A.P.N.:

1220-22-110-138

File No:

143-2197933 (MK)

R.P.T.T.: \$1,655.55

DOC # 0640939 04/05/2005 01:45 PM Deputy: PK OFFICIAL RECORD Requested By: FIRST AMERICAN TITLE

> Douglas County - NV Werner Christen - Recorder

Page: 1 0f2 Fee: 15.00 BK-0405 PG-1495 RPTT: 1655.55



When Recorded Mail To: Mail Tax Statements To: Aram Michitarian and Patricia Michitarian 761 Lois Court Gardnerville, NV 89410

GRANT, BARGAIN and SALE DEED

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

J. Stanley White and Deborah J. White, Co-Trustees of the White Inter-Vivos Revocable Trust UDT December 23, 1983

do(es) hereby GRANT, BARGAIN and SELL to

Aram Michitarian and Patricia Michitarian, husband and wife as Joint Tenants

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

A PARCEL OF LAND LOCATED WITHIN A PORTION OF THE NORTHWEST ONE-QUARTER (NW 1/4) OF SECTION 22, TOWNSHIP 12 NORTH, RANGE 20 EAST, MOUNT DIABLO MERIDIAN, DOUGLAS COUNTY, NEVADA, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF LOT 3 OF THAT CERTAIN SUBDIVISION PLAT KNOWN AS GARDNERVILLE RANCHOS UNIT NO. 5 RECORDED AS DOCUMENT NO. 50056, BOOK 80, PAGE 675 OF THE OFFICIAL RECORDS OF DOUGLAS COUNTY, NEVADA; THENCE ALONG THE NORTH BOUNDARY OF SAID SUBDIVISION NORTH 89°52'50" EAST, 373.40 FEET TO A POINT WHICH IS COMMON TO THE NORTH BOUNDARY OF SAID SUBDIVISION AND THE EASTERLY RIGHT-OF-WAY OF LYELL WAY; THENCE SOUTH 00°16'11" EAST ALONG THE EASTERLY RIGHT-OF-WAY OF LYELL WAY, 740.00 FEET; THENCE NORTH 89°52'50" EAST, 676.17 FEET TO THE POINT OF BEGINNING:

THENCE CONTINUING NORTH 89°52'50" EAST, 175.00 FEET; THENCE SOUTH 00°05'51" EAST, 125.61 FEET; THENCE SOUTH 65°20'07" WEST, 147.42 FEET; THENCE ALONG THE ARC OF A CURVE TO THE LEFT, NON-TANGENT TO THE PRECEDING COURSE HAVING A DELTA ANGLE OF 65°25'58" RADIUS OF 45.00 FEET AND CHORD BEARING OF NORTH 57°22'52" WEST, FOR48.64 FEET; THENCE NORTH 00°05'51" WEST, 160.55 FEET TO THE POINT OF BEGINNING.

SAID PARCEL ALSO SHOWN AS ADJUSTED LOT 95 ON THAT CERTAIN RECORD OF SURVEY FILED FOR RECORD IN THE OFFICE OF THE DOUGLAS COUNTY RECORDER ON FEBRUARY 1, 1995 IN BOOK 295, PAGE 109 AS DOCUMENT NO. 355402, OFFICIAL RECORDS.

NOTE: THE ABOVE METES AND BOUNDS DESCRIPTION APPEARED PREVIOUSLY IN THAT CERTAIN DOCUMENT RECORDED OCTOBER 29, 2002, IN BOOK 1002, PAGE 12899, AS INSTRUMENT NO. 556166.

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: 03/30/2005

J. Stanley White and Deborah J. White, Co-Trustees of the White Inter-Vivos Revocable Trust UDT December 23, 1983

Stanley Wh∤te, Trustee

MARY KELSH Notary Public - State of Nevada Appointment Recorded in County of Douglas My Appointment Expires Nov. 5, 2006

STATE OF

NEVADA

. ss.

)

COUNTY OF

DOUGLAS

This instrument was acknowledged before me on

730.05

by

J. Stanley White and Deborah J. White, Co-Trustees of the White Inter-Vivos Revoçable Trust UDT December 23, 1983.

Notary Public

(My commission expires: 11-5-00)

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated March 30, 2005 under Escrow No. 143-2197933.

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