

THIS INDENTURE WITNESSETH: That ANDRA L. MILLER, a married woman

in consideration of \$ -0-, the receipt of which is hereby acknowledged, do hereby Grant, Bargain, Sell and Convey to BRIAN J. MILLER, her husband, as his sole and separate 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.
AP#05-270-05

THE PURPOSE OF THIS CONVEYANCE IS TO DIVEST THE GRANTOR OF ALL OF HER RIGHT, TITLE AND INTEREST, COMMUNITY OR OTHERWISE IN THE HEREIN PROPERTY AND TO VEST TITLE IN THE GRANTEE AS HIS SOLE AND SEPARATE PROPERTY

THIS INSTRUMENT IS BEING RECORDED AS AN ACCOMMODATION ONLY. NO LIABILITY, EXPRESS OR IMPLIED, IS ASSUMED AS TO ITS REGULARITY OR SUFFICIENCY NOR AS TO ITS AFFECT, IF ANY, UPON TITLE TO ANY REAL PROPERTY DESCRIBED THEREIN.

PACIFIC TITLE, INC.

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 28th day of June, 1995.

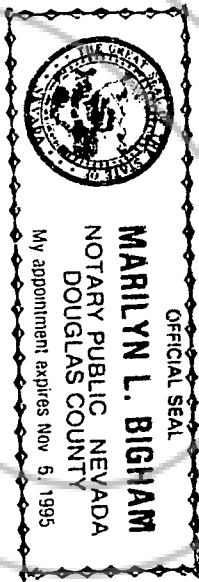
STATE OF NEVADA

COUNTY OF DOUGLAS

SS

Andra L. Miller
ANDRA L. MILLER

On June 28, 1995 personally appeared before me, a Notary Public, Andra L. Miller personally known or proved to me to be the person whose name(s) is/are subscribed to the above instrument who acknowledged that s he executed the above instrument



Marilyn L. Bigham
Notary Public

WHEN RECORDED MAIL TO:

Brian J. Miller
P. O. Box 495
Zephyr Cove, Nevada 89448

The grantor(s) declare(s):
Documentary transfer tax is \$ EXEMPT #6
() computed on full value of property conveyed, or
() computed on full value less value of liens and encumbrances remaining at time of sale.

MAIL TAX STATEMENTS TO:

same as above

FOR RECORDER'S USE

365459
BK0795PG0108

EXHIBIT "A"

All that certain lot, piece or parcel of land lying and being situate in the County of Douglas, State of Nevada, being a portion of the South One-Half of Section 15, Township 13 North, Range 18 East, M.D.B. & M., more particularly described as follows:

COMMENCING at the Southeasterly terminus of that certain tangent on McFaul Way which bears North $59^{\circ}27'00''$ West, a distance of 308.16 feet as shown on that certain map entitled, "Round Hill Village Unit No. 1" filed in the office of the Recorder of Douglas County, Nevada on April 21, 1965 as Document No. 27741; thence South $30^{\circ}33'00''$ West, 30.00 feet to a point in the Southwesterly Right-of-Way of said McFaul Way; thence North $59^{\circ}27'00''$ West, along said Right-of-Way line, a distance of 180.50 feet to a point in said Right-of-Way line which is the TRUE POINT OF BEGINNING; thence continuing along said Right-of-Way line, North $59^{\circ}27'00''$ West, 127.66 feet to a point; thence continuing further along said Right-of-way line around a curve to the right, having a radius of 230.00 feet, through a central angle of $16^{\circ}40'00''$, an arc distance of 66.90 feet; thence departing said Right-of-Way line, South $1^{\circ}59'07''$ East, 183.31 feet to a point in the Northerly property line of Round Hill Village Shopping Center; thence following said property line North $69^{\circ}00'00''$ East, 165.00 feet; thence departing said property line North $4^{\circ}46'50''$ East, 17.40 feet to a point in the Southwesterly Right-of-Way line of McFaul Way, and the POINT OF BEGINNING.

EXCEPT THEREFROM all that portion of said land conveyed to Milton Manoukian, etal, in Deed recorded May 7, 1983, Book 383, Page 390, Document No. 076747 of Official Records, more particularly described as follows:

BEGINNING at the most Northwesterly corner of that certain parcel of land described in Deed to Milton Manoukian and Lorraine Manoukian, recorded as Document No. 37271, Book 51, Page 575 on July 25, 1967, Official Records of Douglas County, Nevada; thence South $1^{\circ}59'07''$ East, 183.31 feet along the property line of said parcel; thence along the property line of said parcel North $69^{\circ}00'00''$ East, 45.48 feet; thence North $1^{\circ}59'07''$ West, 129.80 feet to a point on a 230.00 foot radius curve, the center of which bears North $32^{\circ}46'05''$ East, said curve being also the Southwesterly Right-of-Way line of McFaul Way; thence along said curve through a central angle of $14^{\circ}26'55''$, an arc distance of 58.00 feet to the POINT OF BEGINNING.

Basis of bearing; McFaul Way bears North $59^{\circ}27'00''$ West as shown on Record Map of Round Hill Village Unit No. 1, recorded as Document No. 27741, Book 2 of Maps, Official Records of Douglas County, Nevada.

COPY

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

'95 JUL -3 A11:20

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LINDA SLATER
RECORDER
\$ 9.00 PAID KJ DEPUTY