GRANT, BARGAIN AND SALE DEED

RPTT \$ 1,105.00 APN: 35-010-18

THIS INDENTURE WITNESSETH: That

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, SEAN D. MCDOUGAL and LINDA C. MCDOUGAL, Husband and Wife

doe(es) hereby GRANT(s) BARGAIN SELL and CONVEY to

JOSEPH A. SIMS, an unmarried man

and to the heirs and assigns of such Grantee forever, all the following real property situated in the city DOUGLAS, state of Nevada bounded and described as follows:

See Exhibit A attached hereto and made a part hereof.

county of

TOGETHER with all tenements, hereditaments and appurtenances, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Dated:

STATE OF NEVADA

COUNTY OF DOUGLAS

This instrument was acknowledged before me on

NOVEMBER 9, 2000

by SEAN D. MCDOUGAL & LINDA C. MCDOUGAL

Notary Public

ss.

SEAN D. MCDOUGA

LINDA C. MCDOUGAL

No.

96-4148-5

KATHY SWAIN

Notary Public - State of Nevada
Appointment Recorded in County of Douglas
My Appointment Expires Aug. 13, 2004

(This area for official notarial seal)

SPACE BELOW THIS LINE FOR RECORDER'S USE

WHEN RECORDED MAIL TO

Name

JOE SIMS

Street Address

3000 PINENUT ROAD GARDNERVILLE, NV 89410

e

Order No. 00083751-201-CLH

0504115

Exhibit A

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

PARCEL 1:

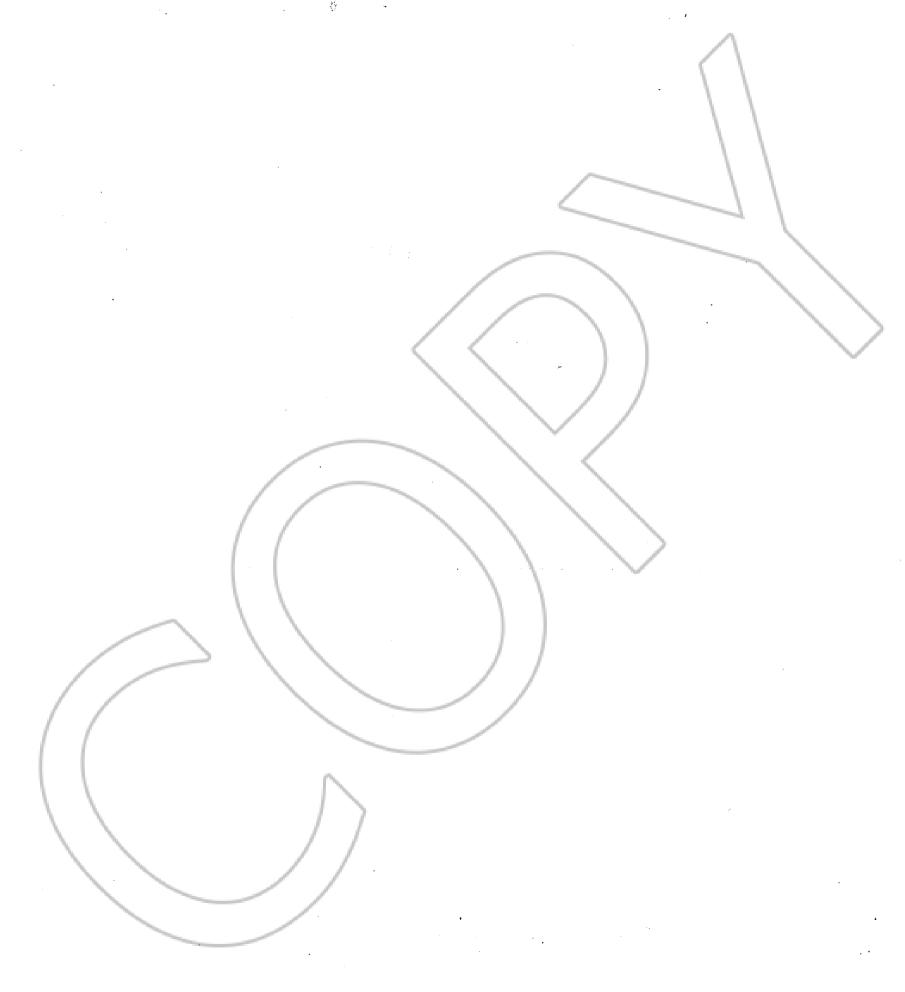
The Southwest 1/4 of the Southwest 1/4 of Section 13, Township 12 North, Range 21 East, M.D.B. & M.

Excepting therefrom the North ½ of the Northeast ¼ of the Southwest ¼ of Section 13, Township 12 North, Range 21 East, M.D.B. & M.

A.P.N. 35-010-18

PARCEL 2:

A non-exclusive easement for ingress and egress 30 feet in width over and across an existing unimproved roadway, situated in the Southeast 1/4 of Section 14, Township 12 North, Range 21 East, M.D.B. & M., said roadway beginning at a point on Pinenut Road near the Southeast corner of said Southeast 1/4 of Section 14; thence running Northeasterly to the Southwesterly corner of the above described Parcel No. 1.



REQUESTED BY WESTERN TITLE COMPANY, INC.
IN OFFICIAL RECORDS OF
DOUGLAS CO. HEVADA

2000 NOV 29 PM 4: 03

LINDA SLATER RECORDER

0504115 BK 1 1 0 0 PG 5 8 4 5