

WHEN RECORDED MAIL TO:
STEVEN J. ABBA
1571 S. DEER RUN ROAD
CARSON CITY, NV 89701

Order No.
Escrow No. F72093CA
R.P.T.T. 122.20
XX Based on full value
Based on full value
less liens

INDIVIDUAL GRANT DEED

THIS INDENTURE WITNESSETH:

That for a valuable consideration, receipt of which is hereby acknowledged
HARRY TEDSEN, a married man as his sole and separate property

(GRANTOR),
does hereby grant, bargain, sell, and convey to STEVEN J. ABBA AND BECKY
S. ABBA, HUSBAND AND WIFE AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

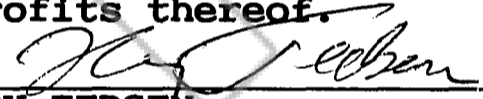
(GRANTEE),
all that real property in the County of DOUGLAS, State of Nevada,
being Assessor's Parcel Number 23-560-01, specifically described as:

Lot 1, in Block A, as shown on the map of PONDEROSA SUBDIVISION, filed for
record in the office of the County Recorder of Douglas County, State of
Nevada, on April 28, 1995, Book 495, at page 4110, as Document No. 361181.

SUBJECT TO COVENANTS, CONDITIONS AND RESTRICTIONS NOW OF RECORD UNDER
DOCUMENT NOS. 53717 AND 361182, OF OFFICIAL RECORDS.

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.

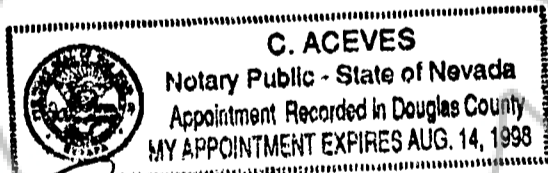
Dated February 27, 1996

✓ 

HARRY TEDSEN

STATE OF NEVADA)
)SS.
County of DOUGLAS)

This instrument was acknowledged
before me on 2-29-96
by HARRY TEDSEN



MAIL TAX STATEMENT TO:
SAME AS ABOVE

.....
FOR RECORDER'S USE
.....



Notary Public

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

'96 MAR 25 P1:29

LINDA SLATER
RECORDER

\$7.00 PAID ~~5~~ DEPUTY

383960
BK 0396 PG 387.1