Stewart Title of Douglas County

IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

2004 DEC 23 PM 1: 29

WERNER CHRISTEN RECORDER

15. PAID DU DEPUTY

RECORDED AT THE REQUEST OF: Douglas County, Nevada Community Development Department Post Office Box 218 Minden, Nevada 89423 APN 1220-04-002-001

040103553 RPTT. = #2

GRANT DEED FOR PUBLIC ROADWAY

THIS INDENTURE MADE between BING, LLC., a Nevada Limited Liability Company, Party of the First Part, hereinafter called GRANTOR, and Douglas County, a political subdivision of the State of Nevada, party of the Second Part, hereinafter called GRANTEE,

WITNESSETH:

That the Grantor, for good and valuable consideration, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain and sell unto the Grantee and to its assigns forever, all of its interest in that certain tract, piece or parcel of land situate, lying and being in County of Douglas, State of Nevada, and more particularly described on Exhibit A, the Description 100' Wide Public Road Right-of-Way (Over a portion of A.P.N. 1220-04-002-001) stamped October 27, 2004, attached and incorporated by reference;

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

Provided, however, that Grantor reserves for itself, and for its successors in interest, an easement or right of encroachment, as the case may be, twenty-five (25) feet in width, for driveway access, at a location to be determined in the future, and subject to Grantee's approval, the same to be situated along the Western half of the Southern boundary of the Public Road Right-of-Way described in Exhibit A.

Dated the 22 day of December, 2004...

BING, LLC.

By D. Gerald Bing, Jr.

STATE OF NEVADA

ss.

COUNTY OF DOUGLAS

This instrument was acknowledged before me on the 22 day of Leanney, 2004 by D. Gerald Bing, Jr., on behalf of BING, LLC.

SUZAMNE CHEECHOV

HOTARY MIRLIO

STATE OF NEVADA

Apol. Recorded in Douglas County My Appl. Expires June 25, 2007 No: 99-35456-5 Notary Public

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EXHIBIT "A"

DESCRIPTION 100' WIDE PUBLIC ROAD RIGHT-OF-WAY (Over a portion of A.P.N. 1220-04-002-001)

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

A one hundred-foot wide (100') strip of land for public road right-of-way purposes located within portions of Sections 4 and 5, Township 12 North, Range 20 East, Mount Diablo Meridian, more particularly described as follows:

Commencing at the southeasterly corner of a parcel of land as described in the Deed between Peter R. Kawcak and D. Gerald Bing, Jr. recorded September 27, 1982 in Book 982, at Page 1547, as Document No. 71275, a found ¾" iron pipe with 1¼" square headnut, no tag, as shown on the Record of Survey for TCI Washington Associates recorded December 27, 1995 in said office of Recorder as Document No. 377629, also being a point on the westerly line of State Route 756, the POINT OF BEGINNING;

thence along the southerly line of said Deed parcel, South 37°13'42" West, 21.97 feet;

thence WEST, 520.16 feet to a point on the westerly line of said Deed parcel; thence along said westerly line of Deed parcel, North 00°00'48" West, 46.49 feet to an angle point in said westerly line;

thence continuing along said westerly line, North 31°29'16" West, 62.75 feet; thence EAST, 368.56 feet;

thence along the arc of a curve to the left having a radius of 37.50 feet, central angle of 139°24'27", and arc length of 91.24 feet to a point on the easterly line of said Deed parcel, also being said westerly line of State Route 756;

thence along said westerly line of State Route 756, South 49°24'27" East, 228.20 feet to the POINT OF BEGINNING, containing 52,226 square feet, more or less.

The Basis of Bearing of this description is North 49°23'00" West, the easterly line of State Route 756 as shown on Parcel Map LDA 02-004 for Minden-Gardnerville First Baptist Church recorded January 10, 2003 in said office of Recorder as Document No. 563651.

Note:

Refer this description to your title company

before incorporating into any legal docur

Prepared By:

R.O. ANDERSON ENGINEERING, INC

P.O. Box 2229

Minden, Nevada 89423

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EXHIBIT Q632814

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