0635859 DOC 02/02/2005 03:45 PM Deputy: KLJ OFFICIAL RECORD Requested By: FIRST AMERICAN TITLE

A.P.N.:

1320-30-710-013

File No:

142-2173324 (NMP)

R.P.T.T.:

\$932.10

Douglas County - NV Recorder Werner Christen -

Fee:

 $\mathbf{of}$ Page: 1

3

16.00

BK-0205 PG- 788 RPTT:

932.10 

When Recorded Mail To: Mail Tax Statements To: Jan Bartosik and Carmel C. Brinkman PO Box 3244 Manhattan Beach, CA 90266

## GRANT, BARGAIN and SALE DEED

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

R. Wayne Ziegler and Margaret Hollon Ziegler, husband and wife as community property with right of survivorship

do(es) hereby GRANT, BARGAIN and SELL to

Jan Bartosik and Carmel C. Brinkman, 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 ONE:**

UNIT 12 AS SHOWN ON THE PLANNED DEVELOPMENT MAP (PD 03-005) FOR MINDEN TOWN HOMES, FILED IN THE OFFICE OF THE DOUGLAS COUNTY RECORDER ON FEBRUARY 2, 2004 AS FILE NO. 603488.

## **PARCEL TWO:**

AN UNDIVIDED 1/31ST INTEREST IN THE COMMON ELEMENTS SHOWN ON THE ABOVE MENTION PLANNED DEVELOPMENT MAP AND AS SET FORTH IN THE **DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS FOR MINDEN** TOWNHOMES, RECORDED NOVEMBER 5, 2003 IN BOOK 1103, PAGE 2081, **DOCUMENT NO. 595951 AND IN THE AMENDED AND RESTATED DECLARATION** RECORDED FEBRUARY 6, 2004 IN BOOK 204, PAGE 2633, DOCUMENT NO. 604005.

## **PARCEL THREE:**

AN EXCLUSIVE EASEMENT FOR THE USE AND ENJOYMENT OF THE LIMITED COMMON ELEMENTS APPURTENANT TO PARCEL ONE, DESCRIBED ABOVE, AS SHOWN ON THE ABOVE MENTIONED PLANNED DEVELOPMENT MAP AND AS SET FORTH IN THE ABOVE MENTIONED DECLARATION AND AMENDED AND RESTATED DECLARATION.

*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: 11/24/2004

Ocases Page: 2 Of 3

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Kulame Ziegler	
R Wayne Zlegler	

Margaret Hollon Ziegler

Margaret Hollon Ziegler

STATE OF

NEVADA

: **\$\$.** 

**COUNTY OF** 

**DOUGLAS** 

This instrument was acknowledged before me on December 10, 2004

B. Wayne Zingler and Margaret Heller Zingler, bushend and wife as community

R. Wayne Ziegler and Margaret Hollon Ziegler, husband and wife as community property with right of survivorship.

property with right of survivorship.

Notary Public

(My commission expires: 2-15-06)

NOTARY PUBLIC STATE OF NEVADA County of Douglas D.E. CURTIS by

No. 94-3026-5 My Appointment Expires February 15, 2006

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **November 24, 2004** under Escrow No. **142-2173324**.

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