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R.P.T.T. \$

#3

WATER CONVEYANCE LINE EASEMENT DEED

A.P.N: 05-220-210

THIS INDENTURE, made this 14<sup>th</sup> day of September, 2000, by and between JOEL HOROWITZ and ANN HOROWITZ, husband and wife, hereinafter referred to as "Grantors," and ROUND HILL GENERAL IMPROVEMENT DISTRICT, a municipal corporation, hereinafter referred to as "Grantee,"

WITNESSETH:

WHEREAS, Grantors are the owners of a certain parcel of real property, hereinafter referred to as the "Servient Tenement," and more particularly described in Exhibit "A" attached hereto and incorporated herein by this reference; and

WHEREAS, Grantee is the owner of a certain parcel of real property adjacent to the Servient Tenement, hereinafter referred to as the "Dominant Tenement," and more particularly described in Exhibit "B" attached hereto and incorporated herein by this reference.

The Grantors, for good and valuable consideration, the receipt of which is hereby acknowledged, does hereby grant, bargain, sell, convey, transfer and deliver unto Grantee, its successors and assigns, an exclusive easement in, to, over, across, under, beneath and through that portion of the Servient Tenement, that portion more particularly described in Exhibit "C" attached hereto and incorporated herein by this reference, for purposes of installing, facilitating, maintaining, repairing, replacing and/or inspecting a water conveyance line, and all of the corresponding fixtures, together with ingress, egress and the right to enter upon the portion of the Servient Tenement described in Exhibit "C" for the purpose of making any and all improvements and operating, maintaining and repairing the same, and together with the right of Grantee, its successors and assigns, to grant, transfer and assign this easement to any utility company, private or governmental agency, body, subdivision, district, association or entity for the same said purposes. This grant of easement shall run with the land and shall be binding upon Grantors, their heirs, successors and assigns.

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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 Grantees, its successors and assigns, as owners of the Dominant Tenement, shall be  
2 solely responsible for the maintenance and repair of the easement created herein, as well as all  
3 corresponding facilities thereon.

4 TO HAVE AND TO HOLD the said easement and right-of-way unto, and to inure  
5 to the benefit of, Grantee and unto its successors and assigns forever.


6 IN WITNESS WHEREOF, Grantors have executed this instrument on the day and  
7 year first above written.

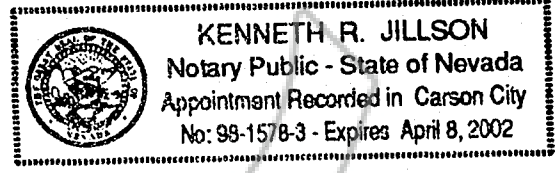
8   
9 \_\_\_\_\_  
10 JOEL HOROWITZ, by RONALD D. ALLING  
11 Attorney-in-fact

12   
13 \_\_\_\_\_  
14 ANN HOROWITZ, by RONALD D. ALLING  
15 Attorney-in-fact

16 STATE OF NEVADA )  
17 : ss.  
18 COUNTY OF DOUGLAS )

19 On SEPTEMBER 14, 2000, personally appeared before me, a notary  
20 public, RONALD D. ALLING, personally known to me to be the Attorney-in-fact for JOEL  
21 HOROWITZ and ANN HOROWITZ and the person whose name is subscribed to the foregoing  
22 Easement Deed, who acknowledged to me that he executed the foregoing document.

23   
24 \_\_\_\_\_  
25 NOTARY PUBLIC



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**DESCRIPTION**  
Adjusted APN 05:220:21

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

All that portion of Sections 10 and 15, Township 13 North, Range 18 East, M.D.M., more particularly described as follows:

Beginning at the Center South 1/16 corner of said Section 10;

thence South  $89^{\circ}52'13''$  East 2,635.60 feet;  
 thence South  $00^{\circ}09'02''$  East 1,309.02 feet to the Northeast corner of said Section 15;  
 thence South  $00^{\circ}14'30''$  West 1,622.20 feet;  
 thence North  $82^{\circ}46'34''$  West 119.25 feet;  
 thence North  $82^{\circ}45'20''$  West 175.45 feet;  
 thence South  $87^{\circ}01'17''$  West 225.68 feet;  
 thence North  $60^{\circ}39'33''$  West 200.01 feet;  
 thence North  $64^{\circ}09'33''$  West 157.50 feet;  
 thence North  $57^{\circ}35'02''$  West 607.81 feet;  
 thence North  $32^{\circ}53'05''$  West 246.60 feet;  
 thence North  $58^{\circ}43'49''$  East 434.04 feet;  
 thence North  $18^{\circ}45'36''$  West 182.04 feet;  
 thence North  $88^{\circ}59'59''$  West 215.00 feet;  
 thence South  $62^{\circ}59'58''$  West 80.00 feet;  
 thence South  $00^{\circ}00'00''$  West 40.00 feet;  
 thence South  $63^{\circ}00'00''$  West 550.00 feet;  
 thence South  $39^{\circ}59'15''$  East 349.90 feet;  
 thence South  $35^{\circ}43'07''$  West 224.82 feet;  
 thence South  $56^{\circ}00'13''$  West 225.84 feet;  
 thence South  $33^{\circ}53'29''$  West 262.94 feet;  
 thence North  $49^{\circ}50'42''$  West 288.92 feet;  
 thence South  $62^{\circ}53'00''$  West 578.58 feet;  
 thence South  $24^{\circ}38'40''$  West 634.73 feet;  
 thence South  $74^{\circ}45'04''$  West 141.01 feet;  
 thence South  $01^{\circ}50'02''$  West 23.40 feet;  
 thence South  $56^{\circ}17'55''$  West 24.53 feet;  
 thence South  $04^{\circ}33'35''$  East 5.89 feet;  
 thence South  $85^{\circ}26'25''$  West 126.88 feet;  
 thence South  $09^{\circ}14'12''$  West 172.82 feet;  
 thence South  $85^{\circ}25'00''$  West 332.24 feet;  
 thence along a curve concave to the right with a radius of 1,160.00 feet, a central angle of  $16^{\circ}33'38''$ , and an arc length of 335.28 feet;  
 thence North  $20^{\circ}02'45''$  East 429.84 feet;  
 thence along a concave curve to the left with a radius of 1,040.00 feet, a central angle of  $72^{\circ}06'12''$ , and an arc length of 1,308.78 feet;

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thence North  $51^{\circ}56'47''$  West 446.87 feet;  
thence North  $38^{\circ}03'13''$  East 416.12 feet;  
thence North  $00^{\circ}07'53''$  East 60.00 feet;  
thence South  $89^{\circ}52'07''$  East 1,416.87 feet;  
thence North  $00^{\circ}14'07''$  West 1,305.72 feet to the Point of Beginning.

Excepting therefrom all that certain parcel of land as described in Book 82, Page 249, as Document No. 50670 in the Official Douglas County Records, and that portion of the Northeast  $\frac{1}{4}$  of the Northeast  $\frac{1}{4}$  of Section 15, Township 13 North, Range 18 East, M.D.M., more particularly described as follows:

Beginning at the most Westerly corner of that certain parcel of land as described in deed recorded on December 21, 1970, in Book 82, Page 249;

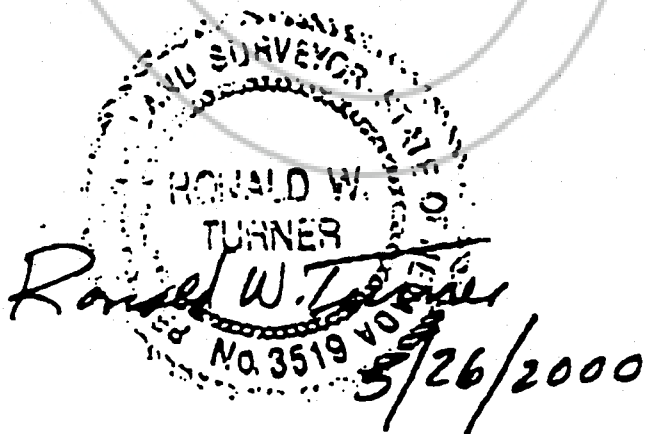
thence South  $44^{\circ}39'36''$  East 7.79 feet;  
thence South  $85^{\circ}23'00''$  West 138.38 feet;  
thence South  $65^{\circ}23'30''$  West 56.02 feet;  
thence North  $69^{\circ}36'30''$  West 41.72 feet;  
thence North  $24^{\circ}36'30''$  West 76.50 feet;  
thence North  $65^{\circ}23'30''$  East 106.00 feet;  
thence South  $24^{\circ}36'30''$  East 100.68 feet;  
thence North  $85^{\circ}23'00''$  East 123.13 feet;  
thence South  $45^{\circ}20'24''$  West 105.62 feet;  
thence South  $44^{\circ}39'36''$  East 115.00 feet;  
thence South  $45^{\circ}20'24''$  West 115.00 feet;  
thence North  $44^{\circ}39'36''$  West 115.00 feet to the Point of Beginning.

Containing 214.26 acres, more or less.

The Basis of Bearing for this description is that certain Record of Survey filed for record as Document No. 414274.

Note: Refer this description to your title company before incorporating into any legal document.

Prepared by: Turner & Associates, Inc.  
Land Surveying  
P.O. Box 5067  
Stateline, NV 89449



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**DESCRIPTION**  
**Horowitz to R.H.G.I.D.**

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

All that portion of the Northeast ¼ of the Northeast ¼ of Section 15, Township 13 North, Range 18 East, M.D.M., more particularly described as follows:

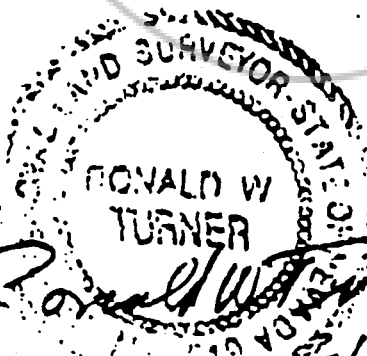
Commencing at the most Westerly corner of that certain parcel of land as described in deed recorded on December 21, 1970, in Book 82, Page 249;  
thence South 44°39'36" East 7.79 feet to the Point of Beginning;  
thence South 85°23'00" West 138.38 feet;  
thence South 65°23'30" West 56.02 feet;  
thence North 69°36'30" West 41.72 feet;  
thence North 24°36'30" West 76.50 feet;  
thence North 65°23'30" East 106.00 feet;  
thence South 24°36'30" East 100.68 feet;  
thence North 85°23'00" East 123.13 feet;  
thence South 45°20'24" West 9.38 feet;  
thence South 44°39'36" East 7.79 feet to the Point of Beginning.

Containing 12,279 square feet, more or less.

The Basis of Bearing for this description is that certain Record of Survey filed for record as Document No. 414274.

Note: Refer this description to your title company before incorporating into any legal document.

Prepared by: Turner & Associates, Inc.  
Land Surveying  
P.O. Box 5067  
Stateline, NV 89449

  
*Ronald W. Turner*  
Stateline

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**DESCRIPTION**  
**Horowitz to Round Hill General Improvement Dist.**  
**20' Water Line Easement**

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

All that portion of the Northeast ¼ of Section 15, Township 13 North, Range 18 East, M.D.M., more particularly described as follows:

Beginning at a point on the Southeasterly line of that certain parcel of land as described in that deed filed for record on December 21, 1970, in Book 82, Page 249, which bears South 45°20'24" West 13.23 feet from the most Easterly corner of said parcel;

thence along the centerline of this description the following courses:

thence South 59°14'05" East 13.22 feet;

thence South 50°57'55" East 38.23 feet;

thence South 61°44'10" East 42.56 feet;

thence South 29°37'45" East 44.44 feet;

thence South 49°43'25" East 42.82 feet;

thence South 35°32'39" East 38.24 feet;

thence South 41°55'42" East 37.19 feet;

thence South 30°41'53" East 27.20 feet;

thence South 19°30'25" East 40.85 feet;

thence South 18°47'02" East 50.61 feet;

thence South 15°15'47" East 27.92 feet;

thence South 01°11'57" West 37.32 feet;

thence South 06°01'14" East 37.38 feet;

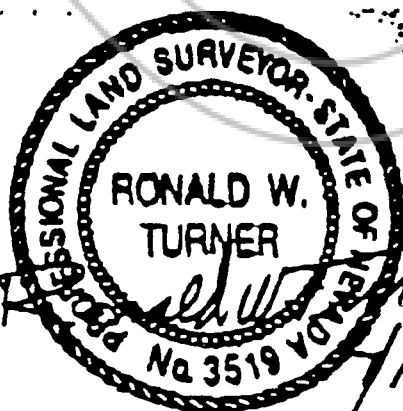
thence South 02°05'01" West 37.49 feet;

thence South 01°04'47" West 24.42 feet to a point on the Southerly line of the Horowitz property.

The Basis of Bearing for this description is that certain Record of Survey filed for record as Document No. 411109.

Note: Refer this description to your title company before incorporating into any legal document.

Prepared by: Turner & Associates, Inc.  
Land Surveying  
P.O. Box 5067  
Stateline, NV 89449



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

2000 SEP 20 AM 11:09

LINDA SLATER  
RECORDER

\$12.50 PAID DEPUTY

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