EASEMENT GRANT, BARGAIN and SALE DEED

THIS INDENTURE WITNESSETH: That

TAHOE VILLAGE HOMEOWNERS ASSOCIATION, A NEVADA CORPORATION

in consideration of \$10.00, the receipt of which is hereby acknowledged, does hereby Grant, Bargain Sell and Convey to

KINGSBURY GENERAL IMPROVEMENT DISTRICT, A 318 GOVERNMENTAL AGENCY CREATED BY ORDINANCE OF DOUGLAS COUNTY

and to the heirs and assigns of such Grantee forever, all that real property situated in the UNINCORPORATED AREA State of Nevada, bounded and described as follows: County of DOUGLAS

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

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

MAY 18, 1999 DATE:

> TAHOE VILLAGE HOMEOWNERS ASSOCIATION A NEVADA CORPORATION

BY:

TITLE:

STATE OF NEVADA SS.

This instrument was acknowledged before me on_

COUNTY OF DOUGLAS

June 23, 1999

CAROLYN R. TREANER, general manager

Signature

RECORDING REQUESTED BY:

WHEN RECORDED MAIL TO:

MAIL TAX STATEMENTS TO:

(This area above for official notarial seal)

MARILYN L. BIGHAM

Notary Public - State of Nevada

Appointment Recorded in Douglas County

No: 95-00364-6 - EXPIRES NOV. 6, 1999

0471006 RK N 6 9 9 PG 5 0 8 4 APN 41-010-04 --- Tahoe Village Unit #2

Property Owner: Tahoe Village Homeowners Association

DRAINAGE EASEMENT

-Portion of the S ½ of Section 19, T13N, R19E, MDB&M, Douglas County, Nevada.

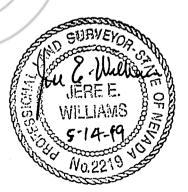
Commencing at the centerline monument "A" (refer to Exhibit A), as described within the Amended Map for Tahoe Village Unit # 1, Document No. 55769, Official Records, Douglas County, Nevada;

thence, S 11° 33'49" E, along the centerline of Tramway Drive, a distance of 247.98 feet; thence, N 78° 26'11" W, a distance of 30.00 feet to a point on the westerly right-of-way line of Tramway Drive, being the Point of Beginning (P.O.B.);

Thence, N 78° 26'11" W, 20.00 feet; thence, N 11° 33'49" E, 15.00 feet; thence, S 78° 26'11" E, 20.00 feet to a point on the westerly right-of-way line of Tramway Drive; thence, along said right-of-way line, S 11° 33'49" W, 15.00 feet to the P.O. B.

Said easement contains 0.01 acres (300 square feet) more or less.

GRANTOR also grants and conveys to GRANTEE a temporary construction easement five feet (5') in width on the northerly, southerly, and westerly sides of the above-described easement to facilitate construction, the temporary easement shall be abandoned 30 days after the filing of the Notice of Completion of construction but in no event later than two years from the date hereof.



C:\00\98008\easements apn 11-251-63.wpd

04**7**1006 BK0699PG5085

EXHIBIT ⋖ INAM YAMMART KINGSBURY ESTATES/TAHOE VILLAGE EROSION CONTROL PROJECT TAHOE VILLAGE HOMEOWNERS ASSOCIATION, APN 41-010-04 POINT OF COMMENCEMENT ", CENTERLINE MONUMENT ", PER TAHOE VILLAGE UNIT P.O.B. APN 41-010-04 PROPOSED ROADWAY EASEMENT — 0.01 AC (300 SF) MORE OR LESS TAHOE VILLAGE UNIT #2 SCALE: 1"=50" 5' TEMPORARY CONSTRUCTION EASEMENT "THIS MAP IS NOT A SURVEY OF THE LAND DEPICTED OR OF THE LOCATION OF ANY IMPROVEMENTS THEREON. YOU SHOULD NOT RELY UPON IT FOR ANY PURPOSE OTHER THAN ORIENTATION TO THE GENERAL LOCATION OF THE PARCEL OR PARCELS DEPICTED. KINGSBURY GENERAL IMPROVEMENT DISTRICT AND ITS AGENTS EXPRESSLY DISCLAIM ANY LIABILITY FOR ALLEGED LOSS OR DAMAGE WHICH MAY RESULT FROM USE OF THIS MAP." S11.33'49"E, 247.98' N78'26'11"W, 30.00' S11.33'49"W, 15.00' N78'26'11"W, 20.00 15.00 20.00 BRG. DIST./R. 98008\APN 41-010-04 MAY 10, 1999 N11.33'49"E, S78'26'11"E, 0471006

BK0699PG5086

REQUESTED BY
STEWART TITLE OF DOUGLAS COUNTY
IN OFFICIAL RECORDS OF
DOUGLAS CO.. HEVADA

'99 JUN 24 P3:07

LINDA SLATER
RECORDER

S/O PAID DEPUTY

0471006 BK0699PG5087