

RECORDING REQUESTED BY:
STEWART TITLE COMPANY
WHEN RECORDED MAIL TO:
MAIL TAX STATEMENTS TO:

ESCROW NO. 000702375
R.P.T.T. \$ 312.00
A.P.N. # 1220-17-101-001
Full Value

Grantee
151 Luray Drive
Los Gatos, Ca. 95032

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That JEFFREY BEGOVICH, an unmarried man aka Geoffrey E. Begovich

in consideration of \$10.00, the receipt of which is hereby acknowledged, does hereby Grant, Bargain Sell and Convey to THOMAS E. BLANDFORD and JUDITH J. BLANDFORD, husband and wife, as Community Property

and to the heirs and assigns of such Grantee forever, all that real property situated in the unincorporated area County of Douglas State of Nevada, bounded and described as follows:
SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.

DATE: February 06, 2001

Jeffrey Begovich
JEFFREY BEGOVICH



STATE OF NEVADA }
 } ss.
COUNTY OF Douglas }

This instrument was acknowledged before me on 3/12/01,
by, JEFFREY BEGOVICH

Signature *J Mayo*
Notary Public

0510861
BK0301PG5554

EXHIBIT "A"

LEGAL DESCRIPTION

ESCROW NO.: 000702375

A portion of the Northwest 1/4 of the Northwest 1/4 of Section 17, Township 12 North, Range 20 East, M.D.B.&M., particularly described as follows:

COMMENCING at an iron pipe designating the Northeast corner of Section 17, thence south $89^{\circ}40'31''$ West, a distance of 4978.42 feet to a point in a fence line, the TRUE POINT OF BEGINNING; thence continuing along said fence line South $89^{\circ}32'$ West, a distance of 267.59 feet to a point in the West line of said Section 17, at a fence corner; thence South $0^{\circ}21'$ East along said fence line a distance of 816.80 feet to a fence corner; thence North $88^{\circ}18'10''$ East, along a fence line a distance of 267.59 feet; thence North $0^{\circ}20'41''$ West, a distance of 811.01 feet to the TRUE POINT OF BEGINNING.

EXCEPTING THEREFROM those parcels of land described as follows:

PARCEL 1:

COMMENCING at the found iron pipe which is the Northeast corner of said Section 17, proceed South $89^{\circ}40'31''$ East, 4978.42 feet, approximately along a fence line and the Southerly right of way line of Nevada State Highway "Centerville Lane", to the TRUE POINT OF BEGINNING, which is the Northeast corner of the parcel; continue thence along said Southerly right of way fence South $89^{\circ}32'$ West 133.50 feet, to the Northwest corner of the parcel; thence South $0^{\circ}20'41''$ East, 326.70 feet, to the Southwest corner of the parcel; thence North $89^{\circ}32'$ East, 133.50 feet, to the southeast corner of the parcel; thence North $0^{\circ}20'41''$ West, 326.70 feet.

PARCEL 2:

COMMENCING at the found iron pipe which is the Northeast corner of said Section 17; thence South $89^{\circ}40'31''$ West, a distance of 4978.42 feet to a point in a fence line, being the Northeast corner of the property conveyed to Robert F. Cervenak, et ux, et al, recorded December 22, 1967, in Book 56 of Official Records at page 232, Douglas County, Nevada, records: thence South $89^{\circ}32'00''$ West along said fence line a distance of 133.50 feet to a point in the centerline of a 20.00 foot wide non-exclusive roadway easement, being the Northwest corner of the property as conveyed to Edward L. Isaac, et ux, by Deed recorded August 11, 1970 in the Official Records of Douglas County, Nevada as Document No. 49030; thence South $00^{\circ}20'41''$ East along the West line of said Isaac property and the centerline of said roadway easement a distance of 326.70 feet

Continued on next page

to a point at the Southwest corner of said Isaac property, the TRUE POINT OF BEGINNING; thence continuing South 00°20'41" East a distance of 487.22 feet more or less to a point in the Southerly line of the property conveyed to Robert F. Cervenak, et ux, et al, as above referred to thence North 88°18'10" East along said Southerly line a distance of 133.50 feet more or less to the Southeast corner of said Cervenak, et ux, et al, property, thence North 00°20'41" West along the East line of said Cervenak, et ux, et al, property a distance of 484.34 feet to the Southeast corner of said Isaac, et ux, property, as above referred to: thence South 89°32'00" West along the South line of said Isaac, et ux, property a distance of 133.50 feet to the TRUE POINT OF BEGINNING.

PARCEL 3:

COMMENCING at the found iron pipe which is the Northeast corner of said Section 17; thence South 89°40'31" West a distance of 4978.42 feet to a point in the fence line, being the Northeast corner of the property conveyed to Robert F. Cervenak, et ux, et al, recorded December 22, 1967, in Book 56 of Official Records at page 232, Douglas County, Nevada, records; thence South 89°32'00" West along said fence line a distance of 267.59 feet to a point in the West line of said Section 17, being the Northwest corner of said Cervenak, et ux, et al, property; thence South 00°21'00" East along said Section line a distance of 816.80 feet to a point in said Section line at the Southwest corner of said Cervenak, et ux, et al, property, the TRUE POINT OF BEGINNING; thence North 00°21'00" West along the West line of said Cervenak, et ux, et al, property a distance of 211.27 feet, to a point; thence North 89°32'00" East a distance of 134.09 feet to a point in the West line of the above described parcel 1, thence South 00°20'41" East along the West line of the above described parcel 1, a distance of 208.39 feet more or less, to a point in the South line of the above referred to Cervenak, et ux, et al, property; thence South 88°18'10" West along said South line a distance of 134.09 feet, more or less, to the POINT OF BEGINNING.

Assessors Parcel No. 1220-17-101-001

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

2001 MAR 22 PM 3:38

LINDA SLATER
RECORDER

\$ 900 PAID *kg* DEPUTY

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