

OFFICIAL RECORD
Requested By:
STEWART TITLE

Douglas County - NV
Werner Christen - Recorder
Page: 1 Of 12 Fee: 25.00
BK-0705 PG- 2733 RPTT: # 3



APN (portion) 1419-26-301-001

Recording Requested By:

Stewart Title of Douglas County

1663 US Highway 395 N, Ste. 101

Minden, NV 89423

050700780

CORRECTIVE GRANT, BARGAIN, SALE DEED
(Title of Document)

This Deed is being re-recorded to attach the legal description
that was originally intended when correcting Deed with Doc. #0640533

This page added to provide additional information required by NRS 111.312 Sections 1-2.
(Additional recording fee applies)

This cover page must be typed.

A.P.N. # 1419-26-301-001
R.P.T.T. \$
ESCROW NO. 050700780
RECORDING REQUESTED BY:
STEWART TITLE COMPANY
MAIL TAX STATEMENTS TO:
SAME AS BELOW

Douglas County - NV
Werner Christen - Recorder
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BK-0605 PG-14500 RPTT: # 3

WHEN RECORDED MAIL TO:
Incomparable Holding Company
C/O P.O. Box 2320
Minden, Nevada
Attn: Marsha Tomerlin

(Space Above for Recorder's Use Only)

CORRECTIVE GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That **Bill Eric Carlson and Sharon Marie Carlson, Trustees of the Bill Eric Carlson and Sharon Marie Carlson Family Trust dated November 22, 1994**, who erroneously acquired title as Bill Eric Carlson and Sharon Marie Carlson Trustees of the Bill Eric and Sharon Marie Carlson 1984 family trust

In consideration of \$10.00, the receipt of which is hereby acknowledged, does hereby Grant, Bargain Sell and Convey to

Bill Eric Carlson and Sharon Marie Carlson, Trustees of the Bill Eric Carlson and Sharon Marie Carlson Family Trust dated November 22, 1994,

and to the heirs and assigns of such Grantee forever, all that real property situated in the County of Douglas, State of Nevada, bounded and described as:


All their right, title and interest, being defined as an undivided 12.33% interest in and to the lands described in exhibit "A" attached hereto.

This document is placed of record for the purpose of clarifying a typographical error contained in that certain Grant, Bargain and Sale Deed recorded on March 31, 2005 in Book 0305 page 14412, as document no. 0640533, of the Official Records of Douglas County, Nevada.

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

Dated: June 23, 2005

Bill Eric Carlson and Sharon Marie Carlson, Trustees of the Bill Eric Carlson and Sharon Marie Carlson Family Trust dated November 22, 1994.


Bill Eric Carlson, Trustee


Sharon Marie Carlson, Trustee


STATE OF Oregon }
COUNTY OF Lane }


This instrument was acknowledged before me on 6/23/05,
By, Bill Eric Carlson and Sharon Marie Carlson, as Trustee.

Signature Sarah Simantel
Notary Public



(One inch margin on all sides of document for Recorder's Use Only)

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December 16, 2003

**LEGAL DESCRIPTION
FOR
APN 1420-28-701-051
1304 SARATOGA ST.
Minden, NV 89423**

All that portion of the SE ¼ of Section 28, Township 14 North, Range 20 East, M.D.B. & M., Douglas County, Nevada, more particularly described as follows:

Commencing at the Center ¼ of Section 28, T 14 N, R 20 E, M.D.B. & M. as shown on Document #548781; thence South 00°09'45" West, 982.37 feet; thence North 89°54'45" East, 164.19 feet to the True Point of Beginning; thence through the following courses;

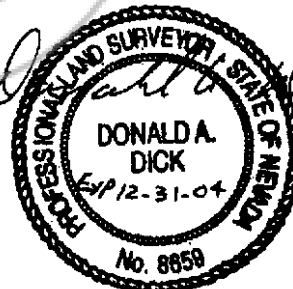
1. North 89°54'45" East, 30.81 feet;
2. North 00°08'45" East, 0.50 feet;
3. North 89°54'45" East, 93.18 feet;
4. South 00°08'45" West, 338.62 feet to the Northerly Right of Way of Saratoga Street;
5. South 89°54'00" West along said Right of Way of Saratoga Street, 123.99 feet;
6. North 00°08'45" East, 338.15 feet to the Point of Beginning.

Subject to an easement 32 feet in width, adjacent to and Southerly of the Northerly boundary of the Parcel for utility purposes.

Area = 41,972 Sq. Ft.

The bearing of N 89°54'00" E along the centerline of Saratoga Street as stated in the legal description, Document #50805 Douglas County Records, was used as the Basis of Bearings for this description.

Prepared by:
Donald A. Dick, PLS
Great Basin Surveying & Mapping
1005 Eagle Ct.
Gardnerville, Nv. 89460



12-16-03

0600323

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EXHIBIT "A"
LEGAL DESCRIPTION

Order No.: 050700780

The land referred to herein is situated in the State of Nevada,
County of DOUGLAS, described as follows:

LEGAL DESCRIPTION 1:

A parcel of land located within a portion of Section 26,
Township 14 North, Range 19 East, Mount Diablo Meridian,
more particularly described as follows:

Parcel 14 on that certain Record of Survey to support a
Boundary Line Adjustment for Ronald L. Simek, Little
Mondeaux Limousin Corporation and The Pivot Limited
Partnership filed for record in the Office of the Douglas
County Recorder on December 31, 1996, Book 1296, Page 4975,
Document No. 403935, Official Records.

APN 1419-26-301-001

Together with that certain non-exclusive private access
easement as described below:

DESCRIPTION EASEMENT #2

50' WIDE NON-EXCLUSIVE PRIVATE EASEMENT

A fifty foot (50') wide easement for access purposes
located within a portion of Section 26, Township 14 North,
Range 19 East, Mount Diablo Meridian, the centerline of
which is more particularly described as follows:

Commencing at a found 5/8" rebar, no tag, a point on the
Easterly line of Jacks Valley Road, the Northwesterly
corner of Parcel 2 as shown on the Map of Division Into
Large Parcels for Little Mondeaux Limousin Corporation
recorded July 31, 1992 in the office of Recorder, Douglas
County, Nevada, as Document No. 284936, said point bears
South 32°55'56" West, 2868.09 feet from the Southwest
corner of Section 26, T.14N., R.19E., M.D.M.; thence along
said Easterly line of Jacks Valley Road North 21°17'11"
East, 5624.78 feet to the POINT OF BEGINNING; thence South
57°24'21" East, 901.15 feet; thence along the arc of a
curve to the right having a radius of 100.00 feet, central
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angle of 57°24'26", arc length of 100.19 feet, and chord bearing South 28°42'10" East; thence South, 163.85 feet; thence along the arc of a curve to the left having a radius of 100.00 feet, central angle of 59°14'14", arc length of 103.39 feet, and chord bearing South 29°37'07" East; thence South 59°14'14" East, 87.62 feet; thence South 57°20'21" East, 299.51 feet; thence along the arc of a curve to the left having a radius of 95.00 feet, central angle of 98°13'48", arc length of 162.87 feet, and chord bearing North 73°32'45" East; thence North 24°25'51" East, 166.00 feet; thence along the arc of a curve to the right having a radius of 75.00 feet, central angle of 34°48'01", arc length of 45.55 feet, and chord bearing North 41°49'51" East; thence North 59°13'52" East, 94.39 feet; thence along the arc of a curve to the right having a radius of 75.00 feet, central angle of 55°06'44", arc length of 72.14 feet, and chord bearing North 86°47'14" East; thence South 65°39'24" East, 403.40 feet; thence North 24°52'01" East, 62.44 feet; thence North 19°23'04" East, 165.42 feet; thence North 03°46'32" West, 200.60 feet to the terminus of this description.

Subject to that portion of said easement as described above that affects a portion of said Parcel 14.

The Basis of Bearing of this description is North 89°23'01" East, the North line of the Northeast one-quarter (NE 1/4) of Section 26, T.14N., R.19E., M.D.M. per Map of Division Into Large Parcels for Little Mondeaux Limousin Corporation recorded July 31, 1992 as Document No. 284936.

"IN COMPLIANCE WITH NEVADA REVISED STATUTE 111.312, THE HEREIN ABOVE LEGAL DESCRIPTION WAS TAKEN FROM INSTRUMENT RECORDED AUGUST 12, 2004, BOOK 0804, PAGE 4907, AS FILE NO. 621285, RECORDED IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY, STATE OF NEVADA."

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(T) EXCEPTING THEREFROM an easement for pedestrian and vehicular ingress and egress to and from that certain real property; and the installation, construction, repair, maintenance, and replacement of roadway improvements with the Easement Area, such as, without limitation, asphalt paving, cattle guards, and so forth, created in that certain document entitled "Grant of Relocatable Private Access Easement (#0S6)", executed by Ronald L. Simek, recorded on February 3, 2004 as document No. 0603676 in Book 0204 page 00862, of the Official Records of Douglas County, Nevada.

(C1) EXCEPTING THEREFROM a perpetual, relocatable, non-exclusive easement for public utility purposes, including, without limitation, the installation, construction, repair, maintenance and replacement of public utility improvements within the Easement Area described in document recorded February 3, 2004 in Book 0204, Page 1118, as Document No. 0603688 of the Official Records of Douglas County, Nevada.

(S) EXCEPTING THEREFROM a 50 foot relocatable public utility easement, over and across those certain lands described in document recorded February 3, 2004 in Book 0204, Page 0841, as Document No. 0603675 of the Official Records of Douglas County, Nevada.

(Q) EXCEPTING THEREFROM a perpetual non-exclusive easement for public utility purposes, including, without limitation, the installation, construction, repair, maintenance and replacement of public utility improvements within the Easement Area described in document recorded February 3, 2004 in Book 0204, Page 00808, as Document No. 0603673, of the Official Records of Douglas County, Nevada.

(R) EXCEPTING THEREFROM an easement for a twenty foot (20) wide strip of land for sanitary sewer purposes within the Easement Area, created in that certain document entitled "Grant of Sanitary Sewer Easement (#0S4), executed by
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Little Mondeaux Limousin Corporation, recorded on February 3, 2004 as Document No. 0603674 in Book 0204, at Page 829 of the Official Records of Douglas County, Nevada.

(G) TOGETHER WITH a License Agreement executed by Douglas County, wherein Douglas County grants a license to construct and maintain certain improvements, namely a golf cart and pedestrian crossing and related golf course usage (hereinafter referred to as "Crossing"), on a portion of Jacks Valley Road, a public right-of-way owned by Douglas County, created in that certain document entitled "License Agreement" executed by Douglas County, recorded on November 14, 1997 as document No. 0426339 in Book 1197 page 2758, of the Official Records of Douglas County, Nevada.

(I) ALSO TOGETHER WITH a golf play easement for flight of golf balls over, across, and upon the Residential Property; Doing of every act necessary and incident to the playing of golf and other recreational activities on the Golf Course Property, including, but not limited to, the operation of lighting facilities for operation of tennis, swimming, driving range, and golf practice facilities during hours of darkness, and the creation of usual and common noise levels associated with such recreational activities and use and operation of the Golf Course Facilities; Creation of noise related to the normal maintenance and operation of the Golf Course Property and the Golf Course Facilities, including, but not limited to, the operation of mowing and spraying equipment, it being acknowledged that such noise may occur from early morning until late evening; and an easement for the overspray of herbicides, fungicides, pesticides, fertilizers, and water over portions of the Residential Property located adjacent top the Golf Course Property, created in that certain document entitled "Golf Play Easement", executed by Ronald L. Simek, recorded on June 12, 1993 as document No. 0441879 in Book 0698 page 3055, of the Official Records of Douglas County, Nevada.

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(Y) ALSO TOGETHER WITH an easement for purposes of installing, constructing, repairing, maintaining, and replacing waterlines and other waterline related improvements and systems within the Easement Area, created in that certain document entitled "Grant of Waterline Easement (#OS14)", executed by Ronald L. Simak, recorded on February 3, 2004 as Document No. 0603684 in Book 0204 page 01033, of the Official Records of Douglas County, Nevada.

(Q) ALSO TOGETHER WITH that portion of (Q) which traverses Parcel 13, an easement for public utility purposes, including, without limitation, the installation, construction, repair, maintenance, and replacement of public utility improvements within the Easement Area, such as, without limitation, gas, electric, water, sewer, telephone, storm drain, and cable TV lines and facilities owned or maintained (or to be owned or maintained) by any public utility (as defined in Section 704.020 of the Nevada Revised Statutes (or its successor statute)), created in that certain document entitled "Grant of Public Utility Easement (#OS3)", executed by Ronald L. Simak, recorded on February 3, 2004 as document No. 0603673 in Book 0204 page 00808, of the Official Records of Douglas County, Nevada.

(II) ALSO TOGETHER WITH an easement for pedestrian and vehicular ingress and egress to and from that certain real property; and the installation, construction, repair, maintenance, and replacement of roadway improvements within the Easement Area, such as, without limitation, asphalt paving, cattle guards, and so forth, created in that certain document entitled "Grant of Private Access Easement (#OS7)", executed by Ronald L. Simak, recorded on February 3, 2004 as document No. 0603677 in Book 0204 page 00882, of the Official Records of Douglas County, Nevada.

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(CC1) TOGETHER WITH an easement 50' by 50' (THE "BIG WELL")
for private irrigation well purposes within the Easement
area, as set forth in Document recorded on August 6, 2004
in Book 0804 page 2248 as Document no. 0620761, in the
Official Records of Douglas County, Nevada.

(JJ1) TOGETHER WITH an easement for irrigation purposes 20'
in width, as set forth in Document recorded on August 6,
2004, in Book 0804 page 2248 as document no. 0620761, in
the Official Records of Douglas County, Nevada.

(DD1) TOGETHER WITH an easement 20' in width for Private
Irrigation purposes, as set forth in Document recorded on
August 6, 2004 in Book 0804 page 2248 as document no.
0620761 of the Official Records of Douglas County, Nevada.

(A1) TOGETHER WITH an easement for private irrigation
purposes, including, without limitation, the installation,
construction, repair, maintenance, and replacement of
private irrigation improvements within the Easement Area,
such as, without limitation, pipelines, pumps, and other
facilities used for private irrigation, created in that
certain document entitled "Grant of Private Irrigation
Easement (#OS16)", executed by Ronald L. Simek, recorded on
February 3, 2004 as document No. 0603686 in Book 0204 page
01069, of the Official Records of Douglas County, Nevada.

(N1) TOGETHER WITH a private irrigation easement, varied in width,
20 foot minimum, as set forth on the Final Subdivision Map
entitled CANYON CREEK MEADOWS PHASE 1, according to the
plat thereof filed on February 11, 2004 in book 0204 page
4470 as document no. 604356, of the Official Records of
Douglas County, Nevada.

(N1) TOGETHER WITH a 60 foot private access, private irrigation,
and public utility easement , as set forth on the Final
Subdivision Map entitled CANYON CREEK MEADOWS PHASE 1,
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according to the plat thereof filed on February 11, 2004 in book 0204 page 4470 as document no. 604356, of the Official Records of Douglas County, Nevada.

(U & D1) ALSO TOGETHER WITH a 50 foot wide access, irrigation, and utility easement, over and across those certain lands described in documents recorded on February 3, 2004, in Book 0204 page 0954, as Document no. 0603680, and in Book 0204, page 1130, as Document no. 0603689, of the Official Records of Douglas County, Nevada.

(O1) ALSO TOGETHER WITH a non-exclusive access and public utility easement 60 feet in width, over and across those certain lands described in document recorded on June 11, 1998 in Book 0698 page 2782, as Document no. 0441787, of the Official Records of Douglas County, Nevada.

(P1) ALSO TOGETHER WITH a non-exclusive access and public utility easement 30 feet in width, over and across those certain lands described in document recorded on June 11, 1998 in Book 0698 page 2790, as Document no. 0441788, and in Book 0698 page 3072 as Document no. 0441880, of the Official Records of Douglas County, Nevada.

(O1) ALSO TOGETHER WITH a non-exclusive access and public utility easement 60 feet in width, over and across those certain lands described in document recorded on June 11, 1998 in Book 0698 page 2782, as Document no. 0441787, of the Official Records of Douglas County, Nevada

(BB1) TOGETHER WITH an easement for irrigation access and irrigation lines, as set forth in that certain Document recorded on August 6, 2004 in Book 0804 page 2248, as Document no. 0620761, of the Official Records of Douglas County, Nevada.

(P1) ALSO TOGETHER WITH an access easement 30 foot in width, over
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and across those certain lands as described in documents recorded June 11, 1998 in book 0698 page 2790, as document no. 0441788, and in Book 0698 page 3072 as Document no. 0441880, of the Official Records of Douglas County, Nevada.

(AA1) ALSO TOGETHER WITH an easement for Private Irrigation Storage and Slope Easement, located within the REMAINDER parcel as set forth on the Final Subdivision Map entitled MOUNTAIN MEADOWS ESTATES PHASE 1, according to the plat thereof filed on March 6, 2002 in Book 0302 page 2214, as document no. 536360 of the Official Records of Douglas County, Nevada.

(O1) ALSO TOGETHER WITH an easement for a Diversion Structure and private access easement, over and across those certain lands described in document recorded on June 11, 1998 in Book 0698 page 2782, as Document no. 0441787, of the Official Records of Douglas County, Nevada

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