GRANT, BARGAIN, SALE DEED

That THIS INDENTURE WITNESSETH:

WANDA A. COOVER, Trustee and PETER W. COOVER, Trustee of "THE WANDA A. AND PETER W. COOVER FAMILY TRUST" dated the 23rd day of in consideration of \$. 10.00 , the May, 1990 receipt of which is hereby acknowledged, do(es) hereby Grant, Bargain, Sell and Convey to

H & S CONSTRUCTION INC., a Nevada Corporation

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

SEE EXHBIIT "A" ATTACHED HERETO AND MADE A PART HEREOF FOR LEGAL DESCRIPTION

"THIS DOCUMENT IS BEING RE-RECORDED TO SHOW THE GRANTEES HEREIN EXECUTION OF DOCUMENT AS TRUSTEES OF THEIR TRUST"

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.

1990 Witness our hand s this 4th day of June rustie WARDA A. COOVER,

PETER W. COOVER, TRUSTEE

STATE OF NEVADA

) :ss.

COUNTY OF IXXICLAS

personally appeared before JUNI-C a Notary Public, personally known or proved to me to be the person whose name s subscribed to the above instrument who acknowledged that They executed the above instrument for the purposes stated herein.

M COU Notary Public

m

ROBIN MOORE ROTARY FURTICE STATE OF NEWARA POUGLAS COUNTY

My construsion espates Feb. 26, 1994 MAIL TAX STATEMENTS AND RECORDED DOCUMENT TO:

H & S Construction P.O. Box 2077

Minden, NV 89423

The Grantor(s) declare(s): Documentary transfer tax is \$ 330.00 XX computed on full value of property conveyed, or () computed on full value less value of liens and encumbrances remaining at time of sale.

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EXHIBIT A

LEGAL DESCRIPTION

of

Revised A.P.N. 21-030-03 for Wanda Arlene Beauchamp

All that certain lot, piece, parcel or portion of land situate, lying and being within the Southwest 1/4 of the Southeast 1/4 of Section 21, Township 14 North, Range 20 East, M.D.B. & M., Douglas County, Nevada and more particularly described as follows:

A lot line adjustment of the lands of WANDA ARLENE DEAUCHAMP, trustee of the WANDA ARLENE BEAUCHAMP Trust Agreement dated April 7, 1987 as described in deeds filed for record in Book 907 at Page 254 and 255, Official Records of Douglas County, Nevada; also being Assessor's Parcel Numbers 21-030-02 and 21-030-03 and more particularly described as follows:

Commencing at the South 1/4 corner of said Section 21 as shown on the Parcel Map for J. W. Robinson filed for record in Book 487 at page 2956 as document number 153734, Official Records of Douglas County, Nevada, which point is the TRUE POINT OF BEGINNING; thence along the west line of the Southwest 1/4 of the Southeast 1/4 of said Section 21

North 000000 00" East a distance of 455.07 feet; thence leaving said west line

North 89°59'35" East a distance of 697.15 feet; thence North 00°00'00" East a distance of 441.00 feet to the south line of Parcel 2 of aforesaid Parcel Map; thence along said line North 89°59'35" East a distance of 222.85 feet to the southeast corner of said Parcel 2; thence along the east line of Parcel 2 North 0000000 East a distance of 427.00 feet to the north line of aforesaid Southwest 1/4 of the Southeast 1/4; thence along said north line

North 89°59'35" East a distance of 407.14 feet to the northeast corner of Southwest 1/4 of the Southeast 1/4; thence along the east line thereof

South 00-03'01" West a distance of 1322.55 feet to the southeast corner of said Southwest 1/4 of the Southeast 1/4; thence along the south line thereof

South 89°58'14" West a distance of 1325.98 feet to the TRUE POINT OF BEGINNING and containing 24.208 acres more or less.

Subject to an easement as shown on aforesaid Parcel Map over the west 40.00 feet of the above described parcel.

And together with an easement 50.00 feet in width for public access and utility purposes over the following described parcel:

276417 BOOK 492 PAGE3537

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BOOK 690 PAGE4001

HIGG-N-SONS INC Job # 1337 Beauchamp Line Adjustment

Commencing at the South 1/4 corner of said Section 21 as shown on the Parcel Map for J. W. Robinson filed for record in Book 487 at page 2956 as document number 153734, Official Records of Douglas County, Nevada, thence along the west line of the Southwest 1/4 of the Southeast 1/4 of said Section 21 North 00-00'00" East a distance of 846.07 feet to the TRUE POINT OF BEGINNING; thence continuing along said west line North 00-00'00" East a distance of 50.00 feet; thence leaving said west line North 89°59'35" East a distance of 697.15 feet to a point on the south line of Parcel 2 of the aforesaid Parcel Map; thence South 00°00'00" West a distance of 50.00 feet; thence South 89°59'35" West a distance of 697.15 feet to the TRUE POINT OF BEGINNING and containing 34,856 Square feet more or less.

Prepared: June 18, 1990 HIGG-N-SONS INC By:

Professional Land Surveyors

P.O. Box 425

Gardnerville, NV 89410

(702) 782-7444



REQUESTED BY STEWART TITLE OF DOUBLAS COUNTY IN OFFICIAL RECORDS OF DOUGLAS CO. NEVADA

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PARTHIGG-N-SONS INC Job # 1337 Beauchamp Line Adjustment

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SUZANNE BEAUGREAU 229030 DEPUTY BOOK 690 PAGE4002



SUZANNE BEAUDREAU 276417

BOOK 492 PAGE3539

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