

RECORDING REQUESTED BY:

First American Title Company of Nevada

SIERRA LAND TITLE CORP.

AND WHEN RECORDED MAIL TO:

Recorded at Request of

On NOV 8 1974

At 40 Min. Past 3 PM

Official Records of Douglas County, Nevada.

Fee 4.00

Mr. and Mrs. Wasyl ~~XXXXXXXX~~ DMYTRASZ

2158 W. Chicago Ave.

Patricia J. Stanley, Recorder.

By [Signature]
Deputy

Chicago, Ill.

R.P.T.T.: \$ 60.50

GRANT BARGAIN AND SALE DEED

NAV # 740077

Escrow No. CC-301153-IV

By this instrument dated October 9, 19 74, for a valuable consideration,

DEAL DEVELOPMENT COMPANY, a Texas Partnership, hereby grants to DMYTRASZ DMYTRASZ
WASYL ~~XXXXXXXX~~ AND TEKLA ~~XXXXXXXX~~, husband and wife as Joint Tenants

the following described real property in the County of Douglas, State of Nevada:

A Condominium composed of:

PARCEL NO. 1:

Unit 38 as shown on that certain subdivision map entitled "Official Plat of PINEWILD, Marla Bay, Douglas County, Nevada", recorded June 26, 1973 in Book 673, Pages 1089 et seq., Official Records in the Office of the County Recorder of Douglas County, Nevada.

PARCEL NO. 2:

The exclusive right to use and possession of those certain patio areas adjacent to said unit designated as "Restricted Common Area" on the subdivision map referred to in Parcel 1 above.

PARCEL NO. 3:

An undivided Eighteen and one tenths (18.1%) interest as tenant in common in and to that portion of the real property described on the subdivision map referred to in the description in Parcel 1 above, defined in the Amended Declaration of Covenants, Conditions and Restrictions of Pinewild, a condominium project, recorded on March 11, 1974, in Book 374, at Page 193 et seq. as Limited Common Area and thereby allocated to the unit described in Parcel 1 above, and excepting unto Grantor non-exclusive easements for ingress and egress, utility services, support, encroachments, maintenance and repair over the common areas defined and set forth in said Declaration of Covenants, Conditions and Restrictions.

PARCEL NO. 4:

Non-exclusive easements appurtenant to Parcel 1 above, for ingress and egress, utility services, support encroachments, maintenance and repair, over the common areas defined and set forth in the Declaration of Covenants, Conditions and Restrictions of Pinewild, more particularly described in the description of Parcel 3 above.

The Deed is made and accepted by the parties hereto, subject to that certain instrument entitled Amended Declaration of Covenants, Conditions and Restrictions of Pinewild, a condominium project, recorded on March 11, 1974, in Book 374, at Page 193 et seq., inclusive, Official Records of the County of Douglas, State of Nevada, the provisions of which are incorporated in this Deed as though fully set forth herein, including all reservations of easements appurtenant to the property herein described.

Grantee hereby expressly assumes the obligation to pay its pro-rata share of improvement bond assessments levied upon the subject property by the Round Hill Improvement District No. 1.

