

99021571

RESOLUTION NUMBER 99R-080

WHEREAS, Douglas County is the owner of certain real property and improvements situated in Douglas County, Nevada, being a portion of APN 007-13-004, consisting of approximately 39,522 square feet, and being more particularly described on Exhibit A, attached and incorporated by reference; and

WHEREAS, on July 1, 1999, the Board adopted Resolution 99R-073, of its intent to sell the same to Lakeview Office Center, Inc., a Nevada corporation; and

WHEREAS, due and proper notice of the sale has been published, in the manner provided by law; and

WHEREAS, the sale was announced at a public hearing, and no competing bids were presented or received; and

NOW, THEREFORE, BE IT RESOLVED, that Douglas County finds that the offer from Lakeview Office Center, Inc., is the highest and best offer, and orders the described property sold to Lakeview Office Center, Inc., for the sum of \$140,000, payable as follows:

A. \$40,000 in cash, due on closing of escrow.

B. Relocation of the KGID water main line, the Kahle Park service water lines and the GTE telephone line, relocation and undergrounding of the Sierra Pacific Power line in the general location described on Exhibit B, attached and incorporated by reference, for all of which, credit against the



Legal Description  
for  
Exhibit "A"

All that certain lot, piece or parcel of land situate in the County of Douglas, State of Nevada, described as follows:

That portion of the southwest  $\frac{1}{4}$  of the southwest  $\frac{1}{4}$  of Section 23, T.13N., R.18E., M.D.B. & M., more particularly described as follows:

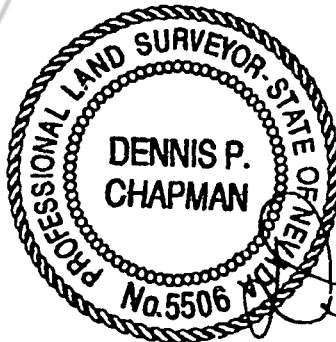
Commencing at the southeast corner of that certain parcel of land described in deed from Glen E. Myers to Tahoe Village Properties, Inc., dated April 19, 1955, recorded July 30, 1959 in Book E-1 of Deeds, under File No. 14708, Douglas County, Nevada Records; thence, from said point of commencement, north 40.00 feet to a point on the northerly right-of-way line of Kingsbury Grade; thence, along the said northerly right-of-way line, North 88 degrees, 53 minutes, 34 seconds West, a distance of 545.64 feet, to the beginning of tangent curve to the left, having a central angle of 01 degrees, 31 minutes, 51 seconds and a radius of 1040.00 feet for a distance of 27.79 feet to the TRUE POINT OF BEGINNING; thence, continuing along said curve, being the northerly right-of-way of Kingsbury Grade (U.S. Highway 207), through a central angle 09 degrees, 48 minutes, 27 seconds, with a radius of 1040.00 feet, for a distance of 178.02 feet to a point, said point being the southwest corner of subject parcel; thence, leaving the northerly right-of-way of U.S. Highway 207, on a bearing of North 00 degrees, 48 minutes, 26 seconds East, for a distance of 180.07 feet to a point; thence North 01 degrees, 10 minutes, 20 seconds East, for a distance of 30.23 feet to a point, said point being the northwest corner of the subject parcel; thence South 88 degrees, 53 minutes, 34 seconds East, a distance of 100.00 feet along the north property line of the subject parcel; thence, North 00 degrees, 48 minutes, 26 seconds East a distance of 21.00 feet; thence, South 89 degrees, 11 minutes, 34 seconds East a distance of 141.50 feet to a point; thence, South 00 degrees, 48 minutes, 26 seconds West a distance of 91.40 feet, to a point; thence, South 39 degrees, 51 minutes, 25 seconds West a distance of 68.75 feet; thence on a curve to the left, through a central angle of 38 degrees, 44 minutes, 30 seconds, with a radius of 56.00 feet, for a distance of 37.87 feet to a point; thence, South 01 degree, 06 minutes, 55 seconds West a distance of 13.39 feet to a point, said point being a beginning of a curve to the right; thence, on a curve to the right, with a central angle of 51 degrees, 03 minutes, 19 seconds, with a radius of 24.00 feet, for a distance of 21.39 feet to the TRUE POINT OF BEGINNING,

Excepting there from a parcel within the above described parcel, said parcel within shall be described as followed:

Commencing at the northeast corner of the above described parcel, South 52 degrees, 01 minutes, 04 seconds West, a distance of 68.64 feet to the TRUE POINT OF BEGINNING; thence, South 00 degrees, 48 minutes, 26 seconds West, a distance of 60.00 feet, thence, North 88 degrees, 53 minutes, 34 seconds West, a distance of 100.00 feet, thence, North 00 degrees, 48 minutes, 26 seconds East, a distance of 60.00 feet, thence, South 88 degrees, 53 minutes, 34 seconds East, a distance of 100.00 feet to the TRUE POINT OF BEGINNING.

Said parcel contains an area of 39,522 square feet (0.907 acres), more or less.

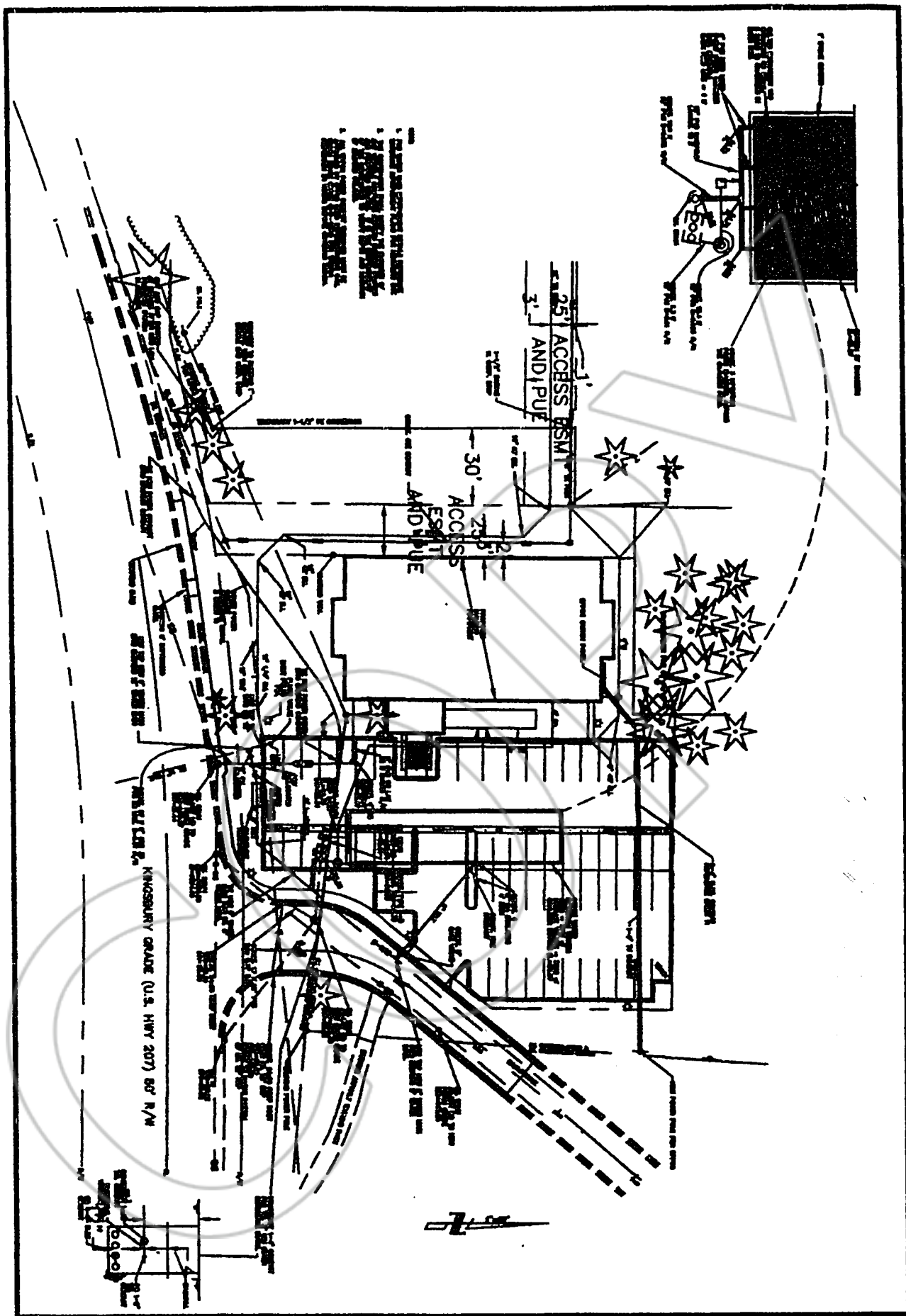
Basis of Bearing for this description is Record of Survey, Book 1082, Page 629, Douglas County, Nevada Records.



A handwritten signature in black ink, appearing to read "Dennis P. Chapman".

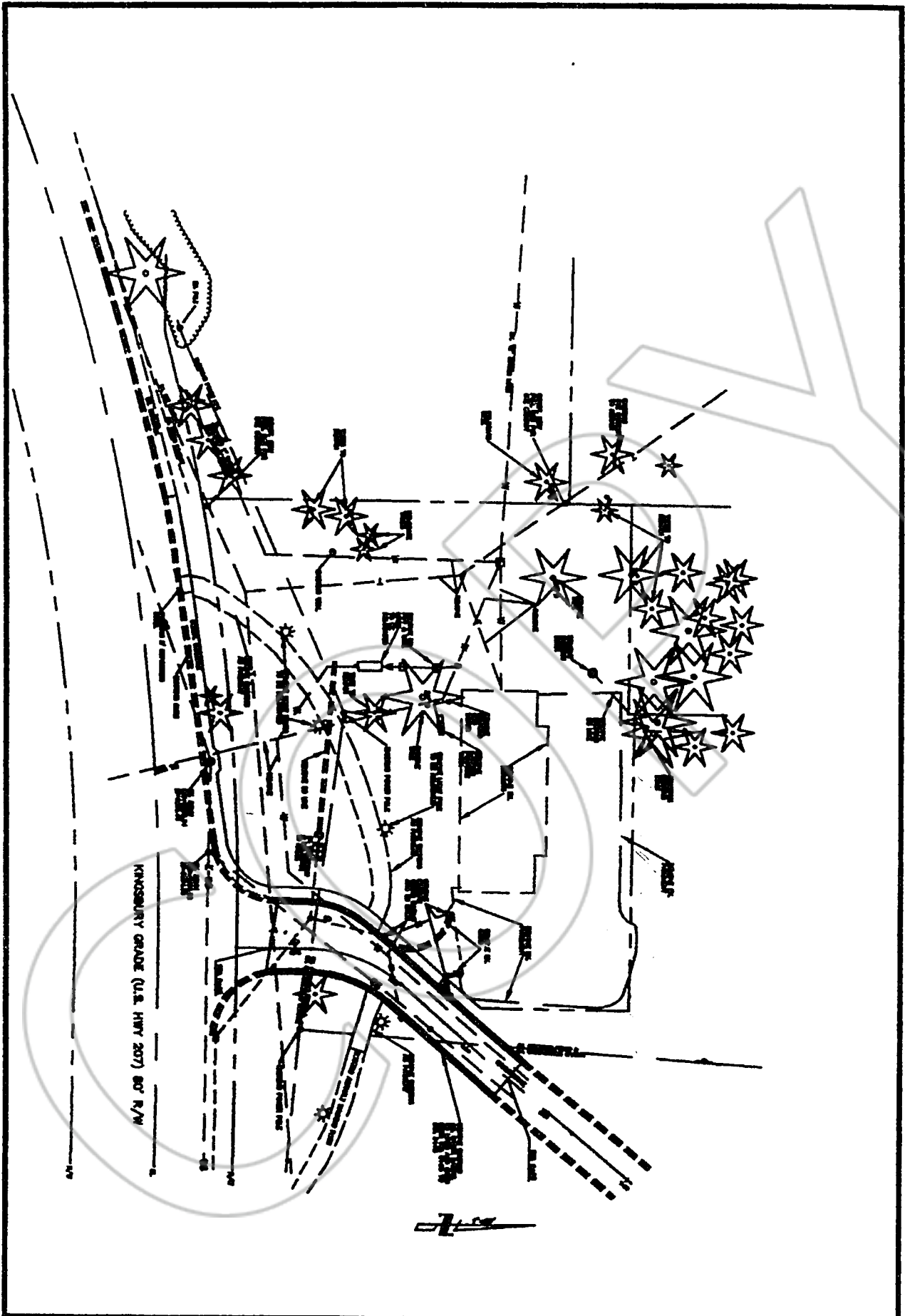
0477456





1. CHASE AND SERVICES WITHIN THE  
 2. BUILDING ARE NOT SHOWN  
 3. EXCEPT WHERE SHOWN  
 4. BY OTHER SYMBOLS

	<b>Utility &amp; Access</b> <small>Water, Sewer, Gas, Electric, Telephone, Cable, etc.</small>	<b>LANDING OFFICE BUILDING</b> <b>UTILITY SCHEMATIC</b>	SHEET NO. _____ OF _____ DATE _____	DRAWN BY _____ CHECKED BY _____ DATE _____
	PROJECT NO. _____ LOCATION _____ SCALE _____	APPROVED BY _____ DATE _____	REVISIONS NO. _____ DESCRIPTION _____ DATE _____	PROJECT MANAGER DATE _____



KINGSBURY GRADE (U.S. HWY 207) 60' R/W

**DEMOLITION PLAN**

Scale: 1" = 20'

DATE: 10/1/56

DESIGNED BY: [Signature]

PREPARED BY: [Signature]

NO. OF SHEETS: 1

DATE: 10/1/56

PROJECT NO. 1000

0477456  
BK0999PG4951



COPY

REQUESTED BY  
**STEWART TITLE of DOUGLAS COUNTY**  
IN OFFICIAL RECORDS OF  
DOUGLAS CO., NEVADA

1999 SEP 24 PM 3: 06

LINDA SLATER  
RECORDER

\$13.00 PAID K2 DEPUTY

0477456

BK0999PG4952