

THIS INDENTURE WITNESSETH: That BERNING ACRES, a general parntership

in consideration of \$ 10.00, the receipt of which is hereby acknowledged, do hereby Grant, Bargain, Sell and Convey to DENNIS RIGGINS and ANN RIGGINS, husband and wife

and to the heirs and assigns of such Grantee forever, all that real property situated in the _____ County of Douglas, State of Nevada, bounded and described as follows:

Parcel of land located in the Northwest quarter of Section 1, T 12 N, R 19 E, M.D.B. & M., Douglas County, Nevada, more particularly described as follows: COMMENCING at the northwest corner of said section 1, proceed east, 1972.52 feet, along the section line and S 4°16'42" W, 415.77 feet to the true point of beginning, which is the northeast corner of the parcel; thence S 4°16'42" W, 426.34 feet, to the southwest corner of the parcel; thence N 1°00'01" E, 425.22 feet along the center of the west fork of the Carson River, to the northwest corner of the parcel; thence E 1038.74 feet, to the true point of beginning. Containing 10.00 acres, more or less.

See Exhibit A for correct description of property.

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 HIS hand _____ this 7th day of July, 19 86.

STATE OF ~~NEVADA~~ CALIFORNIA

COUNTY OF SANTA CLARA

SS

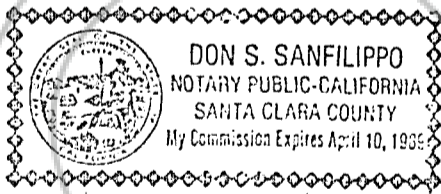
BERNING ACRES, a general partnership

On JULY 7, 1986 personally appeared before me, a Notary Public, FRANK SUNSERI

BY: [Signature]
FRANK SUNSERI

who acknowledged that he executed the above instrument.

[Signature]
Notary Public



WHEN RECORDED MAIL TO: ✓

DENNIS RIGGINS
1404 THADDEUS COVE
AUSTIN, TEXAS 78746

The grantor(s) declare(s):
Documentary transfer tax is \$ 17.05
(X) computed on full value of property conveyed, or
() computed on full value less value of liens and encumbrances remaining at time of sale.

FOR RECORDER'S USE

MAIL TAX STATEMENTS TO:

SAME AS ABOVE

REQUESTED BY
[Signature]
IN OFFICIAL RECORDS OF
DOUGLAS COUNTY, NEVADA

'86 SEP 11 P4:34

SUZANNE BEAUDREAU
RECORDER

\$ 5- PAID [Signature] DEPUTY 140864

THE FIRST SCHEDULED FEE IS
APPLICABLE TO ALL
RECORDS
AND TO ALL RECORDS
MADE BY THE
RECORDERS
AND TO ALL RECORDS
MADE BY THE
RECORDERS

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CARSON CITY OFFICE
300 EAST PROCTOR STREET
CARSON CITY, NEVADA 89701
TELEPHONE (702) 882-4277

ZEPHYRUS COVE CHURCH
P. O. BOX 52
ZEPHYRUS COVE, NEVADA 89440
TELEPHONE (702) 588-0070

LAW OFFICE OF
MURRAY W. HARRIS

A parcel of land, located in the northwest quarter of Section 1, T. 12 N., R. 19 E., M.D.B. & M., Douglas County, Nevada, more particularly described as follows:

Commencing at the northwest corner of said Section 1, proceed East, 1972.52 feet, along the section line, and S 4°16'42" W., 415.77 feet, to the TRUE POINT OF BEGINNING, which is the northeast corner of the parcel; thence S 4°16'42" W., 426.34 feet, to the southeast corner of the parcel; thence West, 1014.36 feet, to the southwest corner of the parcel; thence N 1°00'01" E., 425.22 feet, along the center of the West Fork of the Carson River, to the northwest corner of the parcel; thence East, 1038.74 feet, to the TRUE POINT OF BEGINNING, containing 10.0 acres, more or less.

REQUESTED BY
Benjamin C. Steele
IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

'87 MAR -6 A9 :24

SUZANNE BEAUDREAU
RECORDER

\$ 6- PAID GU DEPUTY

Exhibit "A"

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