

JOINT TENANCY DEED

THIS INDENTURE WITNESSETH: That

LARRY H. MIRON, TRUSTEE of the LARRY H. MIRON LOVING TRUST UT 12/16/91

in consideration of the sum of TEN DOLLARS (\$10.00) lawful money of the United States, and other good and valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to

LAWRENCE ALLAN MARTINEZ and BARBARA HELENE MARTINEZ, TRUSTEES OF THE MARTINEZ FAMILY TRUST DATED AUGUST 24, 1994, AS COMMUNITY PROPERTY

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:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

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 my hand this 10TH day of MAY, 1995.

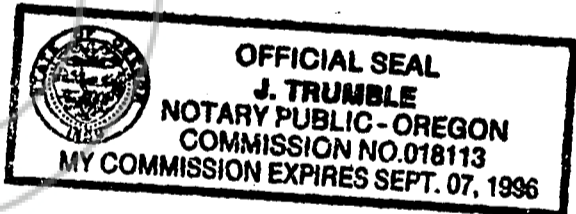
Larry H. Miron Trustee
LARRY H MIRON, TRUSTEE

STATE OF OREGON)
COUNTY OF JACKSON) SS.

On MAY 10, 1995, personally appeared before me, a Notary Public, LARRY H. MIRON

personally known or proved to me to be the persons whose names are subscribed to the above instrument who acknowledged that they executed the same for the purposes therein stated.

J. Trumble
Notary Public



WHEN RECORDED, MAIL TO:

LAWRENCE ALLAN MARTINEZ
8055 VIA ZAPATA
DUBLIN, CA. 94568

The Grantor(s) declare(s):
Document Transfer Tax is \$156.00
(X) computed on full value of property conveyed

MAIL TAX STATEMENTS TO:
as shown above

LEGAL DESCRIPTION

The land referred to herein is situated in the State of Nevada County of Douglas, described as follows:

A parcel of land located within a portion of the Northwest 1/4 of the Northeast 1/4 of Section 35, Township 13 North, Range 20 East, M.D.B.&M., Douglas County, Nevada, being more particularly described as follows:

Parcel 6-B-1 as shown on parcel Map for K.W. Emerson, Inc., Peter D. and Margaret M. Ziebell, filed for record November 6, 1986, in Book 1186, Page 712, Document No. 144744 of Official Records of Douglas County, State of Nevada.

Excepting therefrom a portion of the Northwest 1/4 of the Northeast 1/4 of Section 35, Township 13 North, Range 20 East, M.D.B.&M., Douglas County, Nevada, containing 0.757 acres more or less and being more particularly described as follows:

BEGINNING at the Northwest corner of Parcel 6-B-1 of Parcel Map Document No. 144744 of the Douglas County Recorder's Office, said point also being on the centerline of the original East Valley Road and bears North 89°02'16" West, 2664.13 feet from the Northeast corner of said Section 35;

thence South 89°02'10" East, along the Northerly line of said Parcel 6-B-1, 131.85 feet to the centerline of the realignment of East Valley Road;

thence South 12°34'02" East, along said realignment centerline, 267.69 feet;

thence continuing along said realignment centerline, 210.96 feet along the arc of a curve to the left having a central angle of 06°02'36" and a radius of 2000.00 feet (shord bears South 15°35'20" East, 210.86 feet) to the Southerly line of said Parcel 6-B-1.

thence North 89°11'21" West, along said Southerly line, 18.85 feet to the centerline of said original East Valley Road;

Thence North 26°02'42" West along said original centerline, 519.03 feet to the POINT OF BEGINNING.

Assessors Parcel No. 23-293-01.

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

'95 MAY 16 P3:35

LINDA SLATER
RECORDER

\$ 800 PAID 52 DEPUTY

362157

BK 0595 PG 24 19