

OFFICIAL RECORD

Requested By:

STEWART TITLE OF DOUGLAS

COUNTY

Douglas County - NV
Werner Christen - Recorder

Page: 1 Of 4 Fee: 17.00
BK-0905 PG- 8109 RPTT: 0.00



APN 1420-32-002-017
When recorded, mail to:

Martin W. Johnson
900 Johnson Lane
Minden, Nevada 89423

GRANT OF EASEMENT

This GRANT OF EASEMENT is made and entered into by and between Frank C. Danihel and Carol Ann Danihel, hereafter referred to as "Grantors", and Martin W. Johnson, Susan D. Johnson and Deborah L. Johnson, hereafter referred to as "Grantees"

WITNESSETH:

Grantors own and have title to certain real estate and real property located in Douglas County, State of Nevada, described as follows: Parcel number APN 1420-32-002-017..

Grantees are the owners of an irrigation well, pump and outlet pipe (the "Well") located on the Property of Grantors, the location more particularly described as follows: in SW 1/4 SW 1/4 Sec. 32 T 14N R20E MDB&M or at a point from which the SW corner of said Sec. 32 bears S 86 degrees 32 W a distance of 1280.00 ft., situated in Douglas County, State of Nevada.

The Well, historically and presently, provides irrigation water to the HJ Ranch and neighboring properties. Any artesian water that is available that flows out of said well and enters grantors property can be utilized by grantor .

For and in consideration of the sum of (\$1.00) and other valuable consideration, the receipt of which is hereby acknowledged, Grantors hereby grant to the Grantees, and each of them, an easement and right-of-way on and across the Property, adjacent to Johnson Lane, 75ft. by 114ft. in size, together with the use of existing and future culverts and gates, for access to the use of the irrigation well, including but not limited to pumping use, maintenance and repairs (the "Easement"). See Exhibit "A" attached and incorporated at this point by reference,

It is understood and agreed that the maintenance of this Easement, the Well and any related equipment and facilities utilized by Grantees within. the Easement shall be the sole responsibility of the Grantees.

Grantees shall hold and save Grantors harmless from any and all damage to the Property or liability arising from the use of the Easement.

The Easement granted is not exclusive and to the extent that other uses do not unreasonably interfere with Grantees' use and maintenance of the Easement and Well, Grantors, and their successors and assigns, shall be permitted to use the same for any purpose they desire.

This Easement is appurtenant to the real property of Grantees and their successors and assigns shall have and hold said easement and right-of-way forever or until-such time as the Well is abandoned by Grantees as provided by Nevada law.

IN WITNESS WHEREOF, the Grantors have executed this Grant of Easement the day and year written below.

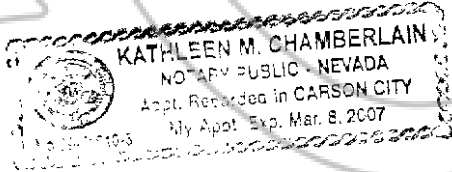
Frank C. Danihel
FRANK C. DANIHEL, Grantor

Carol Ann Danihel
CAROL ANN DANIHEL, Grantor

STATE OF NEVADA)
)SS.
COUNTY OF DOUGLAS)

On this 01 day of April, 2005, personally appeared before me, a Notary Public, FRANK C. DANIHEL and CAROL ANN DANIHEL, known to me to be the persons whose names are subscribed to the within instrument and acknowledged that they executed the same.

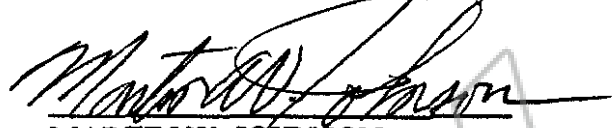
Kathleen Chamberlain
NOTARY PUBLIC




This document is recorded as an ACCOMMODATION ONLY and without liability for this consideration therefore, or as to the validity or sufficiency of said instrument, or for the effect of such recording on the title of the property involved.



IN WITNESS WHEREOF, the Grantees have executed this Grant if Easement the day and year written below.


MARTIN W. JOHNSON


SUSAN D. JOHNSON


DEBORAH JOHNSON

STATE OF NEVADA)
)SS.
COUNTY OF DOUGLAS)

On this 21st day of April, 2005, personally appeared before me, a Notary Public, MARTIN W. JOHNSON, SUSAN D. JOHNSON and DEBORAH L. JOHNSON known to be the persons whose names are subscribed to the within instrument and acknowledged that they executed the same.



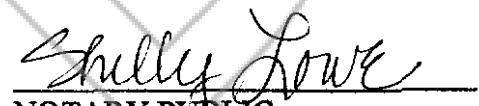
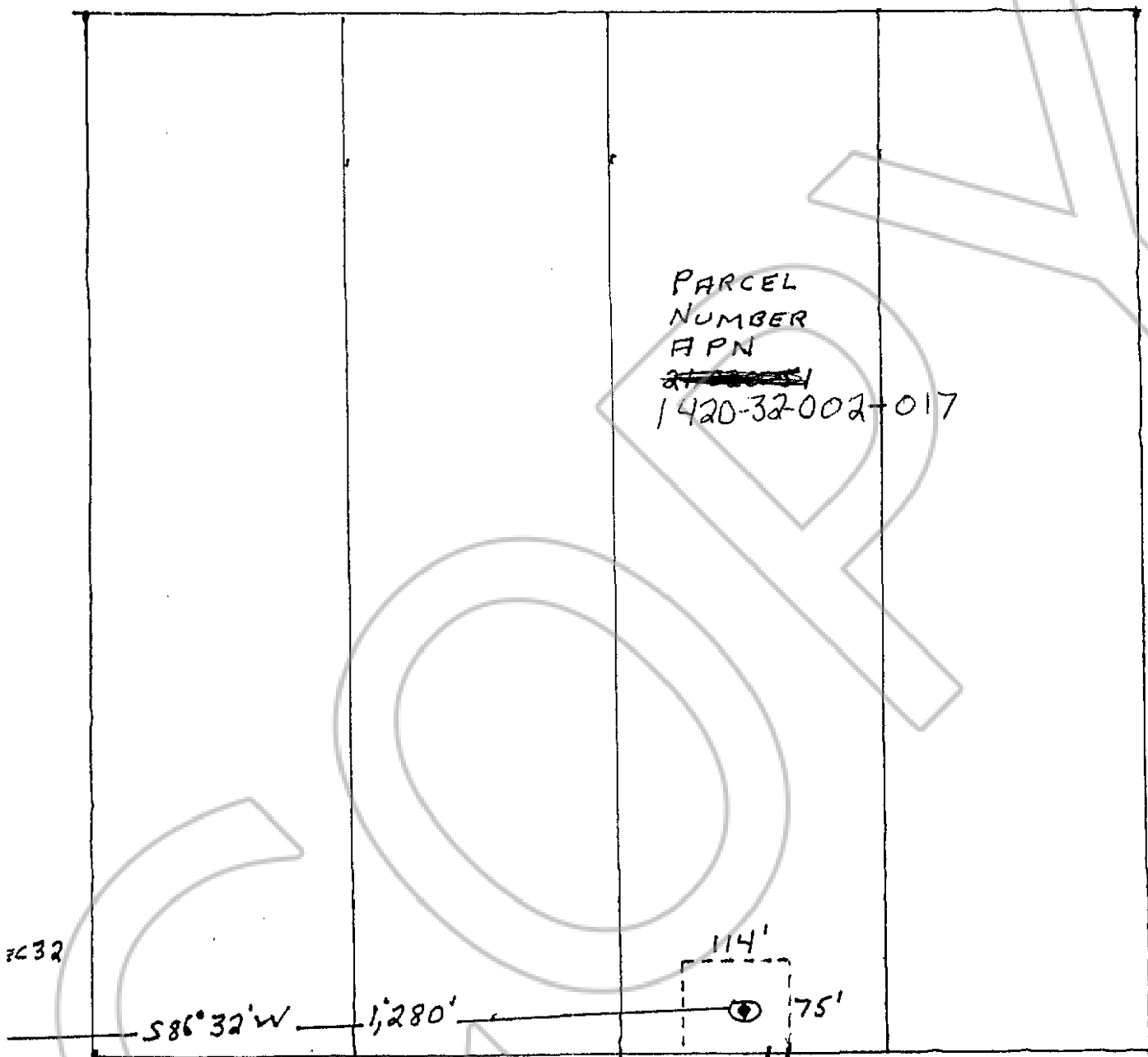

NOTARY PUBLIC

EXHIBIT "A"



PARCEL
NUMBER
APN
~~21-000-001~~
1420-32-002-017



2032

