

LARRY G. FIELDS, P.C.
ATTORNEY AT LAW
600 SUNLAND PARK DR., BLDG. 5, SUITE 500
EL PASO, TEXAS 79912

WARRANTY DEED

R.P.T.T. \$ 80

Date: April 5, 2002

Grantor: GERALD N. WINGETT and VICTORIA K. WINGETT, husband and wife

Grantor's Mailing Address:

8528 Mountain Willow Drive
El Paso County
El Paso, Texas 79904

Grantee: KIMBERLY WINGETT TRUST, Victor Firth, Trustee

Grantee's Mailing Address:

1014 N. Mesa, Suite 300
El Paso County
El Paso, Texas 79912

Consideration: TEN DOLLARS AND NO/100THS (\$10.00) and other good and valuable consideration

Property:

Parcel 1, 2, 3 and 4 of an unincorporated area in Douglas County, Nevada, more particularly described on Exhibit "A" attached hereto

Reservations from and Exceptions to Conveyance and Warranty:

Subject to reservations, restrictions, easements and other rights or documents of record, or as now existing on said tract, standby fees, taxes and assessments by any taxing authority for the year of 2002 and subsequent years, and subsequent taxes and assessments by any taxing authority for prior years due to change in land usage or ownership.

This conveyance is made subject to all easements, restrictions, reservations, prescriptive rights, mineral interests, and rights-of-way of record or apparent affecting the above described land; and to ad valorem taxes, and subsequent assessments for 2002 and prior years due to change in land usage, ownership, or both, the payment of which Grantee assumes.

Included in this conveyance is all of Grantor's right, title and interest in and to the escrow or trust fund held by Grantor's mortgagee for the payment of ad valorem taxes and insurance premiums.

Grantor, for the consideration and subject to the reservations from and exceptions to

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conveyance and warranty, grants, sells, and conveys to Grantee the property, together with all and singular the rights and appurtenances thereto in any wise belonging, to have and hold it to Grantee, Grantee's heirs, executors, administrators, successors, or assigns forever. Grantor binds Grantor's heirs, executors, administrators, and successors to warrant and forever defend all and singular the property to Grantee and Grantee's heirs, executors, administrators, successors and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof, except as to the reservations from and exceptions to conveyance and warranty.

When the context requires, singular nouns and pronouns include the plural.

Gerald N. Wingett
GERALD N. WINGETT

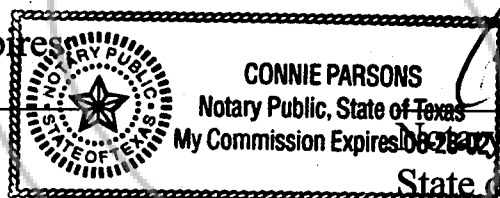
Victoria K. Wingett
VICTORIA K. WINGETT

ACKNOWLEDGMENT

STATE OF TEXAS
COUNTY OF EL PASO

This instrument was acknowledged before me on the 4th day of April, 2002 by GERALD N. WINGETT.

My commission expires 8-28-02

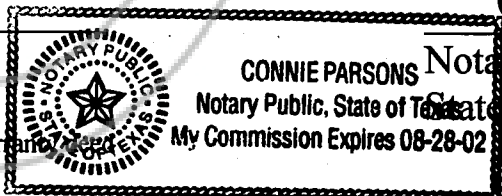


Connie Parsons
Public in and for the
State of Texas

STATE OF TEXAS
COUNTY OF EL PASO

This instrument was acknowledged before me on the 5th day of April, 2002 by VICTORIA K. WINGETT.

My commission expires: 8-28-02



Connie Parsons
Notary Public in and for the
State of Texas

wingett\estate planning\warranty deed

EXHIBIT "A"

LEGAL DESCRIPTION

ESCROW NO.: 020800057

All that real property situate in the County of Douglas, State of Nevada, described as follows:

All that certain lot piece, parcel or portion of land situate, lying and being within the North 1/2 of the Southeast 1/4 of Section 4, Township 12 North, Range 19 East, Mount Diablo Meridian, Douglas County, Nevada and more particularly described as follows:

PARCEL 1:

Parcel X as set forth on Parcel Map #PD 99-11 of Black Diamond Estates filed for record in the Office of the County Recorder of Douglas County, State of Nevada on June 19, 2000, Book 0600, Page 3731, as Document No. 494286.

APN 1219-04-002-012

PARCEL 2:

An easement for roadway and access purposes, as shown on the aforesaid Record of Survey Map and more particularly described as follows:

Commencing at the East 1/4 corner of aforesaid Section 4, as shown on Record of Survey Map recorded January 9, 1990, Book 190, Page 1630, as Document No. 217903; thence South 89°49'29" West, a distance of 644.60 feet to the Westerly right-of-way line of State Highway 207 (Kingsbury Grade); thence along said Westerly line South 44°27'00" East, a distance of 644.70 feet to the Northwest corner of that parcel described in Deed filed for record in Book 884, at Page 1904, as Document Number 105319, Official Records of Douglas County, Nevada, which point is the TRUE POINT OF BEGINNING; thence South 10°56'20" West, a distance of 204.79 feet; thence South 89°59'01" West, a distance of 398.67 feet; thence North 00°14'51" East, a distance of 50.00 feet; thence North 89°59'01" East, a distance of 357.19 feet; thence North 10°56'20" East, a distance of 198.05 feet; thence South 44°27'00" East, a distance of 60.75 feet to the TRUE POINT OF BEGINNING.

PARCEL 3:

An easement for access, roadway purposes whether public or private over and across that certain of land more particularly described as follows:

All that certain lot, piece, parcel of portion of land situate, lying and being within the Northeast 1/4 of the Southeast 1/4 of Section 4, Township 12 North, Range 19 East, M.D.M., Douglas County, Nevada and more particularly described as follows:

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ESCROW NO.: 020800057

COMMENCING at the East 1/4 corner of aforesaid Section 4; thence along the true North line of the Southeast 1/4 of said Section 4, South 89°53'42" West 767.42 feet; thence South 00°27'24" West 233.78 feet; thence South 00°11'00" East 160.46 feet; thence North 89°59'01" East, 189.44 feet; thence South 00°14'51" West 217.74 feet; thence South 00°14'51" West, 50.00 feet to the TRUE POINT OF BEGINNING; thence along the Southerly of a 50 foot wide easement recorded as Document Number 217903 North 89°59'01" East 348.67 feet; thence North 10°56'20" East 204.79 feet to a point on the Southwesterly right-of-way line of Kingsbury Grade; thence along said right-of-way line South 44°27'00" East, 30.38 feet; thence leaving said right-of-way line South 10°56'20" West, 208.16 feet; thence South 89°59'01" West 369.26 feet; thence North 00°05'56" West 25.00 feet to the true point of beginning.

PARCEL 4:

An easement for access, roadway, and utility purposes whether public or private over and across all those portions of land imposed as driveway and utility easements as set forth on Parcel Map #PD 99-11 of Black Diamond Estates filed for record in the Office of the County Recorder of Douglas County, State of Nevada on June 19, 2000, Book 0600, Page 3731, as Document No. 494286.

"IN COMPLIANCE WITH NEVADA REVISED STATUE 111.312, THE HEREIN ABOVE LEGAL DESCRIPTION WAS TAKEN FROM INSTRUMENT RECORDED DECEMBER 24, 2001, BOOK 1201, PAGE 8142, AS FILE NO. 530825, RECORDED IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY, STATE OF NEVADA."

REQUESTED BY
Larry Fields PC
IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

2002 JUN 14 PM 12:07

LINDA SLATER
RECORDER

\$17.00 PAID *12* DEPUTY

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