

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

A.P. No. 1300-30-703-003
part 1300-30-703-604 + 1300-30-803-002

2003 SEP 30 PM 2:17

Prepared by and when
recorded mail to:

WERNER CHRISTEN
RECORDER

James L. Morgan, Esq.
Henderson & Morgan, LLC
164 Hubbard Way, Suite B
Reno, NV 89502

\$18⁰⁰ PAID *KJ* DEPUTY

030801329

DEED OF PARTIAL RECONVEYANCE

WHEREAS, even though the indebtedness secured by that certain Deed of Trust, Fixture Filing and Security Agreement with Assignment of Rents dated July 30, 1997 executed by CARSON VALLEY INN, INC., a Nevada corporation and MULREANY & ASSOCIATES, a Nevada general partnership, as Trustors, to Stewart Title of Douglas County, a Nevada corporation, as Trustee, for the benefit of Wells Fargo Bank, National Association, Agent Bank, as Beneficiary ("Beneficiary"), and recorded in the Official Records of Douglas County, Nevada, on August 1, 1997 in Book 0897 at Page 335 as Document No. 0418591, as it has been amended from time to time by various recorded instruments (collectively, the "Deed of Trust"), remains unpaid, the undersigned Trustee has been instructed to reconvey from the encumbrance lien of said Deed of Trust the real property more particularly described hereinbelow.

NOW, THEREFORE, Stewart Title of Douglas County, as Trustee, does hereby grant and reconvey unto the party or parties legally entitled thereto, without warranty, all of the estate and interest vested to it under said Deed of Trust, in and to that certain real property situate in the County of Douglas, State of Nevada, which is more particularly described on that certain exhibit marked "Exhibit A", affixed hereto and by this reference incorporated herein and made a part hereof.

IN WITNESS WHEREOF, the said Trustee has executed this Deed of Partial Reconveyance this 30th day of Sept., 2003.

STEWART TITLE OF DOUGLAS COUNTY

By *James D. Rose*
Name JAMES D. ROSE
Title V/P

STATE OF NEVADA)
) ss
COUNTY OF DOUGLAS)

This instrument was acknowledged before me on 30th Sept., 2003,
by James D. Rose as V.P. of STEWART TITLE OF DOUGLAS
COUNTY.

Janice K. Condon
Notary Public



EXHIBIT "A"
LEGAL DESCRIPTION

Order No.: 030801329

The land referred to herein is situated in the State of Nevada, County of Douglas, described as follows:

PARCEL 1:

Being a portion of the Southeast 1/4 of Section 30, Township 13 North, Range 20 East, M.D.B.&M. in the County of Douglas, State of Nevada, being more particularly described as follows:

Beginning at the Northwesternly corner of Parcel 4 of the Record of Survey in support of a Boundary Line Adjustment recorded in Book 497 at Page 3362 as Document No. 411708 of the Official Records of said Douglas County, said corner being on the Southwesterly right-of-way line of Ironwood Drive; thence Southeasterly along said right-of-way line South $63^{\circ}25'00''$ East, 167.37 feet to the Northeasterly corner of said Parcel 4; thence Southerly along the Easterly line of said Parcel 4, South $0^{\circ}15'05''$ West, 752.52 feet; thence North $66^{\circ}13'39''$ West, 150.16 feet; thence South $23^{\circ}46'21''$ West, 247.70 feet to the Northeasterly corner of that certain Parcel of Land described in Quitclaim Deed recorded in Book 792 at Page 2499 as Document No. 283489 of the Official Records of said Douglas County; thence Northwesternly along the Northeasterly line of said Parcel of Land, North $64^{\circ}13'36''$ West, 107.04 feet to the Northwesternly corner of said Parcel of Land; thence Southwesterly along the Northwesternly line of said Parcel of Land, South $26^{\circ}23'33''$ West, 50.98 feet; thence North $63^{\circ}36'27''$ West, 2.00 feet; thence South $26^{\circ}23'33''$ West, 4.00 feet; thence south $63^{\circ}36'27''$ East, 2.00 feet; thence South $26^{\circ}23'33''$ West, 72.89 feet to a point on the Northeasterly right-of-way line of U.S. Highway 395; thence Northwesternly along said right-of-way line North $63^{\circ}25'00''$ West, 135.00 feet to the beginning of a curve concave to the East and having a radius of 55.00 feet; thence Northerly along said curve through a central angle of $82^{\circ}39'07''$ an arc distance of 79.34 feet to a point of reversing curvature, said point being on the Easterly right-of-way line of Lucerne Street,

Continued on next page

0591920

BK0903PG17565

LEGAL DESCRIPTION - continued
Order No.:030801329

a radial line through said point bears South 70°45'33" East, said reversing curve being concave to the West and having a radius of 375.04 feet; thence Northerly along said right-of-way line through a central angle of 39°09'12" an arc distance of 256.29 feet; thence North 19°55'05" West, 137.08 feet; thence leaving said right-of-way line North 70°04'55" East, 70.00 feet to the beginning of a curve concave to the South and having a radius of 260.00 feet; thence Easterly along said curve through a central angle of 40°00'00" an arc distance of 181.51 feet to a point of reversing curvature, a radial line through said point bears South 20°04'55" West, said reversing curve being concave to the North and having a radius of 250.00 feet; thence Easterly along said curve through a central angle of 40°00'00" an arc distance of 174.53 feet; thence North 70°04'55" East, 29.12 feet to a point on the Westerly line of said Parcel 4; thence Northerly along said Westerly line North 0°15'05" East, 528.44 feet to the Point of Beginning.

Reference is made to Record of Survey for Mulreany Associates recorded September 4, 2003 in Book 0903 at Page 1851 as Document No. 588800.

ASSESSOR'S PARCEL NO. 1320-30-703-003 and a portion of APN 1320-30-703-004

"IN COMPLIANCE WITH NEVADA REVISED STATUTE 111.312, THE HEREIN ABOVE LEGAL DESCRIPTION WAS TAKEN FROM INSTRUMENT RECORDED SEPTEMBER 4, 2003, BOOK 0903, PAGE 1852, AS FILE NO. 0588801, RECORDED IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY, STATE OF NEVADA."

Continued on next page

0591920

BK0903PG17566

LEGAL DESCRIPTION - continued
Order No.:030801329

PARCEL 2:

Being a portion of the Southeast 1/4 of Section 30,
Township 13 North, Range 20 East, M.D.B.&M. in the County
of Douglas, State of Nevada, being more particularly
described as follows:

Beginning at the Southwesterly corner of that certain
Parcel of Land described in the Grant, Bargain and Sale
Deed, recorded in book 1286 at Page 4355 as Document No.
147792 of the Official Records of said Douglas County, said
corner being on the Northeasterly right-of-way line of U.S.
Highway 395; thence Northeasterly along the Northwesterly
line of said Parcel of Land, North 23°46'21" East, 101.80
feet; thence South 66°17'29" East, 57.99 feet; thence South
23°37'31" West, 104.73 feet to a point on the Northeasterly
right-of-way line of U.S. Highway 395; thence Northwesterly
along said right-of-way line North 63°25'00" West, 58.33
feet to the Point of Beginning.

Reference is made to Record of Survey for Mulreany
Associates recorded September 4, 2003 in Book 0903 at Page
1851 as Document No. 588800.

A portion of APN 1320-30-803-002

"IN COMPLIANCE WITH NEVADA REVISED STATUTE 111.312, THE
HEREIN ABOVE LEGAL DESCRIPTION WAS TAKEN FROM INSTRUMENT
RECORDED SEPTEMBER 4, 2003, BOOK 0903, PAGE 1852, AS FILE
NO. 0588801, RECORDED IN THE OFFICIAL RECORDS OF DOUGLAS
COUNTY, STATE OF NEVADA."

0591920

BK 0903 PG 17567