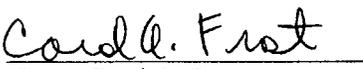
\_\_\_\_\_  
Name: Sandra J. Brislane  
Title: Executor

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

**The Estate of Erica Erickson**

  
\_\_\_\_\_  
Name: Earlene M. Johnson  
Title: Executor

Date: 4/18/17

  
\_\_\_\_\_  
Name: Carol A. Frost  
Title: Executor

Date: 1/18/17

**Exhibit "A"**

(Legal Description of Property)

**SURFACE LAND**

<b>Parcel Number</b>	<b>Description</b>	<b>Lot Size</b>
09-550-32	SEC 26, TWN 16N, RNG 8E, MDBM, PTN N 1/2 26-16-8	20,908 SF
09-550-37	SEC 26, TWN 16N, RNG 8E, MDBM, PTN NE 1/4 26-16-8	4.47 AC
09-550-38	SEC 26, TWN 16N, RNG 8E, MDBM, PTN NE 1/4 26-16-8	40.1 AC
09-550-39	SEC 26, TWN 16N, RNG 8E, MDBM, PTN NE 1/4 26-16-8 344 CENTENNIAL DRIVE GRASS VALLEY, CA 95945	42,668 SF
09-550-40	SEC 26, TWN 16N, RNG 8E, MDBM, PTN NE 1/4 26-16-8	5,662 SF
09-560-36	SEC 26, TWN 16N, RNG 8E, MDBM, PTN N 1/2 SE 1/4 26-16-8	10.25 AC
09-630-37	LOT 6	21.8 AC
09-630-39	LOT 7	15.07 AC

**SUBSURFACE LAND**

All property described in that certain Quit Claim Deed by Idaho Maryland Industries Inc. in favor of William Ghidotti and Marian Ghidotti, his wife as tenants in common, dated June 10, 1963 and located at vol. 337, pp. 175-196 in the official records of Nevada County, as recorded on June 12, 1963.

All rights to minerals within, on, and under the property shown upon the Subdivision Map of BET ACRES, No. 85-7, filed in the Office of the County Records, Nevada County, California, on February 24, 1987, in Book 7 of Subdivisions, at Page 75 et seq.

All rights to minerals within, on, and under the land located in Sections 23, 24, 25, 26, 34, and 35, Township 16 North, Range 8 East, Mount Diablo Base and Meridian, Sections 19, 20, 29, 30, and 31, Township 16 North, Range 9 East, Mount Diablo Base and Meridian, and Section 6, Township 15 North, Range 9 East, Mount Diablo Base and Meridian, and all other mineral rights associated with the Idaho-Maryland Mine.

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

**ACKNOWLEDGMENT**

State of OREGON            )  
  )ss.  
County of Hood River    )

On this 17 day of January, 2017, personally appeared before me Gail Palen who stated that (s)he is the Member of Targold LLC, a corporation, and that the instrument was signed in behalf of the said corporation by authority of its board of directors and acknowledged said instrument to be its voluntary act and deed. Before me:

Sheri L Proebstel  
Notary Public for Oregon  
My Commission Expires: July 8, 2019

Official Stamp



Document Description

This certificate is attached to page 4 of a Quitclaim Deed, dated Jan 17, 2017, consisting of 4 pages.

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

**ACKNOWLEDGMENT**

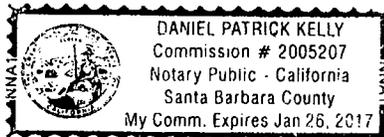
STATE OF CALIFORNIA )  
COUNTY OF Seventeenth )

On Jan 18th, 2017, before me, Daniel Patrick Kelly, a Notary Public, personally appeared Leslie Toms, 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]  
NOTARY PUBLIC



(Seal)



A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

**ACKNOWLEDGMENT**

STATE OF CALIFORNIA            )  
  )  
COUNTY OF Nevada            )

On Jan. 18, 2017, before me, Denise L. Best, a Notary Public, personally appeared Evelyn M. Johnson + Carol A. Frost 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.

Denise L. Best  
NOTARY PUBLIC

(Seal)

