

A.P.N. # 1219-14-001-007

R.P.T.T. \$ 803.40

ESCROW NO. 020706435

Full Value

RECORDING REQUESTED BY:

STEWART TITLE COMPANY

WHEN RECORDED MAIL TO:

MAIL TAX STATEMENTS TO:

GRANTEE

1820 N. CABRILLO HWY

HALF MOON BAY, CA. 94019-1412

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That **RICHARD FROCK, a married man,** as his sole and separate property

in consideration of \$10.00, the receipt of which is hereby acknowledged, does hereby Grant, Bargain Sell and Convey to **PAUL C. JAMES, AN UNMARRIED MAN, AS TO AN UNDIVIDED 70% INTEREST; AND KIMBERLY K. CHAPPELL, AN UNMARRIED WOMAN, AS TO AN UNDIVIDED 30% INTEREST**

and to the heirs and assigns of such Grantee forever, all that real property situated in the **unincorporated area** County of **DOUGLAS** State of Nevada, bounded and described as follows:

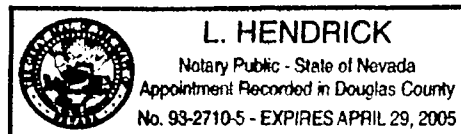
SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.

DATE: **April 10, 2002**

Richard Frock

RICHARD FROCK



STATE OF NEVADA }

COUNTY OF DOUGLAS }

} SS.

This instrument was acknowledged before me on 6-17-02,
by, RICHARD FROCK

Signature _____

L. Hendrick

Notary Public

0545120

BK0602PG06131

EXHIBIT "A"

LEGAL DESCRIPTION

ESCROW NO.: 020706435

A certain parcel of land situate, lying in and being within the Northeast 1/4 of Section 14, Township 12 North, Range 19 East, M.D.B.&M., Douglas County, Nevada, more particularly described as follows:

COMMENCING at the Northwest corner of Parcel "I", as shown on that certain Record of Survey, dated March 17, 1973, recorded under Document No. 64581, Official Records of Douglas County, Nevada; said point being South 85°57'10" East, a distance of 483.47 feet from the North 1/4 corner of said Section 14 and the TRUE POINT OF BEGINNING; thence South 0°49'00" East, a distance of 403.00 feet to a point; thence South 89°11'00" West, a distance of 29.00 feet to a point; thence South 0°49'00" East, a distance of 47.00 feet to a point; thence North 89°11'00" East, a distance of 12.00 feet to a point; thence South 0°46'45" West, a distance of 502.71 feet to a point; thence South 88°40'00" East, a distance of 650.30 feet to a point; thence North 11°30'00" West, a distance of 986.79 feet to a point; thence North 89°52'00" West, a distance of 435.97 feet to the POINT OF BEGINNING.

TOGETHER WITH that certain non-exclusive easement for ingress and egress, irrigation and incidental purposes over and across a strip of land lying appurtenant and adjacent to the herein above described land, and more particularly described as follows, to-wit:

A certain parcel of land situate in and being with the Northeast 1/4 of Section 14, Township 12 North, Range 19 East, M.D.B.&M., Douglas County, Nevada, more particularly described as follows:

COMMENCING at the Northwest corner of Parcel "J" as shown on that certain Record of Survey, dated March 17, 1973, recorded under Document No. 64581, Official Records of Douglas County, Nevada, said point being South 0°00'34" West, a distance 33.00 feet from the North 1/4 corner of said Section 14; thence South 89°52' East, a distance of 482.27 feet to a point; thence South 0°49' East, a distance of 403.00 feet to a point; thence South 89°11' West, a distance of 29.00 feet to a point; thence South 0°49' East, a distance of 47.00 feet to a point; thence North 89°11' East, a distance of 12.00 feet to a point; thence South 0°46'45" West, a distance of 482.71 feet to the TRUE POINT OF BEGINNING; thence continuing South 0°46'45" West, a distance of 20.00 feet to a point; thence North 88°40' West, a distance of 375 feet more or less to a point on the "West Bank" of Park Bull Ditch, as shown on that certain Record of Survey above mentioned; thence North 42°31' West, a distance of 25 feet more or less to a point; thence South 88°40 East, a distance of 390 feet more or less to the POINT OF BEGINNING.

Assessors Parcel No. 1219-14-001-001

Continued on next page

ESCROW NO.: 020706435

"IN COMPLIANCE WITH NEVADA REVISED STATUE 111.312, THE HEREIN ABOVE LEGAL DESCRIPTION WAS TAKEN FROM INSTRUMENT RECORDED JANUARY 9, 1998, BOOK 198, PAGE 983, AS FILE NO. 430017, RECORDED IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY, STATE OF NEVADA."

COOPY

-2-

REQUESTED BY
Stewart Title of Douglas County
IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

2002 JUN 19 PM 3:33

LINDA SLATER
RECORDER

\$16⁰⁰ PAID *g* DEPUTY

0545120
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