

APN 11-225-050
11-225-030

Recording requested by
And when recorded mail to:

T. Scott Brooke, Esq.
Brooke · Shaw · Plimpton · Zumpft
1590 Fourth Street
Minden, NV 89423

RPTT#8

GRANT DEED
Tenancy In Common

FOR VALUABLE CONSIDERATION, receipt of which is acknowledged, the undersigned, LAUREL ANN JAMES, an unmarried woman, as a Joint Tenant, hereby grants and transfers to LAUREL ANN JAMES, Trustee of the LAUREL ANN JAMES GRANTOR TRUST dated 3 July 1997, as a Tenant In Common, her one-half (1/2) interest in that real property situate in Douglas County, State of Nevada, described as:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Assessor's Parcel Nos. 11-225-050 & 11-225-030

The subject property is currently owned of record by Laurel Ann James and Wilbur F. Bettis, as Joint Tenants, pursuant to that Grant Deed recorded in the official records of Douglas County on 26 March 1998 at Book 398, Page 5988, as Document No. 435887, and re-recorded on 22 September at Book 998, Page 4306, Document No. 449965. A purpose of this Grant Deed is to terminate said Joint Tenancy and all right of survivorship interests established therein.

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.

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TO HAVE AND TO HOLD the said premises, together with the appurtenances, unto the said

Grantee, and to her successors and assigns forever.

DATED this 19 day of September 2001.

Laurel A. James
LAUREL ANN JAMES

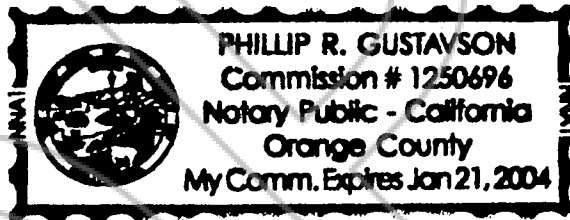
STATE OF California)

:SS

COUNTY OF Orange)

On this 19th day of September, 2001, before me, LAUREL ANN JAMES personally appeared, personally known to me or proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacity, and that by her signature on the instrument the person, or the entity on behalf of which the person acted, executed this instrument.

Phillip R. Gustavson
Notary Public



MAIL TAX STATEMENTS TO:

LAUREL JAMES
314 CABRILLO STREET
COSTA MESA, CA 92627

EXHIBIT "A"

DESCRIPTION

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

PARCEL I:

Lot 5, Block 9, as shown on the map of KINGSBURY ESTATES UNIT NO. 2, filed in the office of the County Recorder of Douglas County, Nevada, on June 6, 1962, as Document No. 20174.

PARCEL II:

That certain easement for ingress, egress and roadway purposes over and along a strip of land being a portion of Lot 2, Block 9, as shown on the Official Map of Kingsbury Estates Unit No. 2, filed in the office of the County Recorder on June 6, 1962, as Document No. 20174, Official Records of Douglas County, State of Nevada, more particularly described as follows: Beginning at a point on the Southwesterly line of Benjamin Drive at the intersection of Lots 1 and 2 in Block 9 as shown on the aforementioned map and running thence Northwesterly along said Benjamin Drive a distance of 80.00 feet thence leaving said Benjamin Drive and going in a straight line Southwesterly to the common intersection of Lots 1, 2, 3, and 4 in Block 9 as shown on said map and running thence Northeasterly along the dividing line between said lots 1 and 2 a distance of 160.97 feet, more or less, to point of beginning.

PARCEL III:

A 20 foot wide easement for ingress, egress, and public utilities for the use of the owners, residents and guests of Lot 5, Block 9, KINGSBURY ESTATES UNIT NO. 2, with the center line of said easement being described as follows:

Beginning at a point 14.00 feet Northwesterly from the Southeasterly terminus of Lots 2 and 4; thence South $74^{\circ}15'$ West 41.24 feet to a point; thence South $51^{\circ}57'56''$ West 47.62 feet to a point in the side line of the above described parcel, which point is the end of the centerline of easement.

PARCEL IV:

That certain easement as set forth in easement agreement recorded December 29, 1980, in Book 1280, of Official Records, at Page 1659, Douglas County, Nevada, as Document No. 51993.

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DESCRIPTION

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

Lot 3, Block 9, as shown on the map of KINGSBURY ESTATES UNIT NO. 2, filed in the Office of the County Recorder of Douglas County, Nevada, on June 6, 1962, as Document No. 20174.

PER NRS 111.312, THIS LEGAL DESCRIPTION WAS PREVIOUSLY RECORDED AT DOCUMENT NO. 0435887, BOOK 0398, PAGE 5988.

COPY

REQUESTED BY
Brooke Shaw et al
IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

2001 OCT -5 AM 9:56

LINDA SLATER
RECORDER

0524329
BK 1001 PG 1317

\$17.00 PAID *BC* DEPUTY