

FILED

RECEIVED

1 Case No. 96-CV-0050

DEC 23 1999

2 Dept. No. I

DOUGLAS COUNTY  
DISTRICT COURT CLERK

DEC 23 24:20

BARBARA REED

P. GREGORY

3  
4  
5  
6 IN THE NINTH JUDICIAL DISTRICT COURT OF THE STATE OF NEVADA  
7 IN AND FOR THE COUNTY OF DOUGLAS

8  
9 MEADOWOOD PROPERTIES, LLC,

10 Plaintiff,

11 vs.

12 R.O. ANDERSON ENGINEERING, INC.;  
13 ROBERT O. ANDERSON; et al.

14 Defendants.

15 R.O. ANDERSON ENGINEERING, INC.,

16 Counterclaimant,

17 vs.

18 MEADOWOOD PROPERTIES, LLC; COVINGTON  
19 DEVELOPMENT GROUP, INC., a Delaware  
20 corporation; COVINGTON TECHNOLOGIES,  
21 a California corporation and wholly  
22 owned subsidiary of COVINGTON  
23 DEVELOPMENT GROUP, INC.; COVINGTON  
24 COMMUNITIES, INC., a Nevada  
25 corporation; MEADOWOOD FUNDING LIMITED  
26 PARTNERSHIP, a Nevada Limited  
27 Partnership; NEVADA 4-PLEX, INC., a  
28 Nevada corporation; COVINGTON  
INVESTMENTS LIMITED PARTNERSHIP, a  
Nevada Limited Partnership; DAKOTA  
PROPERTIES, INC., a Nevada corporation;  
LORAN D. COVINGTON, individually;  
JAMES L. EVANS, individually,  
CHADLEY R. COVINGTON, individually,  
and DOES 1 through 50, inclusive,

Counterdefendants.

**ORDER GRANTING  
MOTION FOR DELIVERY  
OF ASSETS AND FOR ORDER  
TO SHOW CAUSE**

ALLISON, MacKENZIE, HARTMAN, SOUMBENOTIS & RUSSELL, LTD.  
402 North Division Street, P. O. Box 646, Carson City, NV 89702  
Telephone: (775) 687-0202 Fax: (775) 882-7918

1 This matter comes before the Court upon Defendant/Counterclaimant, R.O.  
2 ANDERSON ENGINEERING, INC.'s Motion for Delivery of Assets and for Order to Show Cause,  
3 the Court having now reviewed all the pleadings, and there being nothing filed in opposition to said  
4 motion in contravention of Ninth Judicial District Court Rule 6, and good cause appearing therefore.

5 THE COURT HEREBY FINDS that Plaintiff/Counterdefendant, LORAN D.  
6 COVINGTON, is the true owner of certain property, and that judgment has previously been entered  
7 herein in favor of Defendant/Counterclaimant, R.O. ANDERSON ENGINEERING, INC., and  
8 against Plaintiff/Counterdefendants, which judgment remains unsatisfied, and that  
9 Defendant/Counterclaimant is entitled to have said property applied towards the satisfaction of said  
10 judgment pursuant to NRS 21.320.

11 THE COURT FURTHER FINDS that Counterdefendant, LORAN D.  
12 COVINGTON, is in contempt of court for the testimony presented by him at his Debtor's Exam of  
13 November 16, 1998 by not acknowledging the ownership of properties identified as APN# 027-144-  
14 04-100 located at 3793 Larch Lane, South Lake Tahoe, California; APN# 002-181-01-100, located  
15 at 3763 Pioneer Trail, South Lake Tahoe, California; and APN# 28-121-30, located at 3646 Pioneer  
16 Trail, South Lake Tahoe, California.

17 THEREFORE, IT IS HEREBY ORDERED, ADJUDGED AND DECREED as  
18 follows:

- 19 1. That Plaintiff/Counterdefendants, and each of them, are enjoined from  
20 distributing any assets in which the Plaintiff/Counterdefendants have an interest.
- 21 2. That right, title and interest in the following property is hereby conveyed to  
22 the Defendant/Counterclaimant, R.O. Anderson Engineering, Inc.:
  - 23 (a) The title to a 1989 Lincoln, VIN # 1LNLM9740KY768897 owned by  
24 LORAN D. COVINGTON;
  - 25 (b) The leasehold interest in the 1998 Lincoln, VIN # 5LMFU28L8WLJ01070;
  - 26 (c) The leasehold interest in the 1996 Jeep 4-wheel drive, VIN #  
27 1J4GZ78SXTC341213;
  - 28 (d) The title in fee simple to APN #032-192-031, located at 3032 "C" Street in

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402 North Division Street, P. O. Box 646, Carson City, NV 89702  
Telephone: (775) 687-0202 Fax: (775) 882-7918

1 South Lake Tahoe, County of El Dorado, State of California, more  
2 particularly described in **Exhibit "A"** attached hereto, owned by LOREN D.  
3 COVINGTON AKA LORAN D. COVINGTON

4 **IT IS FURTHER ORDERED THAT:**

5 (e) All rights, title and interest in fee simple to APN #028-121-31 and 28-121-30  
6 located at 3640/3646 Pioneer Trail in South Lake Tahoe, County of El  
7 Dorado, State of California, more particularly described in **Exhibit "B"**  
8 attached hereto, is hereby conveyed to the Defendant/ Counterclaimant,  
9 unless Kristy Williams, Trustee for the Covington Family Irrevocable Trust  
10 files a request for a hearing to provide, within ten (10) days of the date of  
11 Notice of Entry of this Order, proof, in a manner satisfactory to this Court,  
12 that LORAN D. COVINGTON is not the true owner of said property.  
13 Kristy Williams shall be served a copy of the Notice of Entry of Order, by  
14 counsel for Defendant/Counterclaimant, via United States mail, addressed to  
15 P.O. Box 2015, Diamond Springs, CA 95619;

16 (f) All right, title and interest in fee simple to APN #026-022-07-100 located at  
17 763 Lakeview Avenue, #2, South Lake Tahoe, County of El Dorado, State  
18 of California, more particularly described in **Exhibit "C"** attached hereto,  
19 is hereby conveyed to the Defendant/ Counterclaimant unless Rebecca J.  
20 Covington files a request for a hearing to provide, within ten (10) days of the  
21 date of Notice of Entry of this Order, proof, in a manner satisfactory to this  
22 Court, that LORAN D. COVINGTON is not the true owner of said  
23 property. Rebecca J. Covington shall be served a copy of the Notice of  
24 Entry of Order by counsel for Defendant/Counterclaimant, via United States  
25 mail, addressed to 3357 Lake Tahoe Blvd., South Lake Tahoe, CA 96150;

26 (g) All right, title and interest in fee simple to APN #029-181-01-100 located at  
27 3763 Pioneer Trail, #2, South Lake Tahoe, County of El Dorado, State of  
28 California, more particularly described in **Exhibit "D"** attached hereto, is

ALISON, MacKENZIE, HARTMAN, SOUMBENIOTIS & RUSSELL, LTD.  
402 North Division Street, P. O. Box 646, Carson City, NV 89702  
Telephone: (775) 687-0202 Fax: (775) 882-7918

1 hereby conveyed to the Defendant/Counterclaimant unless Rebecca J.  
2 Covington files a request for a hearing to provide, within ten (10) days of the  
3 date of Notice of Entry of this Order, proof, in a manner satisfactory to this  
4 Court, that LORAN D. COVINGTON is not the true owner of said  
5 property. Rebecca J. Covington shall be served a copy of the Notice of  
6 Entry of Order by counsel for Defendant/Counterclaimant, via United States  
7 mail, addressed to 3357 Lake Tahoe Blvd., South Lake Tahoe, CA 96150;

8 (h) All right, title and interest in fee simple to APN #029-181-35-100 located at  
9 3773 Pioneer Trail, South Lake Tahoe, County of El Dorado, State of  
10 California, more particularly described in Exhibit "E" attached hereto, is  
11 hereby conveyed to the Defendant/Counterclaimant unless Rebecca J.  
12 Covington files a request for a hearing to provide, within ten (10) days of the  
13 date of Notice of Entry of this Order, proof, in a manner satisfactory to this  
14 Court, that LORAN D. COVINGTON is not the true owner of said  
15 property. Rebecca J. Covington shall be served a copy of the Notice of  
16 Entry of Order by counsel for Defendant/Counterclaimant, via United States  
17 mail, addressed to 3357 Lake Tahoe Blvd., South Lake Tahoe, CA 96150;

18 (i) All right, title and interest in fee simple to APN #027-144-04-100 located at  
19 3793 Larch Lane, South Lake Tahoe, County of El Dorado, State of  
20 California, more particularly described in Exhibit "F" attached hereto, is  
21 hereby conveyed to the Defendant/Counterclaimant unless Rebecca J.  
22 Covington files a request for hearing to provide, within ten (10) days of the  
23 date of Notice of Entry of this Order, proof, in a manner satisfactory to this  
24 Court, that LORAN D. COVINGTON is not the true owner of said  
25 property. Rebecca J. Covington shall be served a copy of the Notice of  
26 Entry of Order by counsel for Defendant/Counterclaimant, via United States  
27 mail, addressed to 3357 Lake Tahoe Blvd., South Lake Tahoe, CA 96150;

28 (j) All right, title and interest in fee simple to APN #41-170-030 located at 769

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402 North Division Street, P. O. Box 646, Carson City, NV 89702  
Telephone: (775) 687-0202 Fax: (775) 882-7918

1 North Bowl, Unit C, in Stateline, County of Douglas, State of Nevada, more  
2 particularly described in **Exhibit "G"** attached hereto, is hereby conveyed  
3 to the Defendant/Counterclaimant, unless an officer of Toblerone Lopicolo,  
4 Inc., files a request for a hearing to provide, within ten (10) days of the date  
5 of Notice of Entry of this Order, proof, in a manner satisfactory to this Court,  
6 that LORAN D. COVINGTON is not the true owner of said property.  
7 Toblerone Lopicolo, Inc., shall be served a copy of the Notice of Entry of  
8 Order by counsel for Defendant/Counterclaimant, via United States mail,  
9 addressed to the Business Advantage, Inc., resident agent, 504 Muller Lane,  
10 Minden, Nevada 89423-9700;

11 (k) All right, title and interest in fee simple to APN #41-170-010 located at 769  
12 North Bowl, Unit A, in Stateline, County of Douglas, State of Nevada, more  
13 particularly described in **Exhibit "H"** attached hereto, is hereby conveyed  
14 to the Defendant/Counterclaimant, unless an officer of Pooh Bear's  
15 Hideaway, Inc., files a request for a hearing to provide, within ten (10) days  
16 from Notice of Entry of this Order, proof, in a manner satisfactory to this  
17 Court, that LORAN D. COVINGTON is not the true owner of said  
18 property. Pooh Bear's Hideaway, Inc., shall be served a copy of the Notice  
19 of Entry of Order by counsel for Defendant/Counterclaimant, via United  
20 States mail, addressed to the Business Advantage, Inc., resident agent, 504  
21 Muller Lane, Minden, Nevada 89423-9700;

22 (l) The contents of all bank accounts held by any Counterdefendant, or in which  
23 any Counterdefendant has an interest, at any branch of El Dorado Savings  
24 Bank, be delivered to the Defendant/Counterclaimant;

25 (m) The contents of all bank accounts held by any Counterdefendant, or in which  
26 any Counterdefendant has an interest, at any branch of Wells Fargo Bank,  
27 N.A., be delivered to the Defendant/Counterclaimant;

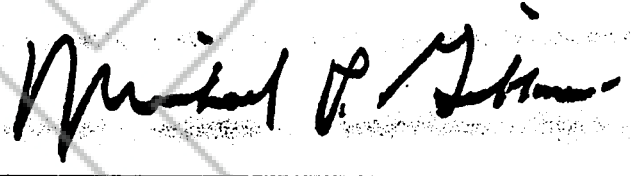
28 (n) The contents of all bank accounts held by any Counterdefendant, or in which

ALLISON, MacKENZIE, HARTMAN, SOUMBENIOTIS & RUSSELL, LTD.  
402 North Division Street, P. O. Box 646, Carson City, NV 89702  
Telephone: (775) 687-0202 Fax: (775) 882-7918

1 any Counterdefendant has an interest, at any branch of Wells Fargo Bank  
2 Nevada, N.A., be delivered to the Defendant/Counterclaimant; and  
3 (o) Counterdefendant, LORAN D. COVINGTON, is fined the sum of  
4 \$ 500 for his contempt of court.

5 Title is vested in R.O. ANDERSON ENGINEERING, INC., upon recordation of this  
6 Order in the counties where the real property is found. Counsel for R.O. ANDERSON  
7 ENGINEERING, INC., shall file a lis pendens with the appropriate county if a request for hearing  
8 is filed as to any property within ten (10) days of notice of the request to counsel for R.O.  
9 ANDERSON ENGINEERING, INC. If no hearing is requested by the parties referenced, any  
10 interest in such property shall be conclusively presumed to have been obtained by fraudulent  
11 conveyance or in trust for LORAN D. COVINGTON and shall be void in favor of R.O.  
12 ANDERSON ENGINEERING, INC.

13 DATED this 21 day of Dec., 1999.

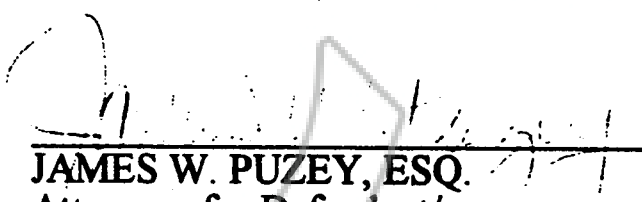
14  
15 

16 DISTRICT JUDGE

17  
18  
19 Submitted by:

20 ALLISON, MacKENZIE, HARTMAN,  
21 SOUMBENIOTIS & RUSSELL, LTD.  
22 402 North Division Street  
23 P.O. Box 646  
24 Carson City, NV 89702

25 By:

26   
27 JAMES W. PUZEY, ESQ.  
28 Attorneys for Defendant/  
Counterclaimant, R.O. ANDERSON  
ENGINEERING, INC., and  
ROBERT O. ANDERSON

COPY

0483695

BK0100PG0101

RECORDING REQUESTED BY  
LOREN COVINGTON  
P O BOX 2015  
DIAMOND SP CA 95619



El Dorado, County Recorder  
William E. Schultz Co Recorder Office  
DOC- 99-0052673-00

Friday, AUG 20, 1999 13:22:52  
Tel Pd \$10.00 Mbr-0000176381  
JDK/CZ/1-2

and when recorded mail this deed and, unless otherwise shown below, mail tax statements to: Name KRISTY WILLIAMS, Trustee  
Address c/o P O Box 2015  
DIAMOND SPRINGS CA  
95619

Title Order No \_\_\_\_\_  
Escrow No: \_\_\_\_\_

SPACE ABOVE THIS LINE FOR RECORDER'S USE.  
THE UNDERSIGNED GRANTOR DECLARES

Documentary Transfer Tax is \$ \_\_\_\_\_ -0-

Computed on full value of property conveyed.  
 Or computed on full value less liens and encumbrances remaining at time of sale

UNDERSIGNED

(signature of Declarant or Agent determining tax Firm Name)

**GRANT DEED**

PCOS  
FILED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged by, REBECCA J COVINGTON hereby GRANT(s) to the LOREN COVINGTON, as a divorced man, the following described real property in the city of SOUTH LAKE TAHOE, county of EL DORADO State of California:

ASSESSOR'S PARCEL NO: 032-192-031 and as more particularly described on attachment "A" attached and incorporated hereto.

Dated: August 13, 1999

Rebecca Covington

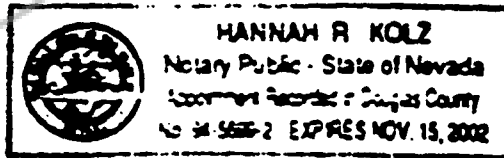
NAME: REBECCA COVINGTON

STATE OF CALIFORNIA Nevada

COUNTY OF Douglas before me Hannah R. Kolz, Notary Public

On 8/13/99 personally appeared Rebecca Covington 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, 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.



Hannah R. Kolz  
Notary Public In and For the County of Douglas, State of Nevada

0483695

BK0100PG0102



**EXHIBIT "A"**

The land referred to is situated in the State of California, County of El Dorado, City of South Lake Tahoe, and is described as follows:

All that portion of Lots 7 and 32, Block 2, as shown on that certain map entitled W.D. Barton Tract, filed in the office of the County Recorder of El Dorado County, State of California, on July 31, 1946 in Map Book "A" at Page 48, more particularly described as follows:

**COMMENCING** at the Northwest corner of said Lot 7, said point being situate at the intersection of the Easterly boundary of Highway 50 and the Southerly boundary of C Street; thence leaving said point of beginning and along the Southerly boundary of C Street, North  $63^{\circ} 40'$  East 418 feet to the Northeast corner of said Lot 32, said point being situate on the Westerly boundary of Barton Drive; thence along the Westerly boundary of said Barton Drive, South  $26^{\circ} 20'$  East 104.5 feet; thence leaving the Westerly boundary of Barton Drive and running South  $63^{\circ} 40'$  West 418.0 feet to a point on the Easterly boundary of U.S. Highway 50; thence along the Easterly boundary of said Highway 50, North  $26^{\circ} 20'$  West 104.5 feet to the point of beginning.

**EXCEPTING THEREFROM** any portion thereof that lies within Lot 7, Block 2 of said W.D. Barton Tract.

APK 032-192-0310

COPY

0483695

BK0100P60104

EXHIBIT B

FROM :

FRX

RECORDING REQUESTED BY  
LOREN COVINGTON  
P O BOX 2015  
DIAMOND SP CA 95619

El Dorado, County recorder  
William E. Schultz Co Recorder Office  
DOC- 99-0052675-00

Friday, AUG 20, 1999 13:23:38  
Tel Pd \$10.00 Nbr-0000176308  
JDK/C2/1-2

and when recorded mail this deed and, unless otherwise shown below, mail tax statements to:  
Name KRISTY WILLIAMS, Trustee  
Address c/o P O Box 2015  
DIAMOND SPRINGS CA  
95619

Title Order No \_\_\_\_\_  
Escrow No: \_\_\_\_\_

SPACE ABOVE THIS LINE FOR RECORDER'S USE  
THE UNDERSIGNED GRANTOR DECLARES:  
Documentary Transfer Tax is \$ \_\_\_\_\_  
 Computed on full value of property conveyed,  
 Or computed on full value less liens and encumbrances remaining at time of sale

\_\_\_\_\_  
UNDERSIGNED  
(signature of Declarant or Agent determining tax Firm Name)

PCOS  
FILED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged by, RLC HOLDING L.P. hereby GRANT(s) to the COVINGTON FAMILY IRREVOCABLE TRUST the following described real property in the city of SOUTH LAKE TAHOE, county of EL DORADO State of California: Kristy Williams Trustee

ASSESSOR'S PARCEL NO: 028-121-31 and 28-121-38 and as more particularly described on attachment "A" attached and incorporated hereto.

In Witness Whereof, said corporation has caused its corporate name and seal to be affixed hereto and this instrument to be executed by its duly authorized officer:  
CASTLE CORPORATION, General Partner

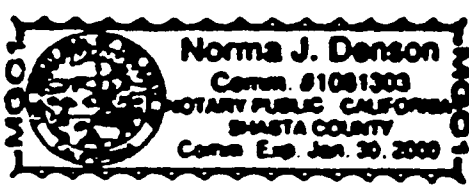
Dated: 8-18-99

Loren Covington  
BY LOREN COVINGTON, President

State of California  
County of Shasta

On Aug 18, 1999 Before me, the undersigned, a Notary Public in and for said State personally appeared Loren Covington 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.  
Signature: Norma J. Denson  
Name: Norma J. Denson



RECORDER'S MEMO: Legibility of writing, typing or printing UNSATISFACTORY in portions of this document when received.

0483695  
BKO100PG0105

The land referred to in this Report is situated in the State of California and is described as follows:

County: El Dorado

City: South Lake Tahoe

**PARCEL ONE:**

All that portion of Lot 73 as shown on that certain map entitled "Heavenly View Terrace Subdivision", filed in the office of the County Recorder of El Dorado County, State of California, on June 10, 1959 in Book C at page 10, described as follows:

**BEGINNING** at the most Northerly corner of said Lot 73; thence from said point of beginning and along the Northeasterly boundary of said lot South 50° 26' East 224.53 feet to the most Easterly corner thereof; thence along the Easterly boundary thereof, South 16° 49' West 72.50 feet; thence leaving said boundary North 50° 26' West 224.53 feet to a point on the Westerly boundary of said lot; thence along said Westerly boundary North 16° 49' East 72.50 feet to the point of beginning.

**EXCEPTING THEREFROM** that portion of said Lot 73, described as follows:

**BEGINNING** at the most Easterly corner of said Lot 73 as designated on the map hereinabove referred to; thence from said point of beginning South 16° 49' West along the Easterly line thereof, 70 feet; thence North 56° 13' West 7.0 feet; thence North 16° 49' East to a point on the Northerly line of said Lot 73, distant thereon North 50° 26' West 6.5 feet from the point of beginning; thence South 50° 26' East along said Northerly line 6.5 feet to the point of beginning.

**PARCEL TWO:**

All that portion of Lots 73 and 74 as shown on that certain map entitled "Heavenly View Terrace Subdivision" filed in the office of the County Recorder of El Dorado County, State of California on June 10, 1959 in Map Book C, page 10, described as follows:

**BEGINNING** at the most Northerly corner of Lot 74; thence from said point of beginning and along the Westerly boundary of said Lot 74, South 16° 49' West 36.00 feet; thence leaving said boundary South 50° 26' East 224.53 feet to a point on the Easterly boundary of said lot; thence along the Easterly boundary of said Lots 73 and 74 North 16° 49' East 72.50 feet; thence leaving said boundary North 50° 26' West 224.53 feet to a point on the Westerly boundary of said Lot 73; thence along said boundary South 16° 49' West 36.50 feet to the point of beginning.

Assessors Parcel No.: 28-121-31  
28-121-30

98-0054957-00

- A -

COPY

0483695

BK0100P60107

EXHIBIT C

RECORDING REQUESTED BY

El Dorado County Recorder  
William E. Schultz Co Recorder Office

DUC - 98-0058498-00

REQD BY REBECCA JEAN COVINGTON

Wednesday, OCT 07, 1998 15:09:41

Ttl Pd \$13.00

Nbr-00000\*6472

JDK/C2/1-3

WHEN RECORDED MAIL TO  
& Mail Tax Statements

NAME Rebecca Jean Covington

MAILING ADDRESS 3357 Lake Tahoe Blvd.

SOUTH LAKE TAHOE,

CITY, STATE, Calif.

ZIP CODE 96150

SPACE ABOVE THIS LINE RESERVED FOR  
RECORDERS USE

PCOS  
FILED

TITLE(S)

Quitclaim Deed

COPIES

COPIES

0483695

BK0100PG0108

058498

APPT: 8  
ASSESSOR PARCEL No. \_\_\_\_\_

### QUITCLAIM DEED

Dated on October 7, 1998

For valuable consideration, the sum of Amount Agreed  
Dollars (\$ \_\_\_\_\_), the receipt of which is

hereby acknowledged.

The Seller whose name(s) is/are Koran D. Covington & Rebecca Jean Covington as husband & wife & as joint tenants

Do hereby REMISE, RELEASE, and FOREVER QUITCLAIM to the Buyer, whose name(s) is/are:  
Rebecca Jean Covington, an unmarried woman  
whose address is \_\_\_\_\_

The legal description is as follows:

See Exhibit A, attached

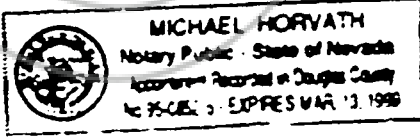
Witness my hand and seal this day of October 7 19 98  
[Signature]  
Notary Public in and for said County and State

Loran D. Covington  
First name of the above

Rebecca Jean Covington  
Signature on the above  
Rebecca Jean Covington  
First name on the above

STATE OF NEVADA )  
COUNTY OF DOUGLAS )  
On October 7 19 98 by Michael Horvath

Witness my hand and official seal  
[Signature] (Seal or Stamp)  
Notary Public in and for said County and State



WHEN RECORDED MAIL TO  
NAME Rebecca Jean Covington  
ADDRESS 3857 Lake Tahoe Blvd.  
CITY/STATE South Lake Tahoe  
Ca 96150

FOR RECORDERS USE ONLY  
DOCUMENTARY TRANSFER TAX \$ 0  
COMPUTED ON FULL VALUE OF PROPERTY CONVEYED.  
OR COMPUTED ON FULL VALUE LESS LIENS AND ENCUMBRANCES EXISTING AT TIME OF SALE.  
Rebecca Jean Covington  
Signature of Deed Grantor of Agent Grantor (S)

NEVADA LEGAL FORMS, INC. (702) 678-8877 FORM 104  
Business may not be reproduced in whole or in part.  
Consult an attorney if you have any legal questions for your purpose.

058498

765-15

**Exhibit A**

page 1

**Legal description of the property**

**Lots 3 and 14, Block 2, of Amended Map of Al Tahoe, filed November 21, 1917 in Book A, of Maps at page 3, El Dorado County Records**

**EXCEPTING THEREFROM the West 25.00 feet of said Lots 3 and 14, the East line of said West 25.00 feet being parallel with and measured at right angle from the West line of said Lots 3 and 14.  
Assessor's Parcel No: 26-023-07**

98-0058498-00

0483695

BK0100PG0110



COPY

0483695

BK0100P60111

EXHIBIT D

RECORDING REQUESTED BY

El Dorado County Recorder  
William E. Schultz Co. Recorder Office

WHEN RECORDED MAIL TO

MAILING ADDRESS 3357 Lake Tahoe Blvd.  
CITY, STATE, So Lake Tahoe, Ca  
ZIP CODE 96150

06/02/77-5

SPACE ABOVE THIS LINE RESERVED FOR  
RECORDERS USE

TITLE(S)

PCOS  
FILED

Quit Claim Deed

COOPER

0483695

BK0100PG0112

QUITCLAIM DEED

Dated on October 7, 1998

For valuable consideration, the sum of amount agreed Dollars (\$ \_\_\_\_\_), the receipt of which is

hereby acknowledged.

The Seller whose name(s) is/are Loran D. Covington & Rebecca Jean Covington as husband & wife & all joint tenants

Do hereby REMISE, RELEASE, and FOREVER QUITCLAIM to the Buyer, whose name(s) is/are:

Rebecca Jean Covington, an unmarried woman whose address is \_\_\_\_\_

The legal description is as follows:

See Exhibit A, attached

Witness that the above has been done on October 7 19 98

[Signature]  
Signature on the above

Loran D. Covington  
Print name on the above

[Signature]  
Signature on the above

Rebecca Jean Covington  
Print name on the above

STATE OF NEVADA

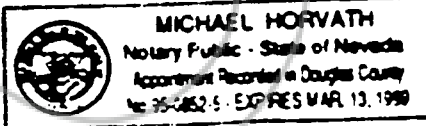
COUNTY OF DOUGLAS

on October 7 19 98 by Michael Horvath \* \* \* \* \*

Witness that the above was done

[Signature]  
Notary Public in and for said County and State

(Seal or Stamp)



WHEN RECORDED MAIL TO

FOR RECORDERS USE ONLY

NAME Rebecca Jean Covington  
ADDRESS 3357 Lake Tahoe Blvd.  
CITY, ST ZIP South Lake Tahoe  
Ca. 96150

DOCUMENTARY TRANSFER TAX \$ 0  
COMPUTED ON FULL VALUE OF PROPERTY CONVEYED.  
OR COMPUTED ON FULL VALUE LESS LIENS AND  
ENCUMBRANCES REMOVED AT TIME OF BILL.  
[Signature]  
Notary of Notary Public

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Consult an attorney if you doubt the form's fitness for your purpose.

3773 PIONEER TRAIL  
LAKE TAHOE CA

Order No. : 307082-CW

EXHIBIT "A"

The land referred to is situated in the State of California, County of El Dorado, City of South Lake Tahoe, and is described as follows:

PARCEL NO. 1:

All that portion of the Southeast quarter of the Northwest quarter of Section 34, Township 13 North, Range 18 East, MDB&N., more particularly described as follows:

BEGINNING at the center of the said Northwest quarter of said Section 34 and running thence South  $0^{\circ} 34'$  West 99.53 feet and South  $73^{\circ} 05'$  East 384.45 feet and South  $16^{\circ} 33'$  West 723.90 feet and South  $21^{\circ} 58'$  West 199.14 feet to the true point of beginning of the parcel herein described said point being located on the Northwesterly line of the County Road, sometimes known as the Meyers Road or Pioneer Trail; thence leaving said point of beginning and running South  $60^{\circ} 08'$  West 108.11 feet, thence North  $01^{\circ} 34'$  East 139.63 feet; thence South  $68^{\circ} 02'$  East 117.75 feet to a point on the Northwesterly line of said road; thence along said road South  $21^{\circ} 58'$  West 45 feet to the point of beginning and also known as Lot 1 and the South half of Lot 2 of the Triangle Tract.

PARCEL NO. 2:

A portion of the Northwest quarter of Section 34, Township 13 North, Range 18 East, MDB&N., more particularly described as follows:

BEGINNING at a point on the Westerly line of Pioneer Trail the Northeastly corner of the parcel to be described hereby from which the center of the Northwest quarter of said Section 34 bears North  $21^{\circ} 58'$  East 79.14 feet, North  $16^{\circ} 33'$  East 723.90 feet North  $73^{\circ} 05'$  West 384.45 feet and North  $0^{\circ} 34'$  East 99.53 feet; thence from the point of beginning and along the Westerly line of said road South  $21^{\circ} 58'$  West 125.0 feet, thence leaving said road North  $68^{\circ} 02'$  West 117.75 feet, thence North  $01^{\circ} 34'$  East 92.27 feet to a point on the Southerly line of Aspen Avenue at the intersection of Aspenvald Road, thence along the line of said roads North  $60^{\circ} 08'$  East 35.16 feet, thence leaving said line South  $73^{\circ} 05'$  East 130.18 feet to the point of beginning and also known as Lots 3 and 4 and the North portion of Lot 2 of the Triangle Tract.

PARCEL NO. 3:

Lot 11, Block 17, as shown on the Official Map entitled of Bijou Park Addition, filed in the office of the County Recorder of said County, on December 31, 1932, in Book A of Maps, Page 18, in said County.

38-005495-0

0483695

BK0100PG0114

COPY

0483695

BK0100PG0115

EXHIBIT E

RECORDING REQUESTED BY

El Dorado, County Recorder  
William E. Schultz Co Recorder Office

WHEN RECORDED MAIL TO  
mail tax statements  
NAME Rebecca Jean Covington  
MAILING ADDRESS 3357 Lake Tahoe Blvd.  
CITY, STATE, Co Lake Tahoe, Ca  
ZIP CODE 96150

DCC - 98-0058499-00  
REQD BY REBECCA JEAN COVINGTON  
Wednesday, OCT 07, 1998 15:09:41  
Ttl Pd \$13.00 Nbr-0000076473  
JDK/C2/1-3

SPACE ABOVE THIS LINE RESERVED FOR  
RECORDERS USE

TITLE(S)

PCOS  
FILED

Quit Claim Deed

COPY

0483695

BK0100PG0116

QUITCLAIM DEED

Dated on October 7, 1998

For valuable consideration, the sum of amount agreed

Dollars (\$ \_\_\_\_\_), the receipt of which is

hereby acknowledged.

The Seller whose name(s) is/are Jeran P. Covington & Rebecca Jean Covington  
as husband & wife & as joint tenants

Do hereby REMISE, RELEASE, and FOREVER OUTCLAIM to the Buyer, whose name(s) is/are:

Rebecca Jean Covington, an unmarried woman

whose address is \_\_\_\_\_

The legal description is as follows:

See Exhibit A, attached

Witness my hand and seal on October 7 19 98

[Signature]  
Signature on the above

Loran D. Covington  
Print Name on the above

[Signature]  
Signature on the above

Rebecca Jean Covington  
Print Name on the above

STATE OF NEVADA )

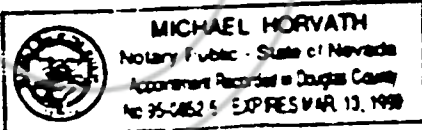
COUNTY OF DOUGLAS )

On October 7 19 98 by Michael Horvath

Witness my hand and official seal

[Signature]  
Notary Public in and for said  
County and State

(Seal or Stamp)



WHEN RECORDED MAIL TO

FOR RECORDERS USE ONLY

NAME Rebecca Jean Covington  
ADDRESS 3357 Lake Tahoe Blvd.  
CITY ST ZIP South Lake Tahoe  
Ca. 96150

DOCUMENTARY TRANSFER TAX \$ 0  
COMPUTED ON FULL VALUE OF PROPERTY CONVEYED.  
OR COMPUTED ON FULL VALUE LESS LIENS AND  
ENCUMBRANCES EXISTING AT TIME OF SALE.

[Signature]  
Signature of Notary at time of recording  
Print Name

058499

LAWYER

3773 PIONEER TRAIL  
LAKE TAHOE CA

Order No. : 307082-CW

EXHIBIT "A"

The land referred to is situated in the State of California, County of El Dorado, City of South Lake Tahoe, and is described as follows:

PARCEL NO. 1:

All that portion of the Southeast quarter of the Northwest quarter of Section 34, Township 13 North, Range 18 East, MDB&M., more particularly described as follows:

**BEGINNING** at the center of the said Northwest quarter of said Section 34 and running thence South  $0^{\circ} 34'$  West 99.33 feet and South  $73^{\circ} 05'$  East 384.45 feet and South  $16^{\circ} 53'$  West 723.90 feet and South  $21^{\circ} 58'$  West 199.14 feet to the true point of beginning of the parcel herein described said point being located on the Northwesterly line of the County Road, sometimes known as the Meyers Road or Pioneer Trail; thence leaving said point of beginning and running South  $60^{\circ} 08'$  West 108.11 feet, thence North  $01^{\circ} 34'$  East 139.63 feet; thence South  $68^{\circ} 02'$  East 117.75 feet to a point on the Northwesterly line of said road; thence along said road South  $21^{\circ} 58'$  West 45 feet to the point of beginning and also known as Lot 1 and the South half of Lot 2 of the Triangle Tract.

PARCEL NO. 2:

A portion of the Northwest quarter of Section 34, Township 13 North, Range 18 East, MDB&M., more particularly described as follows:

**BEGINNING** at a point on the Westerly line of Pioneer Trail the Northeasterly corner of the parcel to be described hereby from which the center of the Northwest quarter of said Section 34 bears North  $21^{\circ} 58'$  East 29.14 feet, North  $16^{\circ} 53'$  East 723.90 feet North  $73^{\circ} 05'$  West 384.45 feet and North  $0^{\circ} 34'$  East 99.33 feet; thence from the point of beginning and along the Westerly line of said road South  $21^{\circ} 58'$  West 125.0 feet, thence leaving said road North  $68^{\circ} 02'$  West 117.75 feet, thence North  $01^{\circ} 34'$  East 92.27 feet to a point on the Southerly line of Aspen Avenue at the intersection of Aspenvald Road, thence along the line of said road North  $60^{\circ} 08'$  East 35.16 feet, thence leaving said line South  $73^{\circ} 05'$  East 130.18 feet to the point of beginning and also known as Lots 3 and 4 and the North portion of Lot 2 of the Triangle Tract.

PARCEL NO. 3:

Lot 11, Block 17, as shown on the Official Map entitled of Bijou Park Addition, filed in the office of the County Recorder of said County, on December 31, 1932, in Book A of Maps, Page 18, in said County.

058499-00

0483695

BKO100PG0118





COPY

0483695  
BKO100PG0119

RECORDING REQUESTED BY

El Dorado County Recorder  
William E. Schultz Co Recorder Office

WHEN RECORDED MAIL TO  
& mail tax statements  
NAME Rebecca Jean Covington

DCC - 98-0058499-00

READ BY REBECCA JEAN COVINGTON

Wednesday, OCT 07, 1998 15:09:41

Tel Pd \$13.00

Nbr-0000076473

JDK/C2/1-3

MAILING ADDRESS 3357 Lake Tahoe Blvd.

CITY, STATE, Co Lake Tahoe, Ca  
ZIP CODE 96150

SPACE ABOVE THIS LINE RESERVED FOR  
RECORDERS USE

TITLE(S)

PCOS  
FILED

Quit Claim Deed

COPY

0483695

BK0100PG0120

QUITCLAIM DEED

Dated on October 7, 1998

For valuable consideration, the sum of amount agreed  
Dollars (\$ \_\_\_\_\_), the receipt of which is

hereby acknowledged.

The Seler whose name(s) is/are Loran P. Covington & Rebecca Jean Covington  
as husband & wife & all joint tenants

Do hereby REMISE, RELEASE, and FOREVER QUITCLAIM to the Buyer, whose name(s) is/are:  
Rebecca Jean Covington, an unmarried woman

whose address is \_\_\_\_\_

The legal description is as follows:

We Exhibit A, attached

Witnessed and signed in presence of October 7, 1998

[Signature]  
Signature on the above

Loran D. Covington  
Print name on the above

[Signature]  
Signature on the above

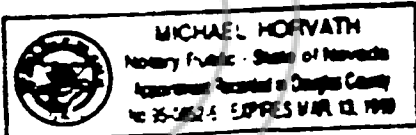
Rebecca Jean Covington  
Print name on the above

STATE OF NEVADA )  
COUNTY OF DOUGLAS )

on October 7, 1998 by Michael Horvath

[Signature]  
Notary Public in and for said  
County and State

(Seal or Stamp)



WHEN RECORDED MAIL TO

FOR RECORDERS USE ONLY

NAME Rebecca Jean Covington  
ADDRESS 3357 Lake Tahoe Blvd.  
CITY ST ZIP South Lake Tahoe  
Ca. 96150

DOCUMENTARY TRANSFER TAX \$ 0  
COMPISED ON FULL VALUE OF PROPERTY CONVEYED.  
OR COMPISED ON FULL VALUE LESS JUDG AND  
PROVISIONS HEREIN AT TIME OF BILL.  
[Signature]  
Notary Public

058499

CA 11-11-21

3773 PIONEER TRAIL  
LAKE TAHOE CA

Order No. : 307082-CW

EXHIBIT "A"

The land referred to is situated in the State of California, County of El Dorado, City of South Lake Tahoe, and is described as follows:

PARCEL NO. 1:

All that portion of the Southeast quarter of the Northwest quarter of Section 34, Township 13 North, Range 18 East, MDS&N., more particularly described as follows:

BEGINNING at the center of the said Northwest quarter of said Section 34 and running thence South 0° 34' West 99.53 feet and South 73° 03' East 384.45 feet and South 16° 53' West 723.90 feet and South 21° 58' West 199.16 feet to the true point of beginning of the parcel herein described said point being located on the Northwesterly line of the County Road, sometimes known as the Meyers Road or Pioneer Trail; thence leaving said point of beginning and running South 60° 08' West 108.11 feet, thence North 01° 34' East 139.63 feet; thence South 68° 02' East 117.75 feet to a point on the Northwesterly line of said road; thence along said road South 21° 58' West 45 feet to the point of beginning and also known as Lot 1 and the South half of Lot 2 of the Triangle Tract.

PARCEL NO. 2:

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BEGINNING at a point on the Westerly line of Pioneer Trail the Northeastly corner of the parcel to be described hereby from which the center of the Northwest quarter of said Section 34 bears North 21° 58' East 29.16 feet, North 16° 53' East 723.90 feet North 73° 03' West 384.45 feet and North 0° 34' East 99.53 feet; thence from the point of beginning and along the Westerly line of said road South 21° 58' West 125.0 feet, thence leaving said road North 68° 02' West 117.75 feet, thence North 01° 34' East 92.27 feet to a point on the Southerly line of Aspen Avenue at the intersection of Aspenvald Road, thence along the line of said roads North 60° 08' East 35.16 feet, thence leaving said line South 73° 03' East 130.18 feet to the point of beginning and also known as Lots 3 and 4 and the North portion of Lot 2 of the Triangle Tract.

PARCEL NO. 3:

Lot 11, Block 17, as shown on the Official Map entitled of Bijou Park Addition, filed in the office of the County Recorder of said County, on December 31, 1932, in Book A of Maps, Page 18, in said County.

35-1058499-0

0483695

BK0100PG0122

COPY

0483695

BK0100P60123

RECORDING REQUESTED BY:

HERMAN G. HERBIG, ESQ. 504 Muller Ln  
Minden NV 89423

WHEN RECORDED, MAIL TO:

REBECCA JEAN COVINGTON  
3773 Pioneer Trail  
South Lake Tahoe, California 96150

MAIL TAX STATEMENTS TO:

SAME

R.P.T.T. #10

## Grant, Bargain and Sale Deed

For the sum of \$10 and other good and valuable consideration the receipt of which is hereby acknowledged, **REBECCA JEAN COVINGTON**, an unmarried woman, hereby **GRANTS, BARGAINS AND SELLS** to **TOBLERONE LoPICOLO, INC.**, a Nevada corporation, the following real property located in Douglas County, State of Nevada and more particularly described as follows:

Unit C of Lot 22 of **TAHOE VILLAGE UNIT NO. 2** as shown on the condominium map thereof recorded in the office of the County Recorder of Douglas County, State of Nevada on August 21, 1978 as Document No. 24380; and a one-sixth (1/6) interest in the common area of of Lot 22 of **TAHOE VILLAGE UNIT NO. 2** as shown on the condominium map thereof recorded in the office of the County Recorder of Douglas County, State of Nevada on August 21, 1978 as Document No. 24380

APN 41-170-03

**TOGETHER** with the appurtenances and all the estate and rights of Grantor in and to said premises, subject to conditions, covenants and all other items of record;

**DATED AND DONE** October 21, 1998

  
REBECCA JEAN COVINGTON

0483695

HERMAN G. HERBIG  
ATTORNEY AT LAW - MINDEN, NEVADA  
702-782-4003

0454374

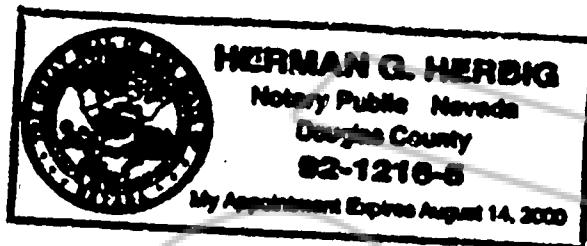
BK0100PG0124

BK1198PG4055

STATE OF NEVADA, DOUGLAS COUNTY

On this 21 day of October, 1998,  
personally appeared before me, a notary public,  
**REBECCA JEAN COVINGTON**  
 personally known to me as such, OR  
 proven to me as such by satisfactory evidence  
who acknowledged that (s)he  
executed the foregoing deed.

*[Handwritten Signature]*  
NOTARY PUBLIC



**COPIES**

REQUESTED BY  
*Herman G Herbig*  
IN OFFICIAL RECORDS OF  
DOUGLAS CO., NEVADA

'98 NOV 18 P12:58

0483695

HERMAN G. HERRIG  
ATTORNEY AT LAW - MINDEN, NEVADA  
702-782-4003

0454374

LINDA SLATER  
RECORDER

BK0100PG0125

001198PG4056

\$8.00 PAID *[Signature]* DEPUTY

COPY

0483695

BK0100PG0126



RECORDING REQUESTED BY:

HERMAN G. HERBIG, ESQ. 504 Muller Ln  
Minden NV 89423

WHEN RECORDED, MAIL TO:

REBECCA JEAN COVINGTON  
3773 Pioneer Trail  
South Lake Tahoe, California 96150

MAIL TAX STATEMENTS TO:

SAME

R.P.T.T. #10

## Grant, Bargain and Sale Deed

For the sum of \$10 and other good and valuable consideration the receipt of which is hereby acknowledged, **REBECCA JEAN COVINGTON**, an unmarried woman, hereby **GRANTS, BARGAINS AND SELLS** to **TOBLERONE LOPICOLO, INC.**, a Nevada corporation, the following real property located in Douglas County, State of Nevada and more particularly described as follows:

Unit C of Lot 22 of **TAHOE VILLAGE UNIT NO. 2** as shown on the condominium map thereof recorded in the office of the County Recorder of Douglas County, State of Nevada on August 21, 1978 as Document No. 24380; and a one-sixth (1/6) interest in the common area of of Lot 22 of **TAHOE VILLAGE UNIT NO. 2** as shown on the condominium map thereof recorded in the office of the County Recorder of Douglas County, State of Nevada on August 21, 1978 as Document No. 24380

APN 41-170-03

**TOGETHER** with the appurtenances and all the estate and rights of Grantor in and to said premises, subject to conditions, covenants and all other items of record;

**DATED AND DONE** October 21, 1998

  
REBECCA JEAN COVINGTON

0483695

BK0100PG0127

HERMAN G. HERBIG  
ATTORNEY AT LAW - MINDEN, NEVADA  
702-782-4003

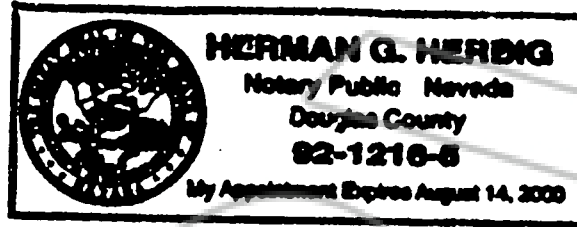
0454374

BK1198PG4055

STATE OF NEVADA, DOUGLAS COUNTY

On this 21 day of October, 1998,  
personally appeared before me, a notary public,  
**REBECCA JEAN COVINGTON**  
 personally known to me as such, OR  
 proven to me as such by satisfactory evidence  
who acknowledged that (s)he  
executed the foregoing deed.

*[Handwritten Signature]*  
NOTARY PUBLIC



**COPIES**

**COPIES**

REQUESTED BY  
*Herman G Herbig*  
IN OFFICIAL RECORDS OF  
DOUGLAS CO., NEVADA

'98 NOV 18 P12:58

0483695

HERMAN G. HERBIG  
ATTORNEY AT LAW - MINDEN, NEVADA  
702-782-4003

0454374

LINDA SLATER  
RECORDER

BK0100PG0128

OV 1198PG4056

\$8.00 PAID *[Signature]* DEPUTY

**SEAL  
CERTIFIED COPY**

The document to which this certificate is attached is a full, true and correct copy of the original on file and of record in my office.

DATE: 01/03/00  
Clerk of the 9th Judicial District Court  
of the State of Nevada, in and for the County of Douglas,

By [Signature] Deputy

REQUESTED BY  
Allison et al  
IN OFFICIAL RECORDS OF  
DOUGLAS CO., NEVADA

2000 JAN -3 AM 11:36

LINDA SLATER  
RECORDER

0483695  
BKO100PG0129  
\$41.00 PAID [Signature] DEPUTY