A.P.N. # 1022-15-001-115

R.P.T.T. \$ 117.00
ESCROW NO. 030203729
RECORDING REQUESTED BY:
STEWART TITLE COMPANY
MAIL TAX STATEMENTS TO:
MR & MRS. BAIN
P.O. | 805
GARDNERVILLE, NV 89410
WHEN RECORDED MAIL TO:
MR & MRS. BAIN
P.O. 1805
GARDNERVILLE NV 89410

REQUESTED BY

Stewart Title of Douglas County

IN OFFICIAL RECORDS OF DOUGLAS CO. NEVAGA

2003 DEC 15 AM 10: 57

WERNER CHRISTEN RECORDER

5/5 PAID BE DEPUTY

(Space Above for Recorder's Use Only)

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That DIANE C. PERRY, a widow

in consideration of \$10.00, the receipt of which is hereby acknowledged, does hereby Grant, Bargain Sell and Convey to NEIL C. BAIN AND SANDRA L. BAIN, HUSBAND AND WIFE AS JOINT TENANTS

and to the heirs and assigns of such Grantee forever, all that real property situated in the unincorporated areaCounty of Douglas State of Nevada, bounded and described as:

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: November 20, 2003

DIANE C. PERRY

MARY H. KELSH

Notary Public - State of Nevada

Appointment Recorded in Douglas County

No: 98-49567-5 - Expires November 5, 2006

STATE OF **SWADE** SS. SS. SS.

This instrument was acknowledged before me on 12-3-03 by, DIANE C. PERRY

Signature

Notary Public (One inch margin on all sides of document for Recorder's Use Only)

0599538 BK 1203PG06294

EXHIBIT "A"

LEGAL DESCRIPTION

ESCROW NO.: 030203729

A parcel of land situated in and lying entirely within Parcel B, as shown on the Official plat of TOPAZ RANCH ESTATES UNIT NO. 4, as filed for record in the office of the County Recorder, Douglas County, Nevada, being more particularly described as follows:

COMMENCING at the Southwest corner of Lot 1, Block V, of TOPAZ RANCH ESTATES, UNIT NO. 4, recorded November 16, 1970 as Document No. 50212 and preceding thence along the Easterly side of Albite Road South 12°23'37" East, a distance of 355.17 feet to a point on the Southerly line of a proposed 60 foot wide roadway;

thence along said Southerly line North 72°34'51" East, a distance of 470.16 feet to the True Point of Beginning;

thence continuing along said Southerly line North 72°34'51" East, a distance of 177.56 feet;

thence leaving said Southerly line and proceeding South 17°25'09" East, a distance of 237.42 feet to a point on the Northerly line of Nevada State Highway No. 3;

thence along said Northerly line South 67°29'50" East, a distance of 178.26 feet;

thence leaving said line and proceeding along the line common to parcels 14 and 15 North 17°25'09" West, a distance of 253.22 feet to the True Point of Beginning.

ASSESSOR'S PARCEL NO. 1022-15-001-115

"IN COMPLIANCE WITH NEVADA REVISED STATUTE 111.312, THE HEREIN ABOVE LEGAL DESCRIPTION WAS TAKEN FROM INSTRUMENT RECORDED JULY 11, 2000, BOOK 0700, PAGE 1373, AS FILE NO. 0495576, RECORDED IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY, STATE OF NEVADA."