

DOC # 0643791
05/09/2005 09:57 AM Deputy: KLJ

OFFICIAL RECORD

Requested By:
MARQUIS TITLE

Assessor's Parcel No.: 1320-30-714-006

Douglas County - NV
Werner Christen - Recorder
Page: 1 Of 4 Fee: 17.00
BK-0505 PG-03073 RPTT: # 3

RPTT: \$ _____ or Exempt #3 _____



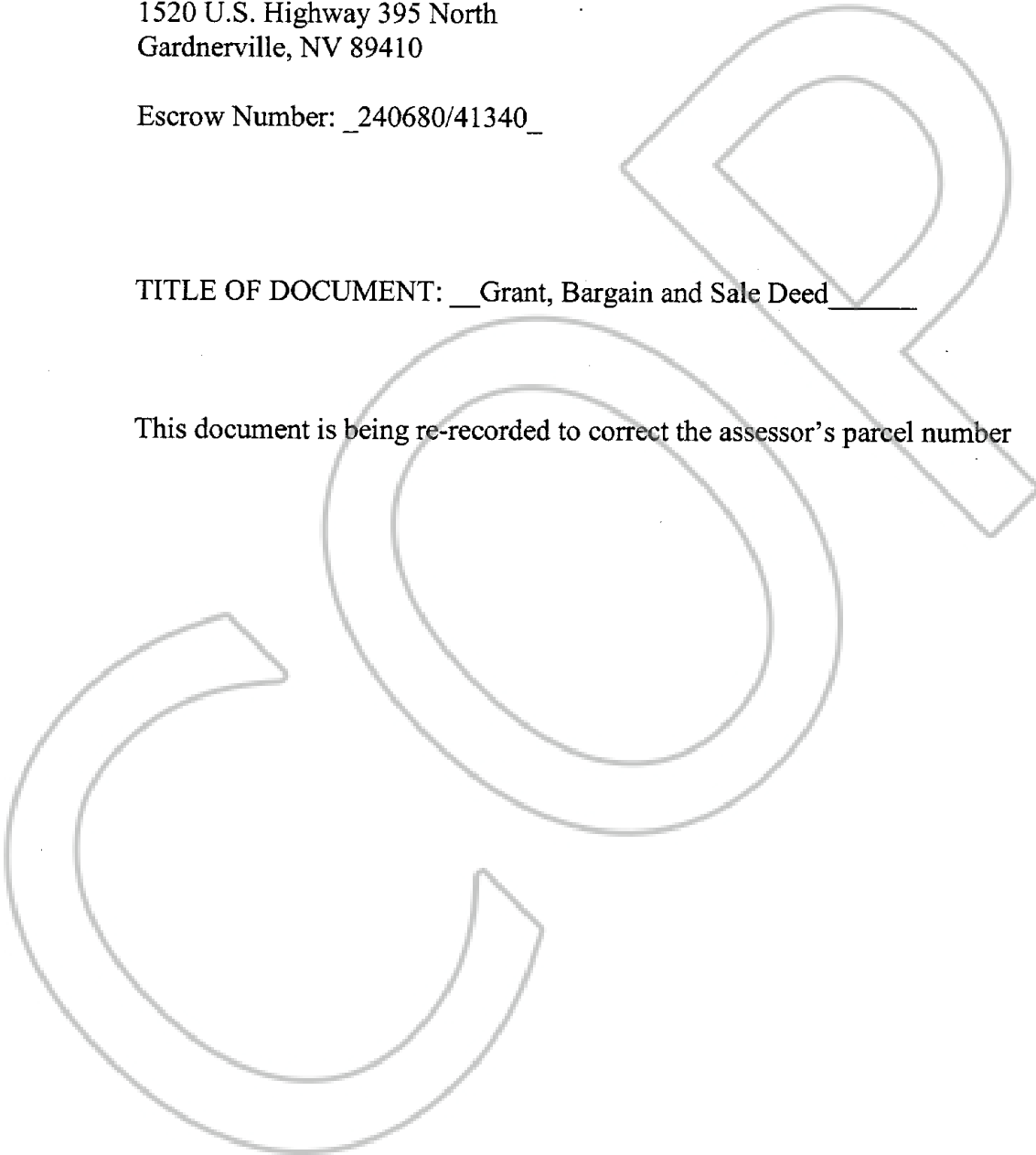
Recording Requested by:

Marquis Title & Escrow, Inc.
1520 U.S. Highway 395 North
Gardnerville, NV 89410

Escrow Number: 240680/41340

TITLE OF DOCUMENT: Grant, Bargain and Sale Deed

This document is being re-recorded to correct the assessor's parcel number



Douglas County - NV
Werner Christen - Recorder
Page: 1 Of 3 Fee: 16.00
BK-0405 PG-00901 RPTT: 2628.60



A.P.N 1320-30-714-005⁰⁰⁶
R.P.T.T. \$2,628.60

When recorded Mail To:
(Tax Statement Same)

E Joseph Wachtel
P.O. Box 93
Wellington, NV 89444
240680/41340

GRANT, BARGAIN AND SALE DEED

THIS INDENTURE WITNESSETH: That for a valuable consideration, receipt of which is hereby acknowledged, K & S PROPERTIES, a California General Partnership

do(es) hereby **GRANT, BARGAIN, SELL and CONVEY** to

E. JOSEPH WACHTEL, an unmarried man

all that real property situated in the County of Douglas, State of Nevada, specifically described as follows:

Parcel 5 P-2 set forth on the Record of Survey #1 for MINDEN VILLAGE filed for record in the office of the Douglas County Recorder on November 24, 2004, in Book 1104, Page 11844, as Document No. 630285.

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF FOR PARTY WALL AGREEMENT

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

WITNESS my hand this 31st day of March, 2005.

K&S PROPERTIES, a California General Partnership

KEVIN A. COLEMAN, managing partner

STATE OF NEVADA
COUNTY OF

On _____, 2003, _____ personally appeared before me, a Notary Public, who acknowledged that he executed the above instrument.

See Attached

Notary Public



Exhibit "A"

The following restriction will run with the land :

The wall which is constructed along the Southerly Boundary of said parcel constitutes a demising (party) wall and with respect to such wall, each adjoining owner, his successors, heirs, or assigns, shall assume the burdens and be entitled to the benefits of said wall.

In the event the party wall is damaged or destroyed through the act of either adjoining owner, his successors, heirs, or assigns, tenants, or guests, whether or not such act is negligent so as to deprive the full use and enjoyment of said wall, then such owner shall forthwith proceed to repair and rebuild such wall to as good condition as formerly without cost to the owner of the adjoining commercial lot.

In the event said party wall is damaged or destroyed by some cause other than the act of one of the adjoining parties, his successors, heirs, or assigns, agents, tenants, or guests, (including ordinary wear and tear and deterioration from lapse of time) then in such event both such adjoining owners his successors, heirs, or assigns shall proceed forthwith to rebuild or repair the wall to as good condition as formerly at their joint and equal expense. .In addition to these requirements and the meeting of any building code or similar regulations and ordinances, any owner proposing to modify, make additions to, or rebuild his portion of Building P in any manner which requires the extension or other alteration of said party wall shall first obtain the written consent of the adjoining owner and the architectural review board.

These covenants shall remain in full force and effect until modified or abrogated as to said party wall by the written agreement (which shall be recorded in the Douglas County Records) of all persons that have an interest therein.



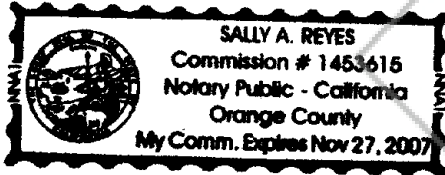
CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California }
County of Orange } ss.

On April 1, 2005 before me, Sally A. Reyes, Notary Public
Date Name and Title of Officer (e.g., "Jane Doe, Notary Public")
personally appeared Kevin A. Coleman
Name(s) of Signer(s)

personally known to me
 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.

Sally A. Reyes
Signature of Notary Public

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: Grant, Bargain + Sale Deed

Document Date: March 31, 2005 Number of Pages: 2

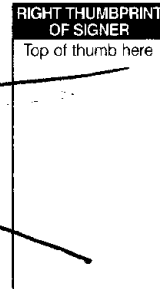
Signer(s) Other Than Named Above: None

Capacity(ies) Claimed by Signer

Signer's Name: _____

- Individual
- Corporate Officer — Title(s): _____
- Partner — Limited General
- Attorney-in-Fact
- Trustee
- Guardian or Conservator
- Other: _____

Signer is Representing: _____



BK- 0505
PG- 3076



BK- 0405
PG- 903