

Escrow No. 970377UM
Order No.

GRANT, BARGAIN AND SALE DEED

THIS INDENTURE WITNESSETH: That for a valuable consideration, receipt of which is hereby acknowledged,

STODDARD M. JACOBSEN, a widower

do(es) hereby **GRANT, BARGAIN, SELL AND CONVEY** to

TERRY M. JACOBSEN AND LINDA JACOBSEN, husband and wife as Joint Tenants with right of survivorship

all that real property situated in the County of Douglas, State of Nevada, being Assessor's Parcel Number 25-160-13, specifically described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF FOR LEGAL DESCRIPTION

TOGETHER with all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues of profits thereof.

WITNESS my hand this 23rd day of April 1996.

Stoddard M. Jacobsen
STODDARD M. JACOBSEN

STATE OF NEVADA
COUNTY OF Douglas

On September 10, 1996 personally appeared before me, a Notary Public, Stoddard M. Jacobsen

who acknowledged that he executed the above instrument.

Jacky D. Morrison
Notary Public
JACKY D. MORRISON
Notary Public - State of Nevada
EXPIRES NOV 1 1998

WHEN RECORDED MAIL TO:
Mr. & Mrs. Terry Jacobsen
P.O. Box 76
Gardnerville, NV 89410

The grantor (s) declare:
Documentary transfer tax is \$ Exempt #3
() 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:

0429405
BK 1297PG5449

DESCRIPTION
AREA ADJUSTED FROM
PARCEL 1 TO PARCEL 2

All that real property situate in the County of Douglas, State of Nevada, described as follows:

A parcel of land located within a portion of the North one-half (N½) of Section 3, Township 12 North, Range 20 East, Mount Diablo Meridian, more particularly described as follows:

Commencing at the northwest corner of the parcel of land shown as A.P.N. 25-160-13 on the Record of Survey for Stoddard Jacobsen recorded January 22, 1986 in the office of Recorder, Douglas County, Nevada in Book 186, at Page 1752, as Document No. 129795;

thence South 00°28'21" West, 50.00 feet to a point on the southerly right-of-way of Toler Lane as shown on Record of Survey No. 23 for Douglas County recorded January 4, 1991 in the office of Recorder, Douglas County, Nevada in Book 191, at Page 275, as Document No. 242238;

thence along said southerly right-of-way of Toler Lane South 89°20'34" East, 1357.72 feet to the POINT OF BEGINNING;

thence continuing along said southerly right-of-way South 89°20'34" East, 484.69 feet;

thence South 12°21'42" East, 748.68 feet;

thence South 89°20'34" East, 163.35 feet to a point on the easterly boundary of said parcel of land per said Record of Survey for Stoddard Jacobsen;

thence South 12°21'42" East, 36.77 feet;

thence South 78°03'02" West, 919.11 feet;

thence North 13°54'46" East, 121.68 feet;

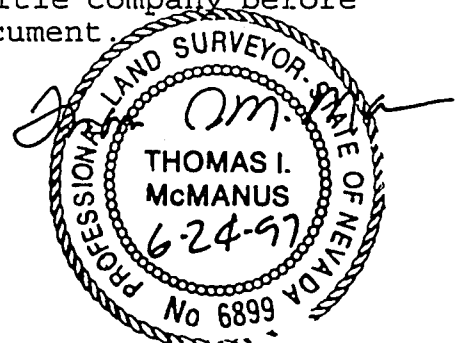
thence North 06°30'44" East, 376.18 feet;

thence North 01°20'52" East, 473.24 feet to the POINT OF BEGINNING, containing 12.34 acres, more or less.

The Basis of Bearing for this description is South 89°20'34" East, the north line of Section 3, Township 12 North, Range 20 East, Mount Diablo Meridian, per Record of Survey No. 23 for Douglas County recorded January 4, 1991 in the office of Recorder, Douglas County, Nevada in Book 191, at Page 275, as Document No. 242238.

Note: Refer this description to your title company before incorporating into any legal document.

Prepared By: R.O. ANDERSON ENGINEERING, INC.
P.O. Box 2294
Minden, Nevada 89423



0429405

BK 1297PG5450

COPY

REQUESTED BY
MARQUIS TITLE & ESCROW, INC.
IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

'97 DEC 30 P2:59

0429405
BK 1297PG5451

LINDA SLATER
RECORDER
\$9.00 PAID K2 DEPUTY