

Escrow No. 43997 MTF
38090-FCL

WHEN RECORDED, MAIL TO:
Pioneer Citizens Bank
of Nevada
Real Estate Dept.
P.O. Box 2351
Reno, Nevada 89505

GRANT, BARGAIN AND SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, R & B INVESTMENTS, a general partnership, does hereby GRANT, BARGAIN and SELL to PIONEER CITIZENS BANK OF NEVADA, (whose address is: P.O. Box 2351, Reno, Nevada 89505), the real property situate in the County of Douglas, State of Nevada, described in Exhibit "A" attached hereto and incorporated herein by this reference.

TOGETHER with the tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Dated: November 18, 1988.

R & B INVESTMENTS, a general partnership

R & B INVESTMENTS, a general partnership

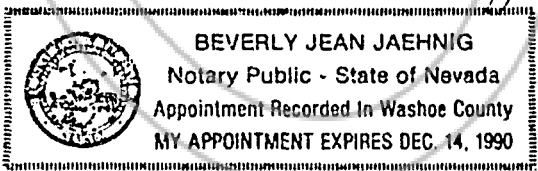
By: Robert W. George
Its: Partner

By: David E. Cox
Its: Partner

STATE OF NEVADA)
: ss)
County of Washoe)

On November 18, personally appeared before me, a Notary Public, Robert W. George and David E. Cox, who acknowledged that they executed the foregoing instrument.

Beverly Jean Jaehnig
Notary Public



THIS DOCUMENT IS BEING RECORDED AS AN ACCOMMODATION ONLY WITHOUT LIABILITY ON THE PART OF WESTERN TITLE COMPANY, INC. FOR THE SUFFICIENCY HEREOF OR FOR THE CONDITION OF TITLE.

SVN28/02

Hale, Lane, Peek, Dennison and Howard
Attorneys and Counsellors at Law
Reno, Nevada
(702) 786-7900

191776

BOOK 1288 PAGE 034

Exhibit "A"

Situate in the County of Douglas, State of Nevada, described as follows:

All that portion of the "Common Area" as delineated on Valley Villa Subdivision, according to the map thereof, filed in the office of the County Recorder of Douglas County, Nevada on October 19, 1979, described as follows:

Commencing at the Northeast corner of said subdivision, thence South 89°44'36" West 1.56 feet, thence North 85°33'00" West 118.73 feet to a point on a curve concave to the North and having a radius of 465 feet, a radial line running through said point bears North 00°23'50" West, thence Westerly along said curve, through a central angle of 6°59'43" a distance of 56.77 feet to the Point of Beginning; thence South 00°18'53" East 35.55 feet; thence South 49°21'12" East 75 feet; thence South 00°18'53" East 60 feet; thence South 40°38'48" West 82.90 feet; thence North 53°06'21" West 103.21 feet; thence South 78°55'40" West 53.65 feet; thence North 11°04'20" West 91.35 feet to a point on the Southerly line of Apollo Avenue, 50 feet wide, said point being on a curve, having a radius of 245 feet and being concave to the Northwest, a radial line running through said point bears North 35°11'37" West, thence Northeasterly along said curve through a central angle of 21°48'23" an arc distance of 93.24 feet, thence North 33°00'00" East 16.25 feet to a point of intersection with the Northerly line of said subdivision, said point being on a curve concave to the North and having a radius of 465 feet, a radial line running through said point bears North 16°15'33" East; thence Easterly along said curve, through a central angle of 9°39'40" an arc distance of 78.36 feet to the Point of Beginning.

Excepting therefrom, Lots 6,7,8,9,10,11,12,13 and 14 in Block C of said Valley Villa Subdivision.


Said parcel is being further identified as (not a part) Lot A-1 in Block C of the Amended Plat of Valley Villa Subdivision, excepting therefrom Lots 6 through 14, inclusive, in said Block C, and subject to a driveway and access easement 25 feet in width as delineated on said Amended Plat.

REQUESTED BY
WESTERN TITLE COMPANY, INC.
IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

'88 DEC -1 P12:31

SUZANNE BEAUDREAU
RECORDER

191776

\$6.00 PAID 

DEPUTY BOOK 1288 PAGE 035