

BOUNDARY LINE ADJUSTMENT
GRANT, BARGAIN and SALE DEED

R.P.T.T. \$ #3

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
ROUND HILL SQUARE , LLC, a Nevada limited liability company

do(es) hereby GRANT, BARGAIN and SELL to

ROUND HILL SQUARE , LLC, a Nevada limited liability company

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

THIS INSTRUMENT IS BEING RECORDED AS AN ACCOMMODATION ONLY. NO LIABILITY, EXPRESS, OR IMPLIED, IS ASSUMED AS TO ITS REGULARITY OR SUFFICIENCY NOR AS TO ITS AFFECT, IF ANY, UPON TITLE TO ANY REAL PROPERTY DESCRIBED THEREIN.

SEE EXHIBIT "A" ATTACHED FOR LEGAL DESCRIPTION

A.P.N. 05-290-13 & 05-290-03

This conveyance is made subject to the following recorded matters:

A. Declaration of covenants, conditions and restrictions concerning providing offsite parking to an adjacent owner for the benefit of Tahoe Regional Planning Agency recorded June 23, 1997 in Book 697, Page 4665, as Document No. 415725 of Official records of Douglas County, Nevada.

B. Declaration of covenants, conditions and restrictions concerning providing offsite parking to an adjacent owner for the benefit of Tahoe Regional Planning Agency recorded June 23, 1997 in Book 697, Page 4681, as Document No. 415726 of Official records of Douglas County, Nevada.

SEE ADDENDUM "B" FOR CONTINUATION OF RECORDED MATTERS

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

ROUND HILL SQUARE, LLC a Nevada limited liability company

Dated December 18, 1998

By: WCP LAKE TAHOE ASSOCIATES, LIMITED PARTNERSHIP, a Nevada limited partnership

By: BayHarbor Management Services, Inc., a California corporation, General Partner

STATE OF NEVADA)
County of Douglas) : ss.

By: [Signature]
Tom Koss, Vice President and Chief Financial Officer

On December 18, 1998 personally appeared before me, a Notary Public, Douglas P. RASTELLO

By: [Signature]
Ronald Evans, Secretary

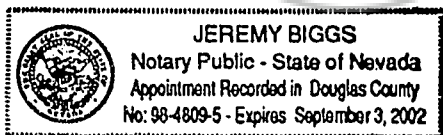
who acknowledged that he executed the above instrument.

By: ROUND HILL VENTURES, LLC, a Nevada limited liability company

By: [Signature]
Douglas P. Rastello, President

By: [Signature]
Andrew B. Macdonald, Secretary

[Signature]
Notary Public



Order No. _____

Escrow No. _____

WHEN RECORDED, MAIL TO:

ROUND HILL SQUARE, LLC
c/o Round Hill Ventures, LLC
P.O. Box 12336
Zephyr Cove, NV 89448

0457041

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- C. Declaration of covenants, conditions and restrictions for project area and coverage calculations recorded June 23, 1997 in Book 697, Page 4697, as Document No. 415727 of Official Records.
- D. Declaration of covenants, conditions and restrictions concerning providing offsite parking to an adjacent owner for the benefit of Tahoe Regional Planning Agency recorded June 23, 1997 in Book 697, Page 4711, as Document No. 415728 of Official Records of Douglas County, Nevada.

COPY

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DESCRIPTION
Adjusted A.P.N. 05-290-13

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 Section 15, Township 13 North, Range 18 East, Mount Diablo Meridian, more particularly described as follows:

Commencing at the Southeast corner of said Section 15;

thence along the Section line common to Sections 15 and 22 North $89^{\circ}54'09''$ West, 1513.39 feet to a point on the northeasterly right-of-way of U.S. Highway 50 as described in the conveyance to the State of Nevada recorded July 18, 1933 in the office of Recorder, Douglas County, Nevada in Book T of Deeds, at Page 436;

thence along said northeasterly right-of-way North $47^{\circ}36'00''$ West, 674.72 feet to the Southwest corner of a parcel of land shown as Nevada Allied Industries on the Record of Survey for Nevada Allied Industries recorded September 25, 1980 in the office of Recorder, Douglas County, Nevada in Book 980, at Page 1969, as Document No. 48927, a found $3/4''$ iron pipe and plug RLS 3519;

thence continuing along said northeasterly right-of-way North $47^{\circ}36'00''$ West, 152.81 feet to THE POINT OF BEGINNING;

thence along said northeasterly right-of-way North $47^{\circ}36'00''$ West, 437.47 feet to the southeasterly corner of Parcel #1 as shown on said Record of Survey;

thence along the boundary of said Parcel #1 the following three courses:

thence North $42^{\circ}24'00''$ East, 90.00 feet;

thence North $47^{\circ}36'00''$ West, 120.00 feet;

thence South $42^{\circ}24'00''$ West, 90.00 feet to a point *on said* northeasterly right-of-way of U.S. Highway 50;

thence along said northeasterly right-of-way North $47^{\circ}36'00''$ West 55.55 feet to the southeasterly corner of Shell Oil Company. A.P.N. 05-290-01, as recorded in the office of Recorder, Douglas County, Nevada in Book 1094, at Page 559;

thence along the boundary of said Shell Oil Company the following five courses:

thence North $42^{\circ}24'00''$ East, 88.00 feet;

thence along the arc of a curve to the left having a radius of 82.50 feet, central angle of $46^{\circ}00'00''$, and an *arc length of* 66.24 feet;

thence North $03^{\circ}36'00''$ West, 65.41 feet;

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thence South 80°30'10" West, 117.91 feet;
thence South 42°24'00" West, 100.00 feet to a point on said
northeasterly right-of-way of U.S. Highway 50;
thence along said northeasterly right-of-way North 47°36'00"
West, 14.45 feet;
thence North 42°24'00" East, 545.28 feet;
thence South 52°35'03" East, 40.63 feet;
thence North 68°56'23" East, 164.88 feet;
thence North 04°43'13" West, 17.70 feet;
thence South 59°30'37" East, 128.00 feet;
thence South 76°36'23" West, 67.98 feet;
thence South 09°08'39" East, 200.78 feet;
thence South 09°10'30" East, 122.01 feet;
thence along the arc of a curve to the left having a radius
of 34.12 feet, central angle of 89°43'38" and an arc length of
53.43 feet;
thence North 81°05'52" East, 64.33 feet;
thence South 12°39'37" East, 30.95 feet;
thence South 35°39'37" East, 348.46 feet to a point on the
westerly right-of-way of Elks Point Road;
thence along said westerly right-of-way along the arc of a
curve to the right having a radius of 320.00 feet, central angle
of 33°22'12", arc length of 186.37 feet, chord bearing South
25°42'54" West, and chord length of 183.75 feet;
thence along said westerly right-of-way South 42°24'00"
West, 80.76 feet;
thence North 47°36'00" West, 171.43 feet;
thence South 42°19'21" West, 55.58 feet;
thence North 47°36'52" West, 31.73 feet;
thence South 42°24'00" West, 63.25 feet;
thence South 47°36'25" East, 26.67 feet;
thence South 43°32'23" West, 70.01 feet to THE POINT OF
BEGINNING, containing 10.20 acres, more or less.

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



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CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

County of Orange

On December 18, 1998 before me, Betty Jo Poston, Notary Public,
Date Name and Title of Officer (e.g., "Jane Doe, Notary Public")

personally appeared Tom Koss, Ronald Evans, Andrew Macdonald,
Name(s) of Signer(s)

personally known to me – OR – proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



WITNESS my hand and official seal.

Betty Jo Poston
Signature of Notary Public

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: _____

Document Date: _____ Number of Pages: _____

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____

- Individual
- Corporate Officer
Title(s): _____
- Partner — Limited General
- Attorney-in-Fact
- Trustee
- Guardian or Conservator
- Other: _____

RIGHT THUMBPRINT
OF SIGNER
Top of thumb here

Signer Is Representing:

Signer's Name: _____

- Individual
- Corporate Officer
Title(s): _____
- Partner — Limited General
- Attorney-in-Fact
- Trustee
- Guardian or Conservator
- Other: _____

RIGHT THUMBPRINT
OF SIGNER
Top of thumb here

Signer Is Representing:

COPY

REQUESTED BY
FIRST AMERICAN TITLE CO.

IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

'98 DEC 21 P3:38

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LINDA SLATER
RECORDER
\$12⁰⁰ PAID *ks* DEPUTY