

GRANT, BARGAIN AND SALE DEED

RPTT \$182.00
APN: 1320-32-812-013

THIS INDENTURE WITNESSETH: That

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
JOHN W. STEMLINGER, AN UNMARRIED MAN

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

FELIPE DONAIRE AND ANNETTE M. DONAIRE, HUSBAND AND WIFE AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

and to the heirs and assigns of such Grantee forever, all the following real property situated in the 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: March 19, 2001

STATE OF NEVADA
COUNTY OF DOUGLAS

} ss. *John W. Stemplinger*
JOHN W. STEMLINGER

This instrument was acknowledged before me on
MARCH 19, 2001

by JOHN W. STEMLINGER

Kathy Swain
Notary Public



(This area for official notarial seal)

SPACE BELOW THIS LINE FOR RECORDER'S USE

WHEN RECORDED MAIL TO

Name FELIPE DONAIRE
Street Address 1480 GARDEN GLEN CT.
GARDNERVILLE, NV 89410
City, State
Zip
Order No. 00084073-201-KLS

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BK0301PG6823

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

A parcel of land located within a portion of Section 32, Township 13 North, Range 20 East, MDM, Douglas County, Nevada, being more particularly described as follows:

BEGINNING at the Southeasterly corner of Revised Lot 13, said point bears North 80°14'45", West 99.75 feet from the centerline radius point of Garden Glen Court as shown on the Final Map for Garden Glen Patio Homes, Document No. 389450 of the Douglas County Recorder's Office and being a 5/8" rebar with aluminum cap stamped PLS 6497 inside of a survey well;

Thence North 45°21'15" West, 49.00 feet;
Thence North 44°38'45" East, 35.00 feet;
Thence South 45°21'15" East, 53.00 feet;
Thence South 44°38'45" West, 20.00 feet;
Thence North 45°21'15" West, 4.00 feet;
Thence South 44°38'45" West, 15.00 feet;
Thence North 45°21'15" West, 49.00 feet to the POINT OF BEGINNING.

Reference is made to Record of Survey to support a lot line adjustment for WALLER/FITCH PATIO HOMES HOMEOWNERS ASSOCIATION recorded in the Office of the Recorder of Douglas County, on March 11, 1998, in Book 398, at page 2283, as File No. 434596, Douglas County, Nevada.

A.P.N. 1320-32-812-013

COOPER

REQUESTED BY:
WESTERN TITLE COMPANY, INC.
IN OFFICIAL RECORDS OF
DOUGLAS COUNTY, NEVADA.

2001 MAR 27 PM 4:08

LINDA SLATER
RECORDER

\$8⁰⁰ PAID *Kg* DEPUTY

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