

REQUESTED BY
TSI TITLE & ESCROW
IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

2004 JUN -4 PM 4:43

WERNER CHRISTEN
RECORDER

\$15⁰⁰ PAID KY DEPUTY

A.P. N.: 1318-24-411-005
Escrow No.: 04-50271-RM
R.P.T.T.: \$1,423.50

WHEN RECORDED MAIL TO:
Mr. & Mrs. Kouzoujian,
15483 Regis Ct.
Granger, IN 46530-6266

GRANT, BARGAIN and SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Shirley Ann Doud, Trustee of the Shirley Ann Doud Trust dated August 2, 1994

do(es) hereby GRANT, BARGAIN and SELL to

~~John~~^A Kouzoujian and ~~Wanda~~^G Kouzoujian, husband and wife as joint tenants with right of survivorship

the real property situate in the County of Douglas, State of Nevada, described as follows:

Parcel 1

Lot 5 Block C, as shown on the official plat of MANZANITA HEIGHTS, recorded in the office of the County Recorder of Douglas County, Nevada on November 20, 1979, as Document No. 38934 and Amended Map recorded October 28, 1985 in Book 1085, Page 2628, Document No. 125839.

Parcel 2

An undivided 1/15th interest in and to lot a (common area), as shown on the official map of MANZANITA HEIGHTS, filed for record in the office of the County Recorder of Douglas County, Nevada on November 20, 1979, as Document No. 38934 and Amended Map recorded October 28, 1985 in Book 1085, Page 2628, Document No. 125839.

Parcel 3

A 20' wide access easement for ingress and egress purposes as granted by Kenneth C. Kjer, et ux, in document recorded October 2, 1979 in Book 1079 of official records at Page 192, Douglas County, Nevada.

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Parcel 4

A 30' wide utility easement as granted by Kenneth C. Kjer, et ux in document recorded October 2, 1979 in Book 1079 of official records at Page 194, official records of Douglas County, Nevada.

Parcel 5

A 5' wide slope easement as deeded by Kenneth C. Kjer, et ux, in document recorded August 28, 1979 in Book 879 of official records at Page 2107, Douglas County, Nevada as Document No. 36085.

TOGETHER with all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Date: 5/27/04

Shirley Ann Doud, Trustee

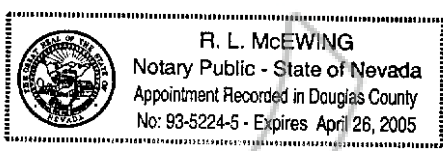
Shirley Ann Doud, Trustee of the Shirley Ann Doud Trust dated August 2, 1994

State of Nevada }
County of Douglas } ss:

On 5-27-2004

Before me, a Notary Public, personally appeared
Shirley Ann Doud, Trustee of the Shirley Ann Doud Trust dated August 2, 1994

[] personally known to me -or- [] proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument



WITNESS my hand and official seal
R. L. McEwing
R.L. McEwing
NAME (TYPED OR PRINTED)

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