

APN: 1220-17-401-008

RECORDING REQUESTED BY:

STEWART TITLE COMPANY

WHEN RECORDED MAIL TO:

MAIL TAX STATEMENTS TO:

MR. AND MRS. DENNIS HOPE
1036 Kimmerling Road
Gardnerville, Nevada 89410

ESCROW NO. 010101375

R.P.T.T. \$ 731.25

A.P.N. # 1220-17-401-008

Full Value

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That WILLIAM BARRY BOYD AND LINDA R. BOYD, AS TRUSTEES OF THE BOYD FAMILY TRUST DATED JULY 28TH, 1993.

in consideration of \$10.00, the receipt of which is hereby acknowledged, does hereby Grant, Bargain Sell and Convey to DENNIS M. HOPE AND TERESA D. HOPE, HUSBAND AND WIFE, BOTH AS TO AN UNDIVIDED 1/2 INTEREST EACH AS TENANTS IN COMMON.

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: June 06, 2001

[Signature]
TRUSTEE
WILLIAM BARRY BOYD, TRUSTEE

[Signature]
LINDA R. BOYD, TRUSTEE



STATE OF NV }
COUNTY OF Douglas } ss.

This instrument was acknowledged before me on 8/27/01, by William Barry Boyd and Linda R. Boyd

Signature *[Signature]*
Notary Public

0521921
BK 0801 PG 9683

EXHIBIT "A"

LEGAL DESCRIPTION

ESCROW NO.: 010101375

PARCEL 1:

All that certain lot, piece or parcel of land situate in the County of Douglas, State of Nevada, describes as follows:

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

COMMENCING at the Northwest corner of Lot 2, TIERRA LINDA ESTATES SUBDIVISION, as recorded; thence South 0°23'30" East along the West side of the said TIERRA LINDA ESTATES SUBDIVISION, a distance of 815.68 feet; thence South 89°52'30" West, a distance of 330 feet to the True Point of Beginning; thence from the True Point of Beginning South 89°52'30" West, a distance of 425.39 feet to a point; thence North 0°22'28" West, a distance of 379.90 feet to a point which is the Southwest corner of the parcel of land conveyed to JERRY WHITESIDE, et ux, in Deed recorded October 7, 1971, in Book 92, Page 184, Document No. 54835, Official Records of Douglas County, Nevada; thence South 88°11'45" East, a distance of 428.65 feet to a point, which is the Southeast corner of the Whiteside Parcel; thence South 3°29'20" West, a distance of 50 feet to the Northwest corner of the parcel of land conveyed to BRUCE D. KINGSLAND, et ux, in Deed recorded October 6, 1971, in Book 92, Page 121, Document No. 54792, Official Records of Douglas County, Nevada; thence South 0°23'30" East, a distance of 330 feet to the POINT OF BEGINNING.

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PARCEL 2:

TOGETHER WITH an appurtenant non-exclusive right of way for road and utility purposes 50 feet in width lying Easterly of, parallel and contiguous to the hereinafter described line lying wholly within the Southwest 1/4, Southwest 1/4 of Section 17, Township 12 North, Range 20 East, M.D.B.&M., said line more particularly described as follows, to wit:

BEGINNING at a point which is the Northwest corner of the parcel of land conveyed to BRUCE D. KINGSLAND, et ux, in Deed recorded October 6, 1971, in Book 92, Page 121, Document No. 54792, Official Records of Douglas County, Nevada; thence North 3°29'20" West along the Westerly boundary line of the parcel of land conveyed to JOHN C. GUNN, et ux, in Deed recorded May 6, 1971, in Book 86, Page 500, Document No. 52618, Official Records of Douglas County, Nevada, a distance of 220.36 feet more or less to the Southwest corner of the parcel of land conveyed to RALPH R. MARTINI, et ux, in Deed recorded October 12, 1970, in Book 80, Page 176, Document No. 49790, Official Records of Douglas County, Nevada; thence North 0°22'28" East

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along the Westerly line of the Martini parcel, as distance of 276.37 feet to the POINT OF ENDING; said point being on the Southerly right of way line of Verde Way, as it now exists.

PARCEL 3:

Together with an exclusive access easement further described as follows:

That portion of Lot 1 in Block A in Country Lane Subdivision recorded on the 4th day of February, 1981 as Instrument No. 53226 in Book 281, Page 242, in the Official Records of Douglas County, Nevada, described as follows:

COMMENCING at the Southerly most corner of said Lot 1, thence North $45^{\circ}07'30''$ West along the Northerly right-of-way line of Kimmerling Drive (80 feet wide) 11.00 feet to the POINT OF BEGINNING; thence continuing North $45^{\circ}07'30''$ West along said right-of-way line, 18.00 feet; thence North $44^{\circ}52'30''$ East, 8.65 feet; thence along a tangent curve to the right having a central angle of $44^{\circ}44'45''$ and a radius of 29.00 feet, an arc length of 22.65 feet; thence North $89^{\circ}37'15''$ East, 14.13 feet to the East line of said Lot 1; thence South $00^{\circ}22'45''$ East along said East line, 15.00 feet; thence South $44^{\circ}52'30''$ West, 4.26 feet; thence South $89^{\circ}37'15''$ West 11.10 feet; thence along a tangent curve to the left having a central angle of $44^{\circ}44'45''$ and a radius of 11.00 feet, an arc length of 8.59 feet; thence South $44^{\circ}52'30''$ West, 8.65 feet to the POINT OF BEGINNING.

"IN COMPLIANCE WITH NEVADA REVISED STATUTE 111.312, THE HEREIN ABOVE LEGAL DESCRIPTION WAS TAKEN FROM INSTRUMENT RECORDED JULY 28, 1993, AS FILE NO. 313651, RECORDED IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY, STATE OF NEVADA."

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

2001 AUG 31 PM 1:56

LINDA SLATER
RECORDER

\$ 9.00 PAID Ja DEPUTY

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