

✓ 1848 Dutchman Dr.  
SP24Ks, NV. 89434  
(Clyne Bauer)

GRANT, BARGAIN AND SALE DEED

THIS INDENTURE, made this 17 day of April 1997, 1997, by and between MICHAEL HARDISTY, Party of the First Part, and CLYNE PERKINS BAUER, Party of the Second Part,

W I T N E S S E T H:

That the Party of the First Part for valuable consideration to him in hand paid by the Party of the Second Part, the receipt whereof is hereby acknowledged, does by these presents grant, bargain, sell and convey unto the Party of the Second Part, his heirs and assigns forever, all that certain real property situate in the County of Douglas, State of Nevada, being Assessor's Parcel No. 39-161-06, more particularly described as follows:

Commencing at a point which is situated South 231 27' West 1085.95 feet from the one-quarter section corner common to Sections 9 and 15, Township 20 North, Range 19 East, M.D.B.M. SAID POINT FURTHER DESCRIBED AS SITUATED ON THE SOUTH right of way of Highway No. 395, also known as the Purdy Highway; thence North 28'00" East 200 feet to the center line of the above described highway; thence North 62'00" West 40 feet along said center line to the true point of beginning; thence Southerly at right angles 400 feet; thence Easterly at right angles 100 feet; thence Northerly at right angles 400 feet to the true point of beginning.

TOGETHER WITH, all and singular, the tenements, the hereditaments and appurtenances thereunto belonging or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD, all and singular, the said premises together with the appurtenances, unto the Party of the Second Part, his heirs and assigns forever.

IN WITNESS WHEREOF, the Party of the First Part has hereunto set his hand and caused this instrument to be executed the day and year first above written.

Michael Hardisty  
MICHAEL HARDISTY

