

APN 11-225-030

APN 11-225-050

**Recording Requested by  
and When Recorded, Mail To:**

✓ Brooke Shaw Plimpton Zumpft  
1590 Fourth Street  
Minden, Nevada 89423

**Mail Tax Statements To:**

Laurel James

P.O. Box 7172-PMB 186

Stateline, NV 89449-7172

R.P.T.T. \$ 260<sup>00</sup>

**QUITCLAIM DEED**

THIS INDENTURE, made this 15 day of APRIL, 2002, by and between WILBUR F. BETTIS, party of the first part, and LAUREL ANN JAMES, Trustee of THE LAUREL ANN JAMES GRANTOR TRUST, dated July 3, 1997, party of the second part.

**WITNESSETH:**

That the said party of the first part, in consideration of the sum of TEN DOLLARS (\$10.00) lawful money of the United States of America, to him/her/them in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, hereby releases and forever quitclaims unto the said party of the second part forever, that certain piece and parcel of real property in Douglas County, Nevada, more particularly described on Exhibit "A," attached hereto.

TOGETHER WITH the tenements, hereditaments and appurtenances thereunto belonging or appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the said premises, together with the appurtenances, unto the said party of the second part, and to the survivor forever.

IN WITNESS WHEREOF, the party of the first part has executed this conveyance the day and year first above written.



\_\_\_\_\_  
WILBUR F. BETTIS

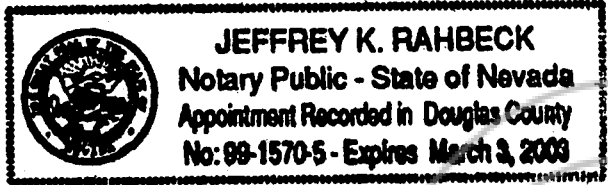
0545099

**ACKNOWLEDGMENT**

STATE OF NEVADA        )  
                                  ) ss.  
COUNTY OF DOUGLAS    )

On the 15<sup>th</sup> day of April, 2002, personally appeared before me, a Notary Public, in and for said County and State, WILBUR F. BETTIS, known to me to be the person described in and who executed the foregoing instrument, who acknowledged to me that he executed the same, freely and voluntarily and for the uses and purposes therein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal in the County and State above-named, the day and year in this certificate first above written.



*Jeffrey K. Rahbeck*  
\_\_\_\_\_  
NOTARY PUBLIC

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°15' West 41.24 feet to a point; thence South 51°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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BK1001PG1316

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

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BK 0602 PG 06017

0524329

BK 1001 PG 1317

REQUESTED BY

*Brooks, Shaw et al*

IN OFFICIAL RECORDS OF DOUGLAS CO., NEVADA

2001 OCT -5 AM 9:56

LINDA SLATER  
RECORDER

\$ 17.00 PAID *BC* DEPUTY

COPY

REQUESTED BY  
*Brooke Shaw Plimpton + Zampst*  
IN OFFICIAL RECORDS OF  
DOUGLAS CO. NEVADA

2002 JUN 19 PM 2: 22

LINDA SLATER  
RECORDER

\$18<sup>00</sup> PAID *K2* DEPUTY

0545099

BK0602PG06018