1319-18-210-009 APN# 0000-11-113-050

R.P.T.T. \$ 2,359.50
ESCROW NO. 030203765
RECORDING REQUESTED BY:
STEWART TITLE COMPANY
MAIL TAX STATEMENTS TO:
MR. PATTON

11 Lynn Batts ste 120 San Antonio TX 78218 WHEN RECORDED MAIL TO: MR. PATTON 11 Lynn Batts Ste 120 San Antonio TX 78218 REQUESTED BY
Stewart Title of Douglas County

IN OFFICIAL RECORDS OF DOUGLAS CO. HEYADA

2004 JAN 22 AM II: 12

WERNER CHRISTEN RECORDER

: 15 PAID KD DEPUTY

(Space Above for Recorder's Use Only)

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That PETER A. PETERSON, AN UNMARRIED MAN

in consideration of \$10.00, the receipt of which is hereby acknowledged, does hereby Grant, Bargain Sell and Convey to TIMOTHY PATTON, A MARRIED MAN AS HIS SOLE AND SEPARATE PROPERTY

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:

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: December 19, 2003

PETER A. PETERSON



STATE OF NE VADA

STATE OF DOUGLAS

SS.

This instrument was acknowledged before me on 1-8-04
by, PETER A. PETERSON

Signature Mary A. Kelsh

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

EXHIBIT "A"

LEGAL DESCRIPTION

ESCROW NO.: 030203765

All that certain lot, piece or parcel of land situate in the County of Douglas, State of Nevada, described as follows:

A portion of the Northwest 1/4 of Section 18, Township 13 North, Range 19 East, M.D.B. & M., Douglas County, Nevada, more particularly described as follows:

COMMENCING at the West 1/4 corner of said Section 18, thence North 0°23'38" East, along the Westerly line of said Section a distance of 852.11 feet; thence North 89°38'45" East, a distance of 557.45 feet to the TRUE POINT OF BEGINNING; said point being further described as being the most Southeasterly corner of the parcel of land conveyed to Henry Thomas West, et ux in Deed recorded June 20, 1977 in Book 677, of Official Records at page 1222, Douglas County, Nevada, as Document No. 10288; thence continuing North 89°38'45" East, a distance of 65.00 feet, thence North 20°26'35" West a distance of 272.11 feet, thence South 69°33'25" West, along the Southerly right of way line of Snowflower Circle, 50 foot in width a distance of 41.17 feet to a tangent curve concave to the Southeast and having a radius of 200 feet, thence Westerly along said curve through a central angle of 22°55'06" an arc length of 80.00 feet, thence leaving said curve South 34°21'57" East, a distance of 241.08 feet to the POINT OF BEGINNING.

Said land also known as Lot 2, Unofficial Kingsbury Acres Unit No. 4.

Assessors Parcel No. 1319-18-210-009

"IN COMPLIANCE WITH NEVADA REVISED STATUTE 111.312, THE HEREIN ABOVE LEGAL DESCRIPTION WAS TAKEN FROM INSTRUMENT RECORDED MARCH 31, 1994, BOOK 394, PAGE 6648, AS FILE NO. 333883, RECORDED IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY, STATE OF NEVADA."