

OFFICIAL RECORD

Requested By:
STEWART TITLE

A.P.N. # 1320-30-211-098

R.P.T.T. \$ 4875.00
ESCROW NO. 05031676 / 050501297
RECORDING REQUESTED BY:
STEWART TITLE COMPANY
MAIL TAX STATEMENTS TO:
SAME AS BELOW

Douglas County - NV
Werner Christen - Recorder
Page: 1 Of 3 Fee: 16.00
BK-0705 PG- 3391 RPTT: 4875.00



WHEN RECORDED MAIL TO:
GRANTEE
4760 CRESTLINE DRIVE
PLACERVILLE, CA 95667

(Space Above for Recorder's Use Only)

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That **MARK CUNNINGHAM, A MARRIED MAN AS HIS SOLE AND SEPARATE PROPERTY**

in consideration of \$10.00, the receipt of which is hereby acknowledged, does hereby Grant, Bargain Sell and Convey to **ALVIN E. FORS, JR. A MARRIED MAN AS HIS SOLE AND SEPARATE PROPERTY**

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:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

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.

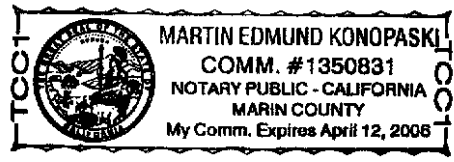
DATE: **May 28, 2005**

MARK CUNNINGHAM

STATE OF CA }
COUNTY OF Marin } ss.

This instrument was acknowledged before me on 6-10-05
by MARK CUNNINGHAM

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



LEGAL DESCRIPTION

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

PARCEL 1:

A parcel of land located within a portion of the West one-half (W 1/2) of Section 30, Township 13 North, Range 20 East, Mount Diablo Meridian, Douglas County, Nevada described as follows:

Commencing at the Southeast corner of Parcel 1 as shown on the Parcel Map for MINDEN IRONWOOD PARTNERS AND CHARLES H. PAYA recorded in Book 1095 at Page 4101 as Document No. 373418; Douglas County, Nevada, Recorder's Office: thence South 00°18'00" West, 331.08 feet to the POINT OF BEGINNING; thence continuing South 00°18'00" West 113.46 feet; thence North 89°42'00" West 139.64 feet; thence North 00°18'00" East, 113.46 feet; thence South 89°42'00" East, 139.64 feet to the POINT OF BEGINNING.

The basis of Bearing for this description is the South line of Parcel 1 as shown on the Parcel Map for MINDEN IRONWOOD PARTNERS AND CHARLES H. PAYA recorded in Book 1095 at Page 4101 as Document No. 373418, Douglas County, Nevada, Recorder's Office.

Parcel A as shown on the Record of Survey for FOOTHILL DEVELOPMENT GROUP, MINDEN IRONWOOD, (a Commercial Subdivision), recorded April 14, 1997 in Book 497 Page 2055 as Document No. 410525.

APN 1320-30-211-098

PARCEL 2:

Easement rights set forth in the following:

Ingress and egress access easements and utility easements as contained on Parcel Map recorded September 6, 1990, as Document No. 233981, and as contained on Parcel Map recorded October 16, 1991, as Document No. 262864. Access easements contained in Commercial Subdivision Map recorded March 24, 1997, as Document No. 408980.

Continued on next page



Reciprocal easements for ingress, egress, utilities and public access as contained on the Record of Survey Map recorded April 14, 1997, as Document No. 410525.

Ingress and egress easements along common access drives between the parcel and the public streets, and the utility easements, as set forth in Declaration and Establishment of Covenants, Conditions and Restrictions and Grant of Easements, recorded March 24, 1997, as Document No. 408981.

"IN COMPLIANCE WITH NEVADA REVISED STATUTE 111.312, THE HEREIN ABOVE LEGAL DESCRIPTION WAS TAKEN FROM INSTRUMENT RECORDED FEBRUARY 25, 2005, BOOK 0205, PAGE 9579, AS FILE NO. 637603, RECORDED IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY, STATE OF NEVADA."

