

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 _____ county of
DOUGLAS, state of Nevada bounded and described as follows:
See Exhibit A attached hereto and made a part hereof.

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

} ss.

Sean D. McDougal
SEAN D. MCDOUGAL

Linda C. McDougal
LINDA C. MCDOUGAL

Kathy Swain

Notary Public



(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
City, State
Zip
Order No. **00083751-201-CLH**

0504115

038866.EDC11/2/00

BK1100PG5844

Exhibit A

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

PARCEL 1:

The Southwest ¼ of the Southwest ¼ 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 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 ¼ 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 ¼ 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. NEVADA

2000 NOV 29 PM 4:03

LINDA SLATER
RECORDER

\$ 8⁰⁰ PAID *kg* DEPUTY

0504115

BK1100PG5845