

When recorded mail to: 36941 MDH

John J. D'Atri  
P.O. Box 518  
Zephyr Cove, Nevada, 89448

RPTT: \$55.00 full value

conveyed

**GRANT, BARGAIN, SALE DEED**  
**TO PERFECT BOUNDARY LINE ADJUSTMENT**

WHEREAS, on February 12, 1973, Mildred M. Thaheld and Fred A. Thaheld, husband and wife, now deceased, recorded a deed in Book 273, page 272, Official Records of Douglas County, Nevada, granting the following described real property to John J. D'Atri and Livia J. D'Atri, to-wit:

All that real property situate in Douglas County, Nevada, bounded and described as follows:

A portion of the S 1/2 of the SW 1/4 of Section 8, T 13 N, R 20 E, M.D. & M., described as follows:

Beginning at the Southwest corner of the parcel of land described in the deed to Henry Schwarzer recorded November 15, 1966, in Book 45, File No. 34573, Official Records, thence West and parallel to the North line of the SE 1/4 of the SW 1/4 of Section 8, 183 feet; thence South and parallel to the East line of the SE 1/4 of the SW 1/4 of Section 8, 595 feet; thence East and parallel to the North line of the SE 1/4 of the SW 1/4 of Section 8, 366 feet; thence North and parallel to the East line of the SE 1/4 of the SW 1/4 of Section 8, 595 feet. More or less to the Southeast corner of the aforesaid Schwarzer parcel, thence West along the South line of said parcel 183 feet more or less to the point of beginning.

Reserving therefrom: An easement for roadway and incidental purposes over the West 25 feet.

Also reserving therefrom: An easement for public utilities 25 feet wide on the North, East and South sides of the above described parcel.

and

WHEREAS, another deed was dated January 11, 1974, and recorded January 23, 1974, Book 174, page 548, Official Records of Douglas County, Nevada, that corrected the description, and

WHEREAS, the D'Atri's continue to own the above described parcel and the Fred A. Thaheld and Mildred M. Thaheld 1979 Living Trust, Ronald F. Thaheld and Jeanette Waldrep, Co-Trustees, are the owners of real estate adjacent to the west and to the south of the above described parcel, and

WHEREAS, the parties desire to perfect a lot line adjustment by conveying the real estate described below to the D'Atris,

NOW, THEREFORE, THIS INDENTURE WITNESSETH:

That Ronald F. Thaheld and Jeanette Waldrep, Co-Trustees of the Fred A. Thaheld and Mildred M. Thaheld 1979 Living Trust, in consideration of \$10.00 plus, the receipt of which is hereby acknowledged, do hereby grant, bargain, sell and convey to John J. D'Atri and Livia J. D'Atri, and to the heirs and assigns of such grantee, forever all that real property situated in Douglas County, Nevada, more particularly described as follows:

A parcel of land situate in the S 1/2 of the SW 1/4 of Section 8, T 13 N, R 20 E, M.D.B. & M., Douglas County, Nevada, and being more particularly described as follows:

Commencing at the 1/4 corner common to Sections 8 & 17, said point being marked with a spike set flush with the pavement, from which point the SW corner of Section 8 bears S 89°38'01" W., 2610.19 feet;  
Thence, along the section line common to Sections 8 & 17, S 89°38'01" W., 25.00 feet to a point on the Westerly right of way line of Hayborn Road, said point being the TRUE POINT OF BEGINNING;  
Thence, continuing along said section line, S 89°38'01" W., 366.00 feet to a point;  
Thence, leaving said section line, N 00°00'09" W., 410.63 feet to a point;  
Thence, S 89°46'14" W., 39.15 feet to a point;  
Thence, N 00°00'09" W., 595.00 feet to a point;  
Thence, along a line which is parallel to, and 318.00 feet South of the North line of the S 1/2 of the SW 1/4 of Section 8, N 89°46'14" E., 405.15 feet to a point on the Westerly right of way line of Hayborn Road;  
Thence, leaving said 1/16 line and along said Westerly right of way line which is parallel to and 25 feet West of the East line of the SW 1/4 of Section 8, S 00°00'09" E., 1004.76 feet to the TRUE POINT OF BEGINNING.

Containing an area of 8.981 acres, more or less.

Grantor, however, reserves therefrom the following two easements:

1. An easement 30 feet in width for roadway, irrigation and utility purposes over the South 30 feet of the above described parcel.
2. An easement 25 feet in width for utility and irrigation purposes over the East 25 feet of the above described parcel.

Grantor further grants to grantee the following easements that were reserved to grantors predecessors in the deeds mentioned above and recorded February 12, 1973 in Book 273, page 272 and re-recorded January 23, 1974 in Book 174, page 548 Official Records of Douglas County, Nevada:

1. An easement for roadway and incidental purposes over the West 25 feet of the real estate conveyed in the deed recorded February 12, 1973 in Book 273, page 272 and re-recorded January 23, 1974 in Book 174, page 548, Official Records of Douglas County, Nevada.
2. An easement for public utilities 25 feet in width on the North and South sides of the real estate conveyed in the deed recorded February 12, 1973 in Book 273, page 272 and re-recorded January 23, 1974 in book 174, page 548, Official Records of Douglas County, Nevada.

At such time that Grantor determines that all or any portions of easements reserved to Grantor are not needed by Grantor, then Grantor will quitclaim to Grantee the unneeded rights.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.

Witness our hands this 29 day of AUGUST, 1983.

OREGON  
STATE OF ~~NEVADA~~ )  
COUNTY OF MARION )

FRED A. THAHELD AND MILDRED M. THAHELD  
1979 LIVING TRUST

On 29, AUGUST, 1983,  
personally appeared before me,  
RONALD F. THAHELD \* \* \* \* \*  
\* \* \* \* \* \* \* \* \* \* \* \* \* \* \* \*  
who acknowledged that he  
executed the above instrument.

by Ronald F. Thaheld  
RONALD F. THAHELD, Co-Trustee

by Jeanette Waldrep  
JEANETTE WALDREP, Co-Trustee

[Signature]  
Notary Public  
My Commission Expires 12/31/1983

SEAL

When Recorded Mail to:  
John J. D'Atri  
P.O. Box 518  
Zephyr Cove, Nevada 89448

SPACE BELOW FOR RECORDER'S USE ONLY

Mail Tax Statements to:  
Same as above

STATE OF NEVADA.  
County of Douglas  
On September 2, 1983

DATE ..... personally appeared before me,  
a Notary Public (or judge or other officer, as the case may be).  
JEANETTE WALDREP,  
who acknowledged that she executed the above instrument.

IN WITNESS WHEREOF, I have hereunto  
set my hand and affixed my official stamp at my office  
in the County of Douglas  
the day and year in this certificate first above written.

[Signature]  
Signature of Notary



CARLISLE S FORM NO 36 N (ACKNOWLEDGMENT GENERAL)--A-63187

REQUESTED BY  
**LAWYERS TITLE INS. CORP**

IN OFFICIAL RECORDS OF  
DOUGLAS CO. NEVADA

*W. S. Co. pd.*

1983 SEP 29 11:14

SUZANNE BEAUDREAU  
RECORDER

*Carl P. Ehart*  
*Dep.*

087810

BOOK 983 PAGE 2518