

EXHIBIT "A"

LEGAL DESCRIPTION

ESCROW NO.: 020706130

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

PARCEL 1:

A Parcel of land, located in the NE 1/4 of the NW 1/4 of Section 4, Township 12 North, Range 20 East, M.D.B. & M., Town of Gardnerville, County of Douglas, Nevada, more particularly described as follows:

COMMENCING at the Northeast corner of Section 4, proceed South $89^{\circ}02'06''$ West, a distance of 3,583.65 feet to the TRUE POINT OF BEGINNING, which is the Northwest corner of the parcel, and which is also the Northeast corner of the Hintze parcel, and lies on the Southerly right of way line of Nevada State Highway, U.S. 395, proceed thence South $9^{\circ}02'48''$ East, a distance of 399.58 feet to the Southwest corner of the parcel; thence East 233.04 feet to the Southeast corner of the parcel; thence North $09^{\circ}02'48''$ West, a distance of 338.00 feet to the Northeast corner of the parcel: thence Westerly along the Southerly right of way line of Nevada State Highway, U.S. 395, around a curve to the left having a radius of 610.50 feet a central angle of $23^{\circ}38'56''$ and a length of 251.98 feet to the POINT OF BEGINNING.

EXCEPTING THEREFROM a parcel of land located in the Northeast 1/4 of the Northwest 1/4 of Section 4, Township 12 North, Range 20 East, M.D.B. & M., TOWN OF GARDNERVILLE, County of Douglas, State of Nevada, described as follows:

COMMENCING at the Northeast corner of said Section 4, proceed South $88^{\circ}45'05''$ West, a distance of 3,470.00 feet to the TRUE POINT OF BEGINNING, which is the Northeast corner of the parcel and lies on the Southerly right of way line of Nevada State Highway, U.S. 395; proceed thence Westerly, along said Southerly right of way, around a curve to the left, having a radius of 610.50 feet, a central angle of $10^{\circ}48'26''$, a semi-tangent of 57.75 feet, and a length of 115.15 feet to the Northwest corner of the parcel; thence South $9^{\circ}02'48''$ East, a distance of 399.58 feet, to the Southwest corner of the parcel; thence East, a distance of 111.53 feet to the Southeast corner of the parcel; thence North $9^{\circ}02'48''$ West, a distance of 384.12 feet to the POINT OF BEGINNING.

FURTHER EXCEPTING THEREFROM that portion of the Northeast 1/4 of the Northwest 1/4 of Section 4, Township 12 North, Range 20 East, M.D.B. & M., more particularly described as follows:

COMMENCING at the Northeast corner of said Section 4: thence South $84^{\circ}56'30''$ West, 3,446.33 feet to the POINT OF BEGINNING; thence South $09^{\circ}02'48''$ East, 154.00 feet; thence East, 121.51 feet; thence North $09^{\circ}02'48''$ West, 171.00 feet; thence South

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81°57'32" West, 120.02 feet to the POINT OF BEGINNING.

PARCEL 2:

A portion of the Northeast 1/4 of the Northwest 1/4 of Section 4, Township 12 North, Range 20 East, M.D.B. & M., TOWN OF GARDNERVILLE, Douglas County, Nevada, described as follows:

COMMENCING at the Northeast corner of said Section 4; thence South 87°55'27" West, 3,342.62 feet to the Southerly right of way line of Nevada State Highway, U.S. 395, also the POINT OF BEGINNING; thence South 09°02'48" East 167.08 feet; thence North 81°57'32" East, 2.00 feet; thence North 09°02'48" West, 166.02 feet to Southerly right of way line of said U.S. 395; thence in a Westerly direction on a curve to the left, having a radius of 610.50 feet, a central angle of 00°13'33" and a length of 2.28 feet, to the POINT OF BEGINNING.

Assessor Parcel No. 1220-04-101-013

"IN COMPLIANCE WITH NEVADA REVISED STATUTE 111.312, THE HEREIN ABOVE LEGAL DESCRIPTION WAS TAKEN FROM INSTRUMENT RECORDED JULY 31, 1998, BOOK 798, PAGE 7471, AS FILE NO. 445976, RECORDED IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY, STATE OF NEVADA."

THIS INSTRUMENT IS BEING RECORDED AS AN ACCOMMODATION ONLY. NO LIABILITY, EXPRESSED OR IMPLIED, IS ASSUMED AS TO ITS REGULARITY OR SUFFICIENCY NOR AS TO ITS EFFECT, IF ANY, UPON TITLE TO ANY REAL PROPERTY DESCRIBED THEREIN.

STEWART TITLE OF DOUGLAS COUNTY

REQUESTED BY
Stewart Title of Douglas County

IN OFFICIAL RECORDS OF
DOUGLAS CO. NEVADA

2002 JUN 11 PM 3:28

LINDA SLATER
RECORDER

s/llc PAID *BC* DEPUTY.

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