

DOUGLAS COUNTY

EXHIBIT 'A'

All that certain lot, piece or parcel of land situate in the County of Douglas, State of Nevada, described as follows:

A parcel of land situate in and being a portion of Section 34, lying Westerly of the East bank of the Allerman Diversion Ditch, as established and existing in 1978, in Township 13 North, Range 20 East, M.D.B.&M., Douglas County, Nevada, and more particularly described as follows:

COMMENCING at the Section corner common to Sections 3 and 4, Township 12 North, Range 20 East, M.D.B.&M., and Sections 33 and 34, Township 13 North, Range 20 East, M.D.B.&M.; thence North 89°42'02" East, a distance of 1,325.53 feet to the Southwest corner of Parcel No. 2, as set forth on certain Land Division Map for John B. Anderson No. 1, filed for record in the office of the County recorder of Douglas County, Nevada, on July 31, 1978, as Document No. 23478; thence North 00°17'27" East, (Deed of record shows North 00°33'07" West) a distance of 5,335.69 feet to a point; thence South 89°24'19" East, a distance of 1,330.50 feet to the True Point of Beginning; thence South 01°14'18" West, a distance of 846.04 feet to a point; thence South 89°24'19" East, a distance of 2,183.57 feet to the East bank of the Allerman Diversion Ditch, as established and existing in 1978; thence Northerly along said East bank to a point which bears South 89°24'19" East from the True Point of Beginning; thence North 89°24'19" West, a distance of 2,039.37 feet to the Point of Beginning.

RESERVING THEREFROM a non-exclusive easement for road and incidental purposes over and across the Westerly 30 feet and the Easterly 100 feet of said land.

Said land more fully shown as Parcel 3 E, as set forth on that certain Land Division Map of Lot 3 of John B. Anderson No. 1, L.D.M. (Parcel 2), for G. P. Trucking filed in the office of the County Recorder of Douglas County, Nevada, on March 25, 1981, as Document No. 54709.

TOGETHER WITH a non-exclusive easement for access and utilities over and across all those certain parcels of land designated as access and utility easement as set forth on that certain Land Division Map of Lot 3 of John B. Anderson No. 1, L.D.M. (Parcel 2) for G. P. Trucking as filed in the office of the County Recorder of Douglas County, Nevada, on March 25, 1981, as Document No. 54709.

A.P.N. 23-260-07

TOGETHER WITH all water, water rights, ditch and ditch rights appurtenant to the herein described real property as set forth below:

TOGETHER WITH the surface water rights which are specifically certificated to the herein described property excepting therefrom all water rights from Heenan Lake and further excepting any and all surface water rights stemming from the "1/3-2/3" agreement which affects the historical custom and usage of certain surface waters in Carson Valley, Douglas County, Nevada.

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COPY

REQUESTED BY
Janet Curse
IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

'92 OCT -6 P4:06

SUZANNE BEAUDREAU
RECORDER

\$ 7.00 PAID Bk DEPUTY

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