

GRANT, BARGAIN AND SALE DEED

THIS INDENTURE WITNESSETH:

That HELEN LOUISE COPPINGER, a widow, and MARY JANE ADAMS, a widow, together as joint tenants and not as tenants in common, of 1651 Dayton Way, Reno, Nevada 89502, for a valuable consideration, the receipt of which is hereby acknowledged, do hereby Grant, Bargain, Sell and Convey to JIM McCOWAN<sup>JR.</sup> and KAY McCOWAN, husband and wife as TENANTS IN COMMON WITH, of Post Office Box 1914, Carson City, Nevada 89707, all that real property situated in the County of Douglas, State of Nevada, being more particularly described as follows:

Mount Diablo Meridian, Nevada, Township 14 North, Range 20 East, Section 6:

The Southeast Quarter of the Northwest Quarter of the Southeast Quarter of the Northeast Quarter (SE 1/4 NW 1/4 SE 1/4 NE 1/4); and

The Southwest Quarter of the Northeast Quarter of the Southeast Quarter of the Northeast Quarter (SE 1/4 NE 1/4 SE 1/4 NE 1/4).

EXCEPTING AND RESERVING THEREFROM a right of way for Highway 395 as described in Patent No. 1230072 from the United States of America, recorded June 12, 1963, in Book 18, Page 77, as Document No. 22803, Official Records of Douglas County, Nevada.

Assessor's Parcel No.: 13-032-12

Together with, all and singular, the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

WITNESS our hands this 15 day of January, 1999.

Helen Coppinger  
HELEN LOUISE COPPINGER

Mary Jane Adams  
MARY JANE ADAMS

STATE OF Nevada )  
COUNTY OF Washoe ) : ss.

On this 15 day of January, 1999, personally appeared before me, Lora Rhea, a Notary Public, HELEN LOUISE COPPINGER and MARY JANE ADAMS, personally known to me (or proved to me on the basis of satisfactory evidence) to be the persons whose names are subscribed to the above instrument, who acknowledged to me that they executed the above instrument in their authorized capacities and that by their signatures on the instrument, they, and/or the entity upon the behalf of which they acted, executed the instrument.

Lora Rhea  
NOTARY PUBLIC

LEORA RHEA  
Notary Public, State of Nevada  
Appointment No. 98-49230-2  
My Appt. Expires Oct. 1, 2002

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REQUESTED BY  
**FIRST CENTENNIAL TITLE CO.**  
IN OFFICIAL RECORDS OF  
DOUGLAS CO., NEVADA

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LINDA SLATER  
RECORDER

\$ <sup>800</sup> PAID *Bh* DEPUTY