

16-
APN 1022-32-110-011, 012

RECORDED AT THE REQUEST OF
AND RETURN TO:

✓ Patricia Coker
4600 Eastbourne Bay
Oxnard, CA 93035

DECLARATION OF COVENANTS,
CONDITIONS AND RESTRICTIONS
BEING A DEED RESTRICTION
FOR LOT CONSOLIDATION

This declaration is made this 28 day of July, 2002, by Patricia Coker, owner in fee hereinafter referred to as "declarant".

RECITALS:

1. Declarant is the owner of that certain real property located in Douglas County, State of Nevada, described as follows:

Lots 61 and 62, Topaz Subdivision, as recorded in Book 1, Document Number 009774.
Assessor's Parcel Number 39-162-05.06
2. The declarant desires to construct a single family residence which will encroach upon the common interior lot line of the parcels.
3. As a condition of approval for the physical improvements listed in recital number two (pursuant to Douglas County Ordinances and the Uniform Building Code) the parcels are to be treated as if legally merged.

0535979

BK0302PG00252

DECLARATION:

Declarant hereby declares that the certain real property described above is and shall be deemed by Douglas County to be merged and shall constitute but one contiguous, inseparable parcel.

This declaration shall be deemed a covenant running with the land or as an equitable servitude, as the case may be and shall constitute benefits and burdens to the parcels described above and shall be binding on the declarant and declarant's assigns and all persons hereafter acquiring or owning any interest in the above described parcels.

This declaration may not be revoked or modified without the prior express written and recorded consent of Douglas County, Nevada. Douglas County is deemed and agreed to be a third party beneficiary of this declaration and as such can enforce the provisions of the declaration.

In witness whereof declarant has executed this declaration on the day and year written above.

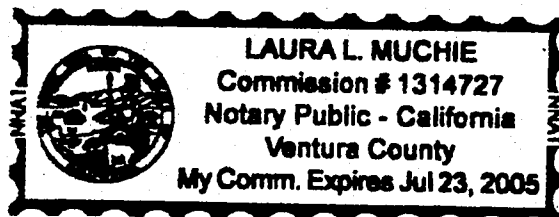
Patricia Coker 2-28-02
Patricia Coker

State of California)
) SS:
County of Ventura)

On FEB 28, 200, 2002, before me Laura L. Muchie
Personally appeared PATRICIA COKER, 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 on the entity upon which the person acted, executed the instrument.

WITNESS my hand and official seal.

[Signature]



0535979

BK0302PG00253

COPY

REQUESTED BY
Dan Jenkins
IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

2002 MAR -1 AM 11: 50

LINDA SLATER
RECORDER

\$ *16.00* PAID *PL* DEPUTY

0535979

BK 0302 PG 00254