GRANT, BARGAIN AND SALE DEED

EASEMENT DEED

RPTT $ #2
APN: 1220-03-000-020

THIS INDENTURE WITNESSETH: That

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

CRESTMORE VILLAGE APARTMENTS PHASE II LIMITED PARTNERSHIP, a Nevada Limited Partnership

do (es) hereby GRANT(s) BARGAIN SELL and CONVEY to
DOUGLAS COUNTY AND THE TOWN OF GARDNERVILLE, BOTH POLITICAL SUBDIVISION

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

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF FOR LEGAL DESCRIPTION

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

Dated: August 30, 2000

STATE OF FLORIDA
} ss.
COUNTY OF SEMINOLE

CRESTMORE VILLAGE APARTMENTS PHASE II, LIMITED PARTNERSHIP

X _____

PICERNE CRESTMORE VILLAGE APARTMENTS PHASE II, LLC. A Nevada limited liability company, its general partner
BY: ROBERT M. PICERNE, MANAGER

This instrument was acknowledged before me on
July 2, 2001,
by Robert M. Picerne.

Carole A. Graham
Notary Public

Carole A Graham
My Commission CC727606
Expires March 24, 2002

(This area for official notarial seal)

SPACE BELOW THIS LINE FOR RECORDER'S USE

WHEN RECORDED MAIL TO

Name
Street Address
City,State Zip
Order No.

0518098

BK0701PG2618

034793.EDC8/30/00

EXHIBIT 'A'

Description
Public Utility Easement
(Over A.P.N. 1220-03-000-020)

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

An easement for public utility purposes located within a portion of the Northwest one-quarter (NW) of Section 3, Township 12 North, Range 20 East, Mount Diablo Meridian, more particularly described as follows:

Commencing at the northwest corner of Adjusted Parcel 1 as shown on the Record of Survey to Support a Boundary Line Adjustment recorded November 22, 1999 in the office of Recorder, Douglas County, Nevada as Document No. 481238;

thence along the west line of said Adjusted Parcel 1, South 00°21'36" West, 142.13 feet to the POINT OF BEGINNING;
thence South 89°19'44" East, 229.63 feet;
thence South 00°40'16" West, 24.00 feet;
thence North 89°19'44" West, 126.11 feet;
thence South 00°40'16" West, 94.15 feet;
thence along the arc of a curve to the right having a radius of 97.00 feet, central angle of 18°12'49", and arc length of 30.84 feet;
thence South 71°13'43" East, 18.50 feet;
thence along the arc of a curve to the right, non-tangent to the preceding course, having a radius of 115.50 feet, central angle of 26°38'14", arc length of 53.70 feet, and chord bearing and length of South 32°11'06" West, 53.21 feet;
thence North 34°48'39" West, 18.82 feet;
thence along the arc of a curve to the right, non-tangent to the preceding course, having a radius of 97.00 feet, central angle of 11°02'33", arc length of 18.69 feet, and chord bearing and length of South 49°09'15" West, 18.67 feet;
thence South 54°40'31" West, 168.09 feet,;
thence along the arc of a curve to the right having a radius of 97.00 feet, central angle of 00°17'44", and arc length of 0.50 feet;
thence North 35°19'29" West, 24.00 feet;
thence along the arc of a curve to the left, non-tangent to the preceding course, having a radius of 73.00 feet, central angle of 00°23'33", arc length of 0.50 feet, and chord bearing and length of North 54°42'47" East, 0.50 feet;

thence North 54°40'31" East, 168.09 feet;
thence along the arc of a curve to the left having a radius of 73.00 feet, central angle of 54°00'15", and arc length of 68.81 feet;
thence North 00°40'16" East, 73.10 feet;
thence North 89°19'44" West, 15.50 feet;
thence North 00°40'16" East, 21.05 feet;
thence North 89°19'44" West, 63.88 feet;
thence along said west line of Adjusted Parcel 1, North 00°21'36" East, 24.00 feet to the POINT OF BEGINNING, containing 14,949 square feet, more or less.

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

Prepared By: R.O. ANDERSON ENGINEERING, INC.
P.O. Box 2229
Minden, Nevada 89423

COPY

1220-03-000-021
CRESTMORE VILLAGE
APT. LTD.
PARTNERSHIP

1220-03-000-020
CRESTMORE VILLAGE APARTMENTS PHASE II
LIMITED PARTNERSHIP
ADJUSTED PARCEL 1
PER DOCUMENT NO. 481238
PORTION OF NW1/4 SECTION 3,
T.12N., R.20E., M.D.M.

331.01'
S00°21'36"W
142.13'
POINT OF BEGINNING
S89°19'44"E
229.63'
24'
24'
24'
S00°40'16"W
63.88'
21.05'
15.50'
126.11'
PUBLIC UTILITY EASEMENT
94.15'
S00°40'16"W
73.10'
24'
1" = 60'

Δ=54°00'15"
R=73.00'
L=68.81'
T=37.20'

Δ=18°12'49"
R=97.00'
L=30.84'
T=15.55'

S71°13'43"E
18.50'

Δ=26°38'14"
R=115.50'
L=53.70'
T=27.34'

Δ=00°23'33"
R=73.00'
L=0.50'
T=0.25'

168.09'
168.09'
24'

N34°48'39"W
18.82'

Δ=11°02'33"
R=97.00'
L=18.69'
T=9.38'

S54°40'31"W
PUBLIC UTILITY EASEMENT
24'
N35°19'29"W

Δ=00°17'44"
R=97.00'
L=0.50'
T=0.25'

STODICK PARKWAY

Anderson ENGINEERING INC.
1624 10th STREET · P.O. BOX 2294 · MINDEN, NV 89423
PH. (775) 782-2322 · FAX (775) 782-7084
WEBSITE: WWW.ROANDERSON.COM

EXHIBIT
PUBLIC UTILITY EASEMENT

08/17/00
55813EXH.dwg

COPY

REQUESTED BY
Anderson Engineering
IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

2001 JUL 11 PM 3:28

LINDA SLATER
RECORDER

$11.00 PAID K DEPUTY

0518098
BK0701PG2622