

EXHIBIT 102

Division #: 1

WALKER RIVER IRRIGATION DISTRICT
YERINGTON, NEVADA

Card #: 28125 PROPERTY OWNER:
Name: L & M Family Limited Partnership

Address: 11 North Main Street
Yerington, NV 89447

WATER RIGHT OWNER:
National Fish & Wildlife Foundation
1133 Fifteenth Street NW, Suite 1100
Washington DC 20005
O. & M. Local No. 2

Index No. Fm 611
Lyon County No. 14-201-03
Claim No. 23-A
User # 2687
Ditch West Hyland

Court Decree: C-125, P. 22, Conway, P.J.

| PRIORITY | C.F.S. | ACRES | FACTOR | DAYS STORAGE | ACRE FEET REQUIRED | | ACRE FEET | TOPAZ RES. | BRIDGEPORT RES. | CLAIM # | TOTAL ACRES | 80.000 |
|----------|--------|--------|--------|--------------|--------------------|--------|-------------|------------|-----------------|---------|--------------------|--------|
| | | | | | PER ACRE | TOTAL | APPORTIONED | ACRE FEET | ACRE FEET | | | |
| 1888 | .960 | 80.000 | 3.2076 | 29 | 0.689 | 55.120 | | | | 23-A | Water Rt. Acres | 80.000 |
| TOTAL | .960 | 80.000 | | | | 55.120 | 55.12 | 38.16 | 16.96 | | Non Wtr Rt. Acres | .000 |
| | | | | | | | | | | | Acres Feet Storage | 55.120 |

LEGAL DESCRIPTION:
W 1/2 of NW 1/4, Sec. 10;
T 14 N, R. 25 E.

PROVISIONAL

COMMENTS:
Transferred from card #32900 - Lawrence C. Masini Ranch
"B" Cert. #0028
05/15/10 - Transferred from card #28112 - L & M. W/R's sold to NFWF but not moved from land. Property owner is L & M, Reserved W/R owner is NFWF

DOCUMENT HISTORY:

| DOCUMENT # | DATE | DESCRIPTION |
|------------|----------|---|
| #91062 | 02/01/85 | Charles T. & Bella Warr to Lawrence C. Masini Ranch. |
| #219689 | 06/03/98 | Lawrence C. Masini Ranch, a Nevada Partnership to L & M Family Limited Partnership, a Nevada Partnership |
| #414044 | 09/19/07 | Memorandum of Option between Masini investments, LLC, L&M Family Limited Partnership, and Vailey Vista Ranch LLC ("Sellers"), and the Nevada System of Higher Education on behalf of the University of Nevada, Reno |
| #459035 | 05/13/10 | GBS Deed for Water, Water Rights & Related Interests - L & M Family Limited Partnership, a Limited Partnership to National Fish and Wildlife Foundation, a Congressionally-chartered non-profit organization |
| #459037 | 05/13/10 | Water Rights Assessment Agreement between NFWF and WRID |
| #459042 | 05/13/10 | Deed of Trust between NF&WF as Trustor, Ticor Title of Nevada, inc. as Trustee and WRID as Beneficiary |

Division #: 1

WALKER RIVER IRRIGATION DISTRICT
YERINGTON, NEVADA

Card #: 28127 PROPERTY OWNER:
Name: L & M Family Limited Partnership
Address: 11 North Main Street
Yerington, NV 89447

WATER RIGHT OWNER:
National Fish & Wildlife Foundation
1133 Fifteenth Street NW, Suite 1100
Washington DC 20005
O. & M. Local No. 2

Index No. 51
Lyon County No. 14-191-02
Claim No. 23-A
User # 2687
Ditch West Hyland

Court Decree: C-125, P. 22, Conway, P. J.

| PRIORITY | C.F.S. | ACRES | FACTOR | DAYS STORAGE | ACRE FEET REQUIRED | | ACRE FEET | TOPAZ RES. | BRIDGEPORT RES. | CLAIM # | TOTAL ACRES | |
|----------|--------|---------|--------|--------------|--------------------|---------|-------------|------------|-----------------|---------|--------------------|---------|
| | | | | | PER ACRE | TOTAL | APPORTIONED | ACRE FEET | ACRE FEET | | | |
| 1880 | 1.035 | 86.280 | 3.2076 | 25 | 0.594 | 51.250 | | | | 23-A | 201.320 | |
| 1900 | 1.380 | 115.040 | 3.2076 | 33 | 0.7841 | 90.203 | | | | 23-A | | |
| TOTAL | 2.415 | 201.320 | | | | 141.453 | 141.45 | 97.60 | 43.85 | | | |
| | | | | | | | | | | | Water Rt. Acres | 201.320 |
| | | | | | | | | | | | Non Wtr Rt. Acres | .000 |
| | | | | | | | | | | | Acres Feet Storage | 141.450 |

PROVISIONAL

LEGAL DESCRIPTION:
Fr. E 1/2 of NW 1/4,
Fr. NE 1/4 of NE 1/4, Sec. 9;
T 14 N, R 25 E.

COMMENTS:
Transferred from card #32300 - Lawrence C. Masini & Alma Masini Trust
05/15/10 - Transferred from card #28109 - L & M - Water Rights purchased
and reserved by NFWF, but not removed from land

| DOCUMENT # | DATE | DESCRIPTION |
|----------------|----------|--|
| #51-212/51-214 | 02/12/68 | C.T. & Bella Warr to Lawrence Masini, 3/4. |
| #51-213/51-215 | 02/12/68 | C.T. & Bella Warr to Alma Masini, 1/4 int. |
| #112171 | 12/09/87 | Lawrence Carl Masini, Executor for the Estate of Alma Masini to Lawrence Carl Masini, Trustee of the Alma Masini Trust |
| #112177 | 12/09/87 | Lawrence Carl Masini, Executor for the Estate of Alma Masini to Lawrence Carl Masini, Trustee of the Alma Masini Trust |
| #112578 | 12/18/87 | Lawrence Carl Masini, Trustee of the Alma Masini Trust to Lawrence C. Masini Ranch, a Nevada Partnership |
| #112579 | 12/18/87 | Lawrence Carl Masini, aka Lawrence C. Masini, to Lawrence C. Masini Ranch, a Nevada partnership |
| #112586 | 12/18/87 | Lawrence Carl Masini, Trustee of the Alma Masini Trust to Lawrence C. Masini Ranch |
| #112587 | 12/18/87 | Lawrence Carl Masini, aka Lawrence C. Masini, to Lawrence C. Masini Ranch, a Nevada Partnership |
| #172692 | 06/22/94 | WRID Order of the Board and Certificate of Transfer of Stored Water Rights. |
| #219687 | 06/03/98 | Lawrence C. Masini Ranch, a Nevada Partnership to L & M Family Limited Partnership, a Nevada Limited Partnership |
| #414044 | 09/19/07 | Memorandum of Option between Masini Investments, LLC, L&M Family Limited Partnership, and Valley Vista Ranch LLC ("Sellers") and the Nevada System of Higher Education on behalf of the University of Nevada, Reno ("Buyer") |
| #459035 | 05/13/10 | GBS Deed for Water, Water Rights & Related Interests - L & M Family Limited Partnership, a Limited Partnership to National Fish and Wildlife Foundation, a Congressionally chartered non-profit organization |
| #459037 | 05/13/10 | Water Rights Assessment Agreement between NFWF and WRID |
| #459042 | 05/13/10 | Deed of Trust between NF&WF as Trustor, Ticor Title of Nevada, inc. as Trustee and WRID as Beneficiary |

Division #: 1

WALKER RIVER IRRIGATION DISTRICT
YERINGTON, NEVADA

Card #: 28129 PROPERTY OWNER:
Name: L & M Family Limited Partnership
Address: 11 North Main Street
Yerington, NV 89447

WATER RIGHT OWNER:
National Fish and Wildlife Foundation
1133 Fifteenth Street NW, Suite 1100
Washington DC 20005
O. & M. Local No. 2

Index No. 576-A
Lyon County No. 14-201-25
Claim No. Part of 89
User # 2687
Ditch West Hyland

Court Decree: C-125, P. 32, Lyon County Bank (Neilson)

| PRIORITY | C.F.S. | ACRES | FACTOR | DAYS STORAGE | ACRE FEET REQUIRED | | ACRE FEET | TOPAZ RES. | BRIDGEPORT RES. | CLAIM # | TOTAL ACRES |
|----------|--------|--------|--------|--------------|--------------------|--------|-------------|------------|-----------------|---------|-------------|
| | | | | | PER ACRE | TOTAL | APPORTIONED | ACRE FEET | ACRE FEET | | |
| 1874 | .400 | 33.360 | 3.2076 | 4 | 0.095 | 3.169 | | | | 89 | 51.840 |
| 1880 | .110 | 9.550 | 3.2076 | 25 | 0.594 | 5.673 | | | | 89 | |
| 1891 | .110 | 8.930 | 3.2076 | 31 | 0.7366 | 6.578 | | | | 89 | |
| TOTAL | .620 | 51.840 | | | | 15.420 | 15.42 | 10.64 | 4.78 | | 15.420 |

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| LEGAL DESCRIPTION: | COMMENTS: |
| Fr. E 1/2 of NW 1/4, Sec. 3; T 14 N, R 25 E. Part of Parcel A of Parcel Map 177428. | Transferred from card #32931 - Masini Ranch Map No. 68 05/15/10 - Transferred from card #28108 - L & M Water Rights Purchased and Reserved by NFWF, but not removed from property. |

| DOCUMENT # | DATE | DESCRIPTION |
|------------|----------|--|
| #46-353 | 03/02/64 | Herbert W. & Eva Penrose to Herbert S. Penrose. |
| #51-24 | 11/14/67 | Trustees Deed from First Commercial Title Company, Inc. to James I. Mitchell - in error transfer not made on current roll. |
| #35-154 | 07/26/69 | James I. Mitchell to Robert M. & Zetta M. Brown. |
| #21390 | 01/22/75 | Robert & Zetta Brown to Raymond E. & Patricia Parker. |
| #51163 | 01/22/75 | Robert M. & Zetta M. Brown to Marvin V. & Kathleen M. Dye. |
| #177428 | 12/01/94 | A Parcel Map for Marvin V. & Kathleen M. Dye. |
| #177431 | 12/01/94 | Marvin V. Dye & Kathleen M. Dye to Desert Pearl Farm, a Nevada General Partnership. |
| #181260 | 04/18/95 | Desert Pearl Farms to Lawrence C. Masini Ranch, a Nevada General Partnership. |
| #181263 | 04/18/95 | Water Rights QC Deed - Desert Pearl Farms to Lawrence C. Masini Ranch, a Nevada General Partnership. |
| #219683 | 06/03/98 | Lawrence C. Masini Ranch, a Nevada General Partnership to L & M Family Limited Partnership, a Nevada Limited Partnership. |
| #221735 | 07/29/98 | Re-record #219683 to correct legal description. |
| #459035 | 05/13/10 | GBS Deed for Water, Water Rights & Related Interests - L & M Family Limited Partnership, a Limited Partnership to National Fish and Wildlife Foundation, a Congressionally chartered non-profit organization |
| #459037 | 05/13/10 | Water Rights Assessment Agreement between NFWF and WRID |
| #459042 | 05/13/10 | Deed of Trust between NF&WF as Trustor, Tigor Title of Nevada, Inc. as Trustee and WRID as Beneficiary |

Division #: 1

**WALKER RIVER IRRIGATION DISTRICT
YERINGTON, NEVADA**

Card #: 28131 **PROPERTY OWNER:**
Name: L & M Family Limited Partnership

WATER RIGHT OWNER:
National Fish and Wildlife Foundation
1133 Fifteenth Street NW, Suite 1100
Washington DC 20005
O. & M. Local No. 2

Index No. 48
Lyon County No. 14-201-01
Claim No. Pt. of 23
User # 2687
Ditch West Hyland

Address: 11 North Main Street
Yerington, NV 89447

Court Decree: C-125, P. 22, Conway, P.J.

| PRIORITY | C.F.S. | ACRES | FACTOR | DAYS STORAGE | ACRE FEET REQUIRED | | ACRE FEET | TOPAZ RES. | BRIDGEPORT RES. | CLAIM # | TOTAL ACRES | 60.000 |
|--------------|-------------|---------------|--------|--------------|--------------------|---------------|--------------|--------------|-----------------|---------|---------------------------|---------------|
| | | | | | PER ACRE | TOTAL | APPORTIONED | ACRE FEET | ACRE FEET | | | |
| 1887 | .390 | 32.500 | 3.2076 | 29 | 0.689 | 22.393 | | | | 23 | | |
| 1894 | .090 | 7.500 | 3.2076 | 32 | 0.7603 | 5.702 | | | | 23 | Water Rt. Acres | 60.000 |
| 1900 | .120 | 10.000 | 3.2076 | 33 | 0.7841 | 7.841 | | | | 23 | Non Wtr Rt. Acres | .000 |
| 1906 | .120 | 10.000 | 3.2076 | 35 | 0.8316 | 8.316 | | | | 23 | | |
| TOTAL | .720 | 60.000 | | | | 44.252 | 44.25 | 30.53 | 13.72 | | Acres Feet Storage | 44.250 |

LEGAL DESCRIPTION:
Fr. SW 1/4, Sec. 10;
T 14 N, R 25 E.

PROVISIONAL

COMMENTS:
Transferred from card #32700 - Masini Trust
05/15/10 - Transferred from card #28107 - L & M
Water Rights Purchased and Reserved by NFWF, but not removed from property.

DOCUMENT HISTORY:

| DOCUMENT # | DATE | DESCRIPTION |
|-------------|----------|--|
| Misc. R-431 | 01/01/50 | Option for Purchase of Farm F.H.A. to J.M. & F.M. Farias. |
| Misc. R-480 | 06/13/50 | Cert. of Home stead by J.M. Farias. |
| #17914 | 03/01/74 | Joseph M. & Flora Farias to Alma & Lawrence Masini. |
| #172692 | 06/22/94 | WRID Order of the Board and Certificate of Transfer of Stored Water Rights. |
| #221736 | 07/29/98 | Lawrence C. Masini Ranch, a Nevada General Partnership to L & M Family Limited Partnership, a Nevada Limited Partnership. |
| #414044 | 09/19/07 | Memorandum of Option between Masini investments, LLC, L & M Family Limited Partnership, and Valley Vista Ranch LLC ("Sellers") and the Nevada System of Higher Education on behalf of the University of Nevada, Reno ("Buyer") |
| #459035 | 05/13/10 | GBS Deed for Water, Water Right & Related Interests - L & M Family Limited Partnership, a Limited Partnership to National Fish and Wildlife Foundation, a Congressionally chartered non-profit organization |
| #459037 | 05/13/10 | Water Rights Assesment Agreement between NFWF and WRID |
| #459042 | 05/13/10 | Deed of Trust between NF&WF as Trustor, Ticolor Title of Nevada, Inc. as Trustee and WRID as Beneficiary |

Division #: 1

**WALKER RIVER IRRIGATION DISTRICT
YERINGTON, NEVADA**

Card #: 28133 PROPERTY OWNER:
Name: L & M Family Limited Partnership
Address: 11 North Main Street
Yerington, NV 89447

WATER RIGHT OWNER:
National Fish and Wildlife Foundation
1133 Fifteenth Street NW, Suite 1100
Washington DC 20005
O. & M. Local No. 2

Index No. 82
Lyon County No. 14-201-04
Claim No. 44
User # 2687
Ditch West Hyland

Court Decree: C-125, P. 25, Farrell, Mary

| PRIORITY | C.F.S. | ACRES | FACTOR | DAYS STORAGE | ACRE FEET REQUIRED | | ACRE FEET | TOPAZ RES. | BRIDGEPORT RES. | CLAIM # | TOTAL ACRES | 65.000 |
|--------------|-------------|---------------|--------|--------------|--------------------|---------------|--------------|--------------|-----------------|---------|---------------------------|---------------|
| | | | | | PER ACRE | TOTAL | APPORTIONED | ACRE FEET | ACRE FEET | | | |
| 1880 | .600 | 50.000 | 3.2076 | 25 | 0.594 | 29.700 | | | | 44 | Water Rt. Acres | 65.000 |
| 1901 | .180 | 15.000 | 3.2076 | 33 | 0.7841 | 11.762 | | | | 44 | | |
| TOTAL | .780 | 65.000 | | | | 41.462 | 41.46 | 28.61 | 12.85 | | Acres Feet Storage | 41.460 |

LEGAL DESCRIPTION:

W 1/2 of NW 1/4, Sec. 11;
E 1/2 of NE 1/4, Sec. 10;
T. 14 N., R. 25 E.

COMMENTS:

Map #66
Transferred from card no. 32934, Lawrence C. Masini Ranch
05/15/10 - Transferred from card #28103 - L & M
Water Rights purchased and reserved by NFWF, but not removed from property.

DOCUMENT HISTORY:

| DOCUMENT # | DATE | DESCRIPTION |
|---------------------|----------|---|
| #46-183 | 08/12/63 | Marlin L. & Ruth Duncan to David L. & Fairy May Herman. |
| #50-503/506/507/508 | 09/23/67 | to R.A. & A.M. Woodworth. |
| #51-426 | 04/24/68 | QC Deed - Richard W. Horton to Robert A. & Alta Mae Woodworth. |
| #52-426 | 04/26/68 | Robert A. & Alta Mae Woodworth to Calmer J. & Enide T. Johnson. |
| #09656 | 02/08/72 | Calmer J. & Enide T. Johnson to Theodore & Elaine Fontana. |
| #21456 | 01/18/75 | Theodore & Elaine Fontana to Marvin V. & Kathleen M. Dye. |
| #152064 | 05/28/92 | Marvin Vincent & Kathleen M. Dye to Marvin Vincent & Kathleen M. Dye, Husband & Wife as Community Property. |
| #152428 | 06/09/92 | Marvin Vincent & Kathleen M. Dye as Community Property to Marvin Vincent, Jr. & Kathleen M. Dye, Trustees of the Dye Family 1991 Family Trust, dated 5/10/91. |
| #179912 | 03/02/95 | Order of the Board and Certificate of Transfer of Storage Water Rights (40 acres from Borsini). |
| #180302 | 03/17/95 | Marvin Vincent Dye, Jr. & Kathleen M. Dye to Desert Pearl Farms, a Nevada General Partnership. |
| #181260 | 04/18/95 | Desert Pearl Farms to Lawrence C. Masini Ranch, a Nevada General Partnership. |
| #181261 | 04/18/95 | Water Rights QC Deed - Desert Pearl Farms to Lawrence C. Masini Ranch. |
| #181262 | 04/18/95 | Water Rights QC Deed - Desert Pearl Farms to Lawrence C. Masini Ranch. |
| #219683 | 06/03/98 | Lawrence C. Masini Ranch, a Nevada General Partnership to L & M Family Limited Partnership, a Nevada Limited Partnership. |
| #221735 | 07/29/98 | Re-record #219683 to correct legal description. |
| #459035 | 05/13/10 | GBS Deed for Water, Water Rights & Related Interests - L & M Family Limited Partnership to National Fish and Wildlife Foundation, a Congressionally chartered non-profit organization |
| #459037 | 05/13/10 | Water Rights Assesment Agreement between NFWF and WRID |
| #459042 | 05/13/10 | Deed of Trust between NF&WF as Trustor, Tigor Title of Nevada, Inc. as Trustee and WRID as Beneficiary |

Division #: 1

**WALKER RIVER IRRIGATION DISTRICT
YERINGTON, NEVADA**

Card #: 28135 PROPERTY OWNER:
Name: L & M Family Limited Partnership
Address: 11 North Main Street
Yerington, NV 89447

WATER RIGHT OWNER:
National Fish and Wildlife Foundation
1133 Fifteenth Street NW, Suite 1100
Washington DC 20005
O. & M. Local No. 2

Index No. 66
Lyon County No. 14-201-25
Claim No. Part of 35
User # 2687
Ditch West Hyland

Court Decree: C-125, P. 24, Dickson, John

| PRIORITY | C.F.S. | ACRES | FACTOR | DAYS STORAGE | ACRE FEET REQUIRED | | ACRE FEET | TOPAZ RES. | BRIDGEPORT RES. | CLAIM # | TOTAL ACRES | 20.000 |
|----------|--------|--------|--------|--------------|--------------------|--------|-------------|------------|-----------------|---------|-------------------|--------|
| | | | | | PER ACRE | TOTAL | APPORTIONED | ACRE FEET | ACRE FEET | | | |
| 1881 | .240 | 20.000 | 3.2076 | 27 | 0.6415 | 12.830 | | | | 35 | Water Rt. Acres | 20.000 |
| TOTAL | .240 | 20.000 | | | | 12.830 | 12.83 | 8.85 | 3.98 | | Non Wtr Rt. Acres | .000 |
| | | | | | | | | | | | Acre Feet Storage | 12.830 |

PROVISIONAL

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| LEGAL DESCRIPTION: Portion of E 1/2 of SE 1/4, Sec. 3; T. 14 N., R. 25 E. Part of Parcel A of PM 177438 | COMMENTS: Map No. 68 Transferred from card no. 32932 Lawrence C. Masini Ranch 05/28/10 - Transferred from card #28102 - L & M Water Rights Purchased and Reserved by NFWF, but not removed from property |
|---|---|

| DOCUMENT HISTORY: | | |
|-------------------|----------|---|
| DOCUMENT # | DATE | DESCRIPTION |
| #44-405 | 11/07/61 | Fred R. & G. Jones to R.M. & Zetta Brown. |
| #47-380 | 08/20/64 | Iva Hiatt to R.M. & Zetta Brown. |
| #51163 | 01/11/80 | Robert M. & Zetta Brown to Marvin V. & Kathleen M. Dye. |
| #177428 | 12/01/94 | A Parcel Map for Marvin V. & Kathleen M. Dye. |
| #177431 | 12/01/94 | Marvin V. & Kathleen M. Dye to Desert Pearl Farms, a Nevada General Partnership. |
| #181260 | 04/18/95 | Desert Pearl Farms to Lawrence C. Masini Ranch, a Nevada General Partnership. |
| #181263 | 04/18/95 | Water Rights QC Deed - Desert Pearl Farms to Lawrence C. Masini Ranch, a Nevada General Partnership. |
| #219683 | 06/03/98 | Lawrence C. Masini Ranch, a Nevada General Partnership to L & M Family Limited Partnership, a Nevada Limited Partnership. |
| #221735 | 07/29/98 | Re-record #219683 to correct legal description. |
| #459035 | 05/13/10 | GBS Deed for Water, Water Rights & Related Interests - L & M Family Limited Partnership to National Fish and Wildlife Foundation, a Congressionally chartered non-profit organization |
| #459037 | 05/13/10 | Water Rights Assessment Agreement - between NF&WF and WRID |
| #459042 | 05/13/10 | Deed of Trust between NF&WF as Trustor, Tigor Title of Nevada, Inc. as Trustee and WRID as Beneficiary |