

NF  
CO mgr  
margaret

APN 1420-06-502-006

FILED

2001.307

RECORDED AT THE REQUEST OF:

Douglas County, Nevada  
District Attorney's Office  
Post Office Box 218  
Minden, Nevada 89423

'01 NOV 19 AM 11:52  
Wal-Mart Real Estate Business Trust

APN 13-210-16

BARBARA REED  
DEPUTY

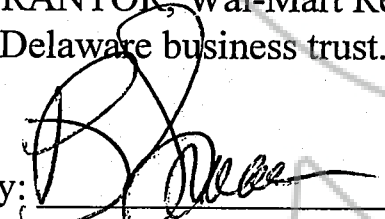
PUBLIC UTILITY EASEMENT

This indenture is made this 8 day of November, 2001 between the Wal-Mart Real Estate Business Trust, Grantor, and Douglas County, a political subdivision of the State of Nevada, Grantee,

The Grantor, for good and valuable consideration, the receipt of which is acknowledged, grants, bargains and sells to the Grantee, and to its assigns forever, a public utility easement for the location construction, maintenance, repair and replacement of utilities including but not limited to water and sewer and necessary incidents on, over, across and through the real property situated in and being a portion of the Northeast 1/4 of Section 6, Township 14 North, Range 20 East, M.D.M., County of Douglas, State of Nevada, and more particularly described in the legal descriptions attached as exhibit "A", including Easement "A", a water facilities and access easement, Easement "B", a sewer facilities, water facilities and access easement, Easement "C", a water facilities and access easement, Easement "D", a water facilities and access easement, and Easement "E", a water facilities and access easement, and shown on the Map to Accompany Dedication of Easement consisting of two sheets, together with all and singular tenements, hereditaments, and appurtenances belonging to or in anyway appertaining to the property, and any reversion and reversions, remainder and remainders, rents, issues and profits.

See Exhibit "B" attached hereto and incorporated herein by this reference.  
The Grantor has signed on the day and year above written.

GRANTOR, Wal-Mart Real Estate Business Trust,  
a Delaware business trust.

By:   
Assistant Vice President

Approved as to legal title  
by George Bacca  
Wal-Mart Legal Team  
Date: 11-06-01

State of Arkansas )  
County of Benton ) ss.

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On the 8 day of November, 2001, personally appeared before me, a Notary Public, <sup>Barry</sup>Shannahan personally known or proved to me to be the person who subscribed the above instrument, who acknowledged that he executed the instrument.

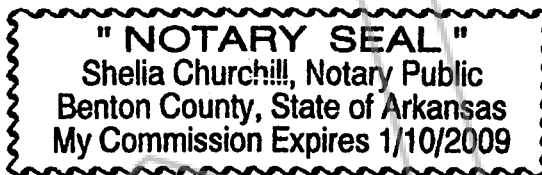
Shelia Churchill  
Notary Public

WITNESS my hand and seal.

Shelia Churchill

Notary's Signature

My Commission Expires: 1-10-2009



State of Nevada )  
                          ) ss.  
County of Douglas )

Accept on behalf of Douglas County  
this 8<sup>th</sup> day of November, 2001.

Attest: Barbara J Reed  
Barbara Reed  
Douglas County Clerk

By: Bernard W Curtis  
Bernard W. Curtis, Chairman  
Douglas County Commissioners

Gregory D. Hullock  
DEPUTY

LEGAL DESCRIPTION  
APN 13-210-16  
WATER FACILITIES & ACCESS EASEMENT  
Easement "A"

All that certain real property situate within a portion of the Northeast  $\frac{1}{4}$  of Section 6, Township 14 North, Range 20 East, M.D.M., Douglas County, Nevada more particularly described as follows:

**COMMENCING** at the Northwest corner of APN 13-210-16;  
**THENCE** S 89°00'37" E, a distance of 221.00 feet to the **TRUE POINT OF BEGINNING**;  
**THENCE** S 89°00'37" E, a distance of 20.00 feet;  
**THENCE** S 00°59'23" W, a distance of 8.00 feet;  
**THENCE** S 89°00'37" E, a distance of 415.50 feet;  
**THENCE** S 00°59'23" W, a distance of 30.83 feet;  
**THENCE** S 89°00'37" E, a distance of 7.00 feet;  
**THENCE** S 00°59'23" W, a distance of 20.00 feet;  
**THENCE** N 89°00'37" W, a distance of 7.00 feet;  
**THENCE** S 00°59'23" W, a distance of 440.00 feet;  
**THENCE** S 89°00'37" E, a distance of 7.00 feet;  
**THENCE** S 00°59'23" W, a distance of 20.00 feet;  
**THENCE** N 89°00'37" W, a distance of 7.00 feet;  
**THENCE** S 00°59'23" W, a distance of 190.21 feet;  
**THENCE** S 45°59'23" W, a distance of 75.13 feet;  
**THENCE** N 89°00'37" W, a distance of 60.85 feet;  
**THENCE** S 00°59'23" W, a distance of 21.56 feet;  
**THENCE** N 89°00'37" W, a distance of 20.00 feet;  
**THENCE** N 00°59'23" E, a distance of 41.56 feet;  
**THENCE** S 89°00'37" E, a distance of 72.56 feet;  
**THENCE** N 45°59'23" E, a distance of 58.56 feet;  
**THENCE** N 00°59'23" E, a distance of 672.76 feet;  
**THENCE** N 89°00'37" W, a distance of 486.37 feet;  
**THENCE** S 45°59'23" W, a distance of 5.99 feet;  
**THENCE** S 00°27'28" W, a distance of 677.06 feet;  
**THENCE** S 89°32'32" E, a distance of 33.24 feet;

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THENCE S 00°27'28" W, a distance of 20.00 feet;  
THENCE N 89°32'32" W, a distance of 22.78 feet;  
THENCE S 44°22'29" E, a distance of 34.16 feet;  
THENCE S 89°00'37" E, a distance of 278.01 feet;  
THENCE S 00°15'38" W, a distance of 64.33 feet;  
THENCE N 89°44'22" W, a distance of 60.00 feet;  
THENCE N 00°15'38" E, a distance of 45.09 feet;  
THENCE N 89°00'37" W, a distance of 250.84 feet;  
THENCE S 00°15'38" W, a distance of 48.28 feet;  
THENCE N 89°44'22" W, a distance of 11.85 feet;  
THENCE along a curve to the right having a radius of 26.00 feet, arc length of 41.17 feet, delta angle of 90°43'45", a chord bearing of N 44°22'29" W, and a chord length of 37.00 feet;  
THENCE N 00°59'23" E, a distance of 18.85 feet;  
THENCE S 89°32'32" E, a distance of 10.67 feet;  
THENCE N 45°59'23" E, a distance of 7.20 feet;  
THENCE N 00°27'28" E, a distance of 156.19 feet;  
THENCE N 89°00'37" W, a distance of 32.33 feet;  
THENCE N 11°17'59" W, a distance of 33.77 feet;  
THENCE S 89°00'37" E, a distance of 39.21 feet;  
THENCE N 00°27'28" E, a distance of 85.86 feet;  
THENCE N 89°32'32" W, a distance of 33.21 feet;  
THENCE N 02°00'47" W, a distance of 20.02 feet;  
THENCE S 89°32'32" E, a distance of 34.07 feet;  
THENCE N 00°27'28" E, a distance of 153.10 feet;  
THENCE N 89°32'32" W, a distance of 14.01 feet;  
THENCE N 00°27'28" E, a distance of 20.00 feet;  
THENCE S 89°32'32" E, a distance of 14.01 feet;  
THENCE N 00°27'28" E, a distance of 106.96 feet;  
THENCE N 89°32'32" W, a distance of 37.42 feet;  
THENCE N 00°59'23" E, a distance of 20.00 feet;  
THENCE S 89°32'32" E, a distance of 37.24 feet;  
THENCE N 00°27'28" E, a distance of 74.30 feet;

THENCE N 88°59'09" W, a distance of 36.55 feet;

THENCE N 00°59'23" E, a distance of 20.00 feet;

THENCE S 88°59'09" E, a distance of 36.36 feet;

THENCE N 00°27'28" E, a distance of 58.16 feet;

THENCE N 45°59'23" E, a distance of 22.66 feet;

THENCE S 89°00'37" E, a distance of 79.15 feet;

THENCE N 00°59'23" E, a distance of 8.00 feet to the TRUE POINT OF BEGINNING:

CONTAINING 1.33 acres, or 58,073 square feet, more or less



COPY

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BOOK 1101 PAGE 6150

**LEGAL DESCRIPTION**

APN 13-210-16

30.5' SEWER FACILITIES, WATER FACILITIES &amp; ACCESS EASEMENT

Easement "B"

All that certain real property situate within a portion of the Northeast  $\frac{1}{4}$  of Section 6, Township 14 North, Range 20 East, M.D.M., Douglas County, Nevada more particularly described as follows:

**COMMENCING** at the Southeast corner of APN 13-210-16;

**THENCE** N  $01^{\circ}04'38''$  E, a distance of 91.00 feet to the **TRUE POINT OF BEGINNING**;

**THENCE** N  $89^{\circ}44'44''$  W, a distance of 31.07 feet;

**THENCE** N  $00^{\circ}59'23''$  E, a distance of 138.74 feet;

**THENCE** along a curve to the left having a radius of 437.87 feet, arc length of 59.87 feet, delta angle of  $07^{\circ}50'03''$ , a chord bearing of N  $02^{\circ}55'38''$  W, and a chord length of 59.82 feet to a point of reverse curvature;

**THENCE** along a curve to the right having a radius of 467.87 feet, arc length of 63.97 feet, delta angle of  $07^{\circ}50'03''$ , a chord bearing of N  $02^{\circ}55'38''$  W, and a chord length of 63.92 feet;

**THENCE** N  $00^{\circ}59'23''$  E, a distance of 420.02 feet;

**THENCE** along a curve to the left having a radius of 25.00 feet, arc length of 39.27 feet, delta angle of  $90^{\circ}00'00''$ , a chord bearing of N  $44^{\circ}00'37''$  W, and a chord length of 35.36 feet;

**THENCE** N  $89^{\circ}00'37''$  W, a distance of 7.37 feet;

**THENCE** N  $00^{\circ}59'23''$  E, a distance of 30.51 feet;

**THENCE** S  $89^{\circ}00'37''$  E, a distance of 7.37 feet;

**THENCE** along a curve to the right having a radius of 55.50 feet, arc length of 87.18 feet, delta angle of  $90^{\circ}00'00''$ , a chord bearing of N  $44^{\circ}00'37''$  W, and a chord length of 78.49 feet;

**THENCE** S  $00^{\circ}59'23''$  W, a distance of 420.03 feet;

**THENCE** along a curve to the left having a radius of 437.37 feet, arc length of 59.80 feet, delta angle of  $07^{\circ}50'03''$ , a chord bearing of S  $02^{\circ}55'38''$  E, and a chord length of 59.76 feet to a point of reverse curvature;

**THENCE** along a curve to the right having a radius of 468.37 feet, arc length of 64.04 feet, delta angle of  $07^{\circ}50'03''$ , a chord bearing of S  $02^{\circ}55'38''$  E, and a chord length of 63.99 feet;

**THENCE** S  $00^{\circ}59'23''$  W, a distance of 121.97 feet;

**THENCE** S  $89^{\circ}00'37''$  E, a distance of 0.59 feet;

**THENCE** S  $01^{\circ}04'38''$  W, a distance of 16.37 feet to the **TRUE POINT OF BEGINNING**.

**CONTAINING** 0.53 acres, or 22,976 square feet, more or less.

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Exhibit "A"

LEGAL DESCRIPTION  
APN 13-210-16  
WATER FACILITIES & ACCESS EASEMENT  
Easement "C"

All that certain real property situate within a portion of the Northeast ¼ of Section 6, Township 14 North, Range 20 East, M.D.M., Douglas County, Nevada more particularly described as follows:

**COMMENCING** at the Southeast corner of APN 13-210-16;

**THENCE** N 38°58'23" W, a distance of 1028.95 feet to the **TRUE POINT OF BEGINNING**;

**THENCE** N 00°59'23" E, a distance of 20.00 feet;

**THENCE** S 89°00'37" E, a distance of 589.13 feet;

**THENCE** S 00°59'23" W, a distance of 10.83 feet;

**THENCE** S 89°00'37" E, a distance of 7.37 feet;

**THENCE** along a curve to the right having a radius of 25.00 feet, arc length of 22.12 feet, delta angle of 50°42'13", a chord bearing of S 63°39'30" E, and a chord length of 21.41 feet;

**THENCE** N 89°00'37" W, a distance of 223.85 feet;

**THENCE** S 00°59'23" W, a distance of 6.83 feet;

**THENCE** N 89°00'37" W, a distance of 20.00 feet;

**THENCE** N 00°59'23" E, a distance of 6.83 feet;

**THENCE** N 89°00'37" W, a distance of 372.00 feet to the **TRUE POINT OF BEGINNING**.

**CONTAINING** 0.28 acres, or 12,110 square feet, more or less.



LEGAL DESCRIPTION  
 APN 13-210-16  
 WATER FACILITIES & ACCESS EASEMENT  
 Easement "D"

All that certain real property situate within a portion of the Northeast  $\frac{1}{4}$  of Section 6, Township 14 North, Range 20 East, M.D.M., Douglas County, Nevada more particularly described as follows:

**COMMENCING** at the Southeast corner of APN 13-210-16;

**THENCE** N 69°10'04" W, a distance of 342.97 feet to the **TRUE POINT OF BEGINNING**;

**THENCE** N 86°42'29" W, a distance of 20.00 feet;

**THENCE** along a curve to the right having a radius of 398.10 feet, arc length of 66.24 feet, delta angle of 09°32'01", a chord bearing of N 08°03'31" E, and a chord length of 66.16 feet to a point of reverse curvature;

**THENCE** along a curve to the left having a radius of 372.86 feet, arc length of 67.42 feet, delta angle of 10°21'33", a chord bearing of S 07°38'44" W, and a chord length of 67.32 feet;

**THENCE** N 43°57'24" W, a distance of 22.00 feet;

**THENCE** N 89°00'37" W, a distance of 318.70 feet;

**THENCE** N 00°59'23" E, a distance of 20.00 feet;

**THENCE** S 89°00'37" E, a distance of 326.99 feet;

**THENCE** S 43°57'24" E, a distance of 12.93 feet;

**THENCE** N 46°02'36" E, a distance of 59.83 feet;

**THENCE** S 43°57'24" E, a distance of 20.00 feet;

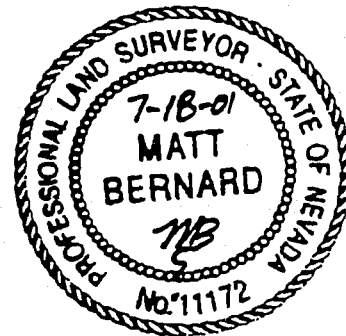
**THENCE** S 46°02'36" W, a distance of 59.83 feet;

**THENCE** S 43°57'24" E, a distance of 5.81 feet;

**THENCE** along a curve to the right having a radius of 392.86 feet, arc length of 79.70 feet, delta angle of 11°37'25", a chord bearing of S 07°00'48" W, and a chord length of 79.56 feet to a point of reverse curvature;

**THENCE** along a curve to the left having a radius of 378.10 feet, arc length of 62.91 feet, delta angle of 09°32'00", a chord bearing of S 08°03'31" W, and a chord length of 62.84 feet to the **TRUE POINT OF BEGINNING**.

**CONTAINING** 0.25 acres, or 11,024 square feet, more or less.



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Exhibit "A"

LEGAL DESCRIPTION  
APN 13-210-16  
WATER FACILITIES & ACCESS EASEMENT  
Easement "E"

All that certain real property situate within a portion of the Northeast  $\frac{1}{4}$  of Section 6, Township 14 North, Range 20 East, M.D.M., Douglas County, Nevada more particularly described as follows:

**COMMENCING** at the Southeast corner of APN 13-210-16;

**THENCE** N  $71^{\circ}28'05''$  W, a distance of 393.21 feet to the **TRUE POINT OF BEGINNING**;

**THENCE** along a curve to the left having a radius of 430.47 feet, arc length of 18.56 feet, delta angle of  $02^{\circ}28'14''$ , a chord bearing of S  $02^{\circ}03'24''$  W, and a chord length of 18.56 feet to a point of reverse curvature;

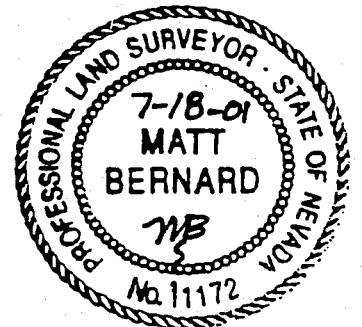
**THENCE** along a curve to the right having a radius of 26.00 feet, arc length of 40.51 feet, delta angle of  $89^{\circ}15'43''$ , a chord bearing of S  $45^{\circ}27'08''$  W, and a chord length of 36.53 feet to a point of reverse curvature;

**THENCE** along a curve to the left having a radius of 554.00 feet, arc length of 15.98 feet, delta angle of  $01^{\circ}39'10''$ , a chord bearing of S  $89^{\circ}15'25''$  W, and a chord length of 15.98 feet;

**THENCE** N  $03^{\circ}17'31''$  E, a distance of 46.76 feet;

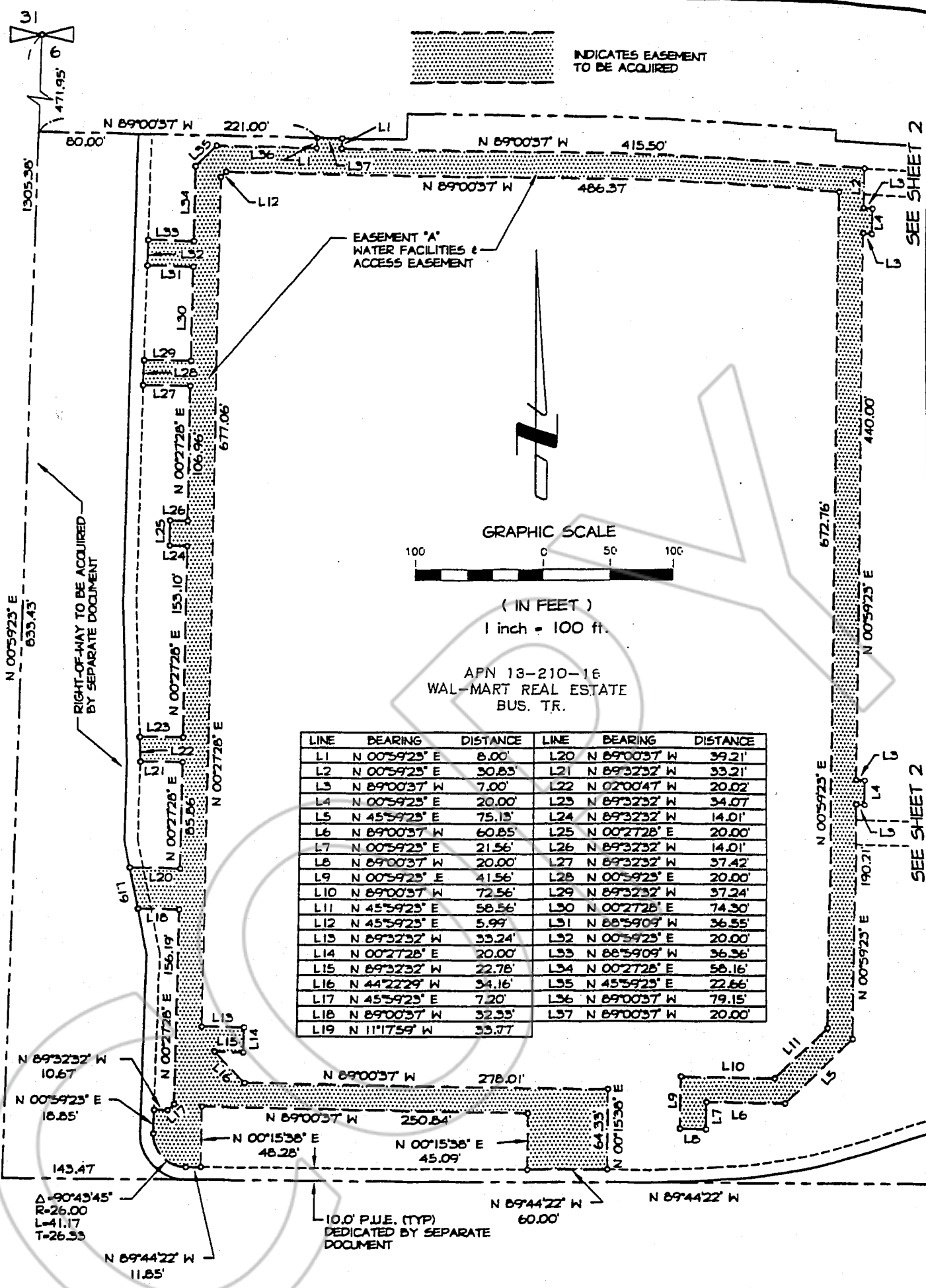
**THENCE** S  $86^{\circ}42'29''$  E, a distance of 40.06 feet to the **TRUE POINT OF BEGINNING**.

**CONTAINING** 1,706 square feet, more or less.



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INDICATES EASEMENT TO BE ACQUIRED



APN 13-210-16  
WAL-MART REAL ESTATE  
BUS. TR.

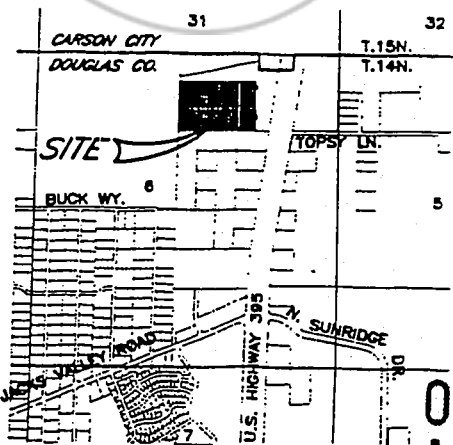
LINE	BEARING	DISTANCE	LINE	BEARING	DISTANCE
L1	N 00°59'23" E	8.00'	L20	N 89°00'37" W	39.21'
L2	N 00°59'23" E	30.83'	L21	N 89°32'32" W	33.21'
L3	N 89°00'37" W	7.00'	L22	N 02°00'47" W	20.02'
L4	N 00°59'23" E	20.00'	L23	N 89°32'32" W	34.07'
L5	N 45°59'23" E	75.13'	L24	N 89°32'32" W	14.01'
L6	N 89°00'37" W	60.85'	L25	N 00°27'28" E	20.00'
L7	N 00°59'23" E	21.56'	L26	N 89°32'32" W	14.01'
L8	N 89°00'37" W	20.00'	L27	N 89°32'32" W	37.42'
L9	N 00°59'23" E	41.56'	L28	N 00°59'23" E	20.00'
L10	N 89°00'37" W	72.56'	L29	N 89°32'32" W	37.24'
L11	N 45°59'23" E	58.56'	L30	N 00°27'28" E	74.30'
L12	N 45°59'23" E	5.99'	L31	N 88°59'09" W	36.55'
L13	N 89°32'32" W	33.24'	L32	N 00°59'23" E	20.00'
L14	N 00°27'28" E	20.00'	L33	N 88°59'09" W	36.36'
L15	N 89°32'32" W	22.78'	L34	N 00°27'28" E	58.16'
L16	N 44°22'29" W	34.16'	L35	N 45°59'23" E	22.66'
L17	N 45°59'23" E	7.20'	L36	N 89°00'37" W	79.15'
L18	N 89°00'37" W	32.33'	L37	N 89°00'37" W	20.00'
L19	N 11°17'59" W	33.77'			

REFERENCE IS HEREBY MADE TO THAT CERTAIN RECORD OF SURVEY FOR DOUGLAS COUNTY, NEVADA, DOCUMENT NO. 489613. ROTATE THIS MAP 00°43'29" COUNTER CLOCKWISE TO REFERENCE DOCUMENT.

## MAP to ACCOMPANY DEDICATION of EASEMENT SHEET 1 OF 2

Prepared By:

**CAPITAL ENGINEERING**  
P.O. Box 3750  
Carson City, NV 89702  
(775) 882-5630



VICINITY MAP  
N.T.S.

0528148

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INDICATES EASEMENT TO BE ACQUIRED

EASEMENT 'C' WATER FACILITIES & ACCESS EASEMENT

SEE SHEET 1

L17

N 89°00'37" W  
572.00'

589.15'

L14

L15

L14

N 89°00'37" W

223.85'

L1

C14

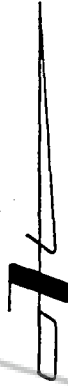
CURVE TABLE

CURVE	RADIUS	LENGTH	TANGENT	DELTA
C1	437.87	59.87	29.98	07°50'03"
C2	467.87	63.97	32.04	07°50'03"
C3	25.00	39.27	25.00	90°00'00"
C4	55.50	87.18	55.50	90°00'00"
C5	437.87	59.80	29.95	07°50'03"
C6	468.37	64.04	32.07	07°50'03"
C7	378.10	62.91	31.53	09°32'00"
C8	392.86	79.70	39.99	11°37'25"
C9	372.86	67.42	33.80	10°21'33"
C10	398.10	66.24	33.20	09°32'00"
C11	554.00	15.98	7.99	01°39'10"
C12	26.00	40.51	25.67	89°15'43"
C13	430.47	18.56	9.28	07°28'14"
C14	25.00	22.12	11.85	50°42'13"

LINE TABLE

LINE	BEARING	DISTANCE
L1	N 89°00'37" W	7.37
L2	N 00°59'23" E	30.51'
L3	N 00°59'23" E	10.83'
L4	N 89°00'37" W	0.59'
L5	N 01°04'36" E	16.37
L6	N 43°57'24" W	5.81'
L7	N 46°02'36" E	59.83'
L8	N 43°57'24" W	20.00'
L9	N 43°57'24" W	12.93'
L10	N 43°57'24" W	22.00'
L11	N 86°42'29" W	40.06'
L12	N 03°17'31" E	46.76'
L13	N 00°59'23" E	20.00'
L14	N 00°59'23" E	6.83'
L15	N 89°00'37" W	20.00'
L16	N 86°42'29" W	20.00'

N 38°36'33" W



GRAPHIC SCALE



( IN FEET )  
1 inch = 100 ft.

APN 13-210-16  
WAL-MART REAL ESTATE  
BUS. TR.

EASEMENT 'B'  
30.5' SEWER FACILITIES,  
WATER FACILITIES &  
ACCESS EASEMENT

EASEMENT 'D'  
WATER FACILITIES &  
ACCESS EASEMENT

N 89°00'37" W  
326.99'

N 89°00'37" W  
318.70'

EASEMENT 'E'  
WATER FACILITIES &  
ACCESS EASEMENT

10' P.U.E. DEDICATED  
BY SEPARATE DOCUMENT

RIGHT-OF-WAY TO BE ACQUIRED  
BY SEPARATE DOCUMENT

809.13'

N 89°44'22" W

1028.95'

N 69°10'04" W

N 71°26'05" W

342.97'

393.21'

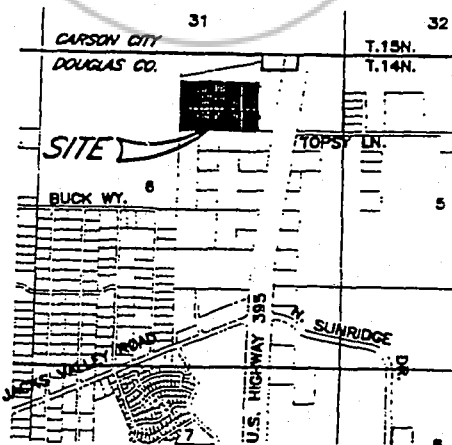
N 89°44'44" W

31.07'

91.00'

N 01°04'36" E

REFERENCE IS HEREBY MADE TO THAT CERTAIN  
RECORD OF SURVEY FOR DOUGLAS COUNTY, NEVADA,  
DOCUMENT NO. 489613.  
ROTATE THIS MAP 00°43'29" COUNTER CLOCKWISE TO  
REFERENCE DOCUMENT.



VICINITY MAP  
N.T.S.

# MAP TO ACCOMPANY DEDICATION OF EASEMENT SHEET 2 OF 2

Prepared By:

0528148 CAPITAL ENGINEERING

P.O. Box 3750  
Carson City, NV 89702  
(775) 882-5830

BOOK 1101 PAGE 6156

JULY 2001

Dwg. No. 13-210-16esm12

**EXHIBIT B**

Grantee agrees to use due care in any use of the easement herein granted and in the construction, installation, repair, replacement and maintenance either Grantee's improvements or the easement area as provided for herein so as not to unreasonably disturb Grantor's use of its property. Grantee agrees to return the easement area to its condition which existed prior to the installation of any of its improvements in the easement area, including but not limited to the replacement of any sod, landscaping, paving or other improvements that existed within the easement area prior to such installation.

Grantee shall not interfere with Grantor's business operations while utilizing this easement.

**COPIES**

**CERTIFIED COPY**

The document to which this certificate is attached is a full, true and correct copy of the original on file and on record in my office.

DATE: November 19, 2001  
B. REED Clerk of the 9th Judicial District Court  
of the State of Nevada, in and for the County of Douglas.

-1- By [Signature] Deputy

0528148

BOOK 1101 PAGE 6157

**SEAL**

COPY

REQUESTED BY  
**DOUGLAS COUNTY**  
IN OFFICIAL RECORDS OF  
DOUGLAS CO., NEVADA

2001 NOV 20 AM 8:34

LINDA SLATER  
RECORDER

0528148  
BOOK **1101** PAGE **6158**

\$ 0 PAID KJ DEPUTY