WHEN RECORDED MAIL TO: Don James

P.O. Box 158 GARANERVILLE, NV 89410 Escrow No. P77281KH R.P.T.T. 71.50

> 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 JOHN R. DECARLO AND LINDA K. DECARLO, HUSBAND AND WIFE

(GRANTOR),

does hereby grant, bargain, sell, and convey to DON JAMES, AN UNMARRIED MAN

(GRANTEE),

all that real property in the County of DOUGLAS State of Nevada, being Assessor's Parcel Number 39-152-100 , specifically described as:

(SEE ATTACHED EXHIBIT "A" FOR COMPLETE LEGAL DESCRIPTION

THIS DOCUMENT IS BEING RECORDED AS AN ACCOMMODATION ONLY WITHOUT LIABILITY ON THE PART OF WESTERN TITLE COMPANY, INC. FOR THE SUFFICIENCY HEREOF OR FOR THE CONDITION OF TITLE.

(Continued)

Together with all and singular tenements, hereditaments appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.

Dated September 8, 1998

STATE OF NEVADA

)ss.

ОНИ R. a LINDA DECARLO K.

COUNTY OF DOUGLAS

This instrument was acknowledged before me on 9-8-98

by

JOHN R. PECARLO

LINDA K. DECARLO

MAIL TAX STATEMENT TO:

SAME AS ABOVE

FOR RECORDER'S USE



0449364

## EXHIBIT "A"

A PARCEL OF LAND LOCATED WITHIN A PORTION OF THE SOUTHWEST ONE-QUARTER (SW 1/4) OF SECTION 29, TOWNSHIP 10 NORTH, RANGE 22 EAST, MOUNT DIABLO MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A FOUND 6" DIAMETER CONCRETE MONUMENT, THE NORTHWEST CORNER OF LOT 46 AS SHOWN ON THE AMENDED MAP OF TOPAZ LODGE SUBDIVISION FILED FOR RECORD SEPTEMBER 16, 1958 IN THE OFFICE OF RECORDER, DOUGLAS COUNTY, NEVADA AS DOCUMENT NO. 13594, THE POINT OF BEGINNING:

THENCE ALONG THE WESTERLY LINE OF BEATTY STREET SOUTH 00°04'38" WEST, 142.56 FEET;

THENCE WEST, 199.73 FEET;

THENCE ALONG THE EASTERLY LINE OF CHURCHILL STREET NORTH 00°04'55" EAST, 142.56 FEET;

THENCE EAST, 199.72 FEET TO THE POINT OF BEGINNING



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

'98 SEP 14 P3:52

0449364 BK0998PG2518 LINDA SLATER
RECORDER
PAID MEPUTY