

GRANT, BARGAIN, AND SALE DEED

THIS INDENTURE WITNESSETH: That

CHARLES B. SLACK AND BARBARA V. SLACK, husband and wife

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, do hereby Grant, Bargain, Sell and Convey to

BRUCE C. LINDSTROM, an unmarried man

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 BY THIS REFERENCE MADE A PART HEREOF

ASSESSOR'S PARCEL NO. 03-180-09

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 our hands this 2nd day of February, 1996.

Charles B. Slack
CHARLES B. SLACK

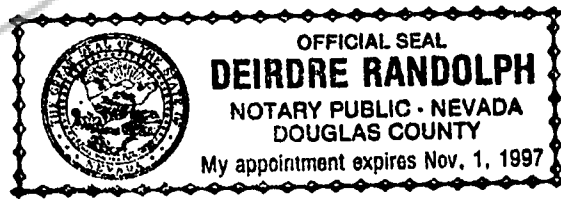
Barbara V. Slack
BARBARA V. SLACK

STATE OF Nevada)
COUNTY OF Douglas) SS.

On February 2, 1996, personally appeared before me, a Notary Public, CHARLES B. SLACK + BARBARA V. SLACK

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.

Deirdre Randolph
Notary Public



WHEN RECORDED, MAIL TO:
BRUCE C. LINDSTROM
224 GARFIELD STREET
DENVER, CO 80206

The Grantor(s) declare(s):
Document Transfer Tax is \$2,730.00
(X) computed on full value of property conveyed

MAIL TAX STATEMENTS TO:
SAME AS ABOVE

381470

BK0296PG2834

LEGAL DESCRIPTION

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

PARCEL 1

Lot 9, as shown on the Amended map of LAKERIDGE ESTATES NO. 1, filed in the office of the County Recorder of Douglas County, Nevada on February 23, 1959, as Document No. 14083.

Excepting therefrom all that portion thereof, lying below the natural ordinary high water line of Lake Tahoe.

Together with a perpetual easement for ingress, egress and parking purposes by pedestrians, motor vehicles, or human powered vehicles described as follows:

A portion of the Northwest 1/4 Section 34, Township 14 North, Range 18 East, Mount Diablo Baseline and Meridian, Douglas County, Nevada described as follows:

Commencing at the Northeast corner of Parcel 9 as set forth on that certain Revised Plat of Lakeridge Estates No. 1, that was filed for record in the office of the County Recorder of Douglas County, Nevada, on the 23rd day of February, 1959 in Book 1 of Maps, as Document No. 14083; thence North 73 degrees 04'40" West, 21.88 feet along said line between Parcels 9 and 10; thence North 67 degrees 48'17" East, 12.51 feet; thence South 57 degrees 50'00" East, 37.73 feet to the POINT OF BEGINNING.

Assessors Parcel No. 03-180-09.

PARCEL 2

An exclusive and perpetual prescriptive easement for beach, littoral, recreational, residential, and other uses over and across the following parcel of land:

Beginning at the Southwest corner of said Lot 9; thence Northerly to a point on the Low Water Line at elevation 6,223 feet, Lake Tahoe Datum; thence Westerly and Northerly along the Low Water Line to a point which bears Westerly of the Northwest corner of Lot 9; thence Easterly to the Northwest corner of Lot 9; thence Southerly to the point of Beginning.

COPY

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

'96 FEB 16 P3:23

381470
BK 0296 PG 2836

LINDA SLATER
RECORDER
\$ 9.00 PAID KJ DEPUTY