

DOC # 0674757  
05/12/2006 01:41 PM Deputy: GB  
**OFFICIAL RECORD**  
Requested By:  
FIRST AMERICAN TITLE COMPANY

A.P.N.: 1022-10-002-042  
File No: 143-2262200 (MO)  
R.P.T.T.: \$900.90

Douglas County - NV  
Werner Christen - Recorder  
Page: 1 Of 3 Fee: 16.00  
BK-0506 PG- 4938 RPTT: 900.90



When Recorded Mail To: Mail Tax Statements To:  
C. Robert Mendenhall  
3960 Topaz Ranch Drive  
Wellington, NV 89444

***GRANT, BARGAIN and SALE DEED***

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

James L. Oberlander and Fay A. Oberlander, Trustees of The Oberlander Family 1994 Trust

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

C. Robert Mendenhall, an unmarried man

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

**A PARCEL OF LAND LOCATED WITHIN THE SOUTHEAST QUARTER OF SECTION 10, TOWNSHIP 10 NORTH, RANGE 22 EAST, M.D.B.&M., BEING PORTION OF LOTS 107 & 108 OF TOPAZ RANCH ESTATES UNIT NO. 2, FILED ON FEBRUARY 20, 1967 AS DOCUMENT NO. 35464, IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:**

COMMENCING AT THE EAST QUARTER CORNER OF SAID SECTION 10; THENCE SOUTH 70°58'32" WEST A DISTANCE OF 1,624.50 FEET TO A POINT ON THE WESTERN PROPERTY BOUNDARY OF LOT 108 OF TOPAZ RANCH ESTATES UNIT #2, SAID POINT BEING THE TRUE POINT OF BEGINNING; THENCE NORTH 78°34'35" EAST A DISTANCE OF 118.90 FEET; THENCE NORTH 77°01'57" EAST A DISTANCE OF 85.13 FEET; THENCE SOUTH 67°09'22" EAST A DISTANCE OF 150.63 FEET; THENCE SOUTH 48°11'48" EAST A DISTANCE OF 122.99 FEET TO A POINT ON THE NORTHWEST RIGHT-OF-WAY LINE OF TOPAZ RANCH DRIVE; THENCE ALONG THE NORTHWEST RIGHT-OF-WAY LINE OF TOPAZ RANCH DRIVE AROUND A CURVE TO THE LEFT WITH A RADIAL BEARING OF SOUTH 40°25'39" EAST, THROUGH A CENTRAL ANGLE OF 16°50'41" WITH AN ARC DISTANCE OF 305.76 FEET, A RADIUS OF 1040.00 FEET AND A CHORD BEARING OF SOUTH 41°09'01" WEST WITH A DISTANCE OF 304.66 FEET; THENCE AROUND A CURVE TO THE RIGHT WITH A RADIAL BEARING OF NORTH 57°15'09" WEST, THROUGH A CENTRAL ANGLE OF 87°18'39" WITH AN ARC DISTANCE OF 30.48 FEET, A RADIUS OF 20.00 FEET AND A CHORD BEARING OF SOUTH 76°24'10" WEST A DISTANCE OF 27.61 FEET TO A POINT ON THE NORTHEAST RIGHT-OF-WAY LINE OF MICA COURT; THENCE ALONG THE NORTHEAST RIGHT-OF-WAY LINE OF MICA COURT, NORTH 60°25'54" WEST A DISTANCE OF 298.64 FEET TO THE SOUTHEAST CORNER OF LOT 109 OF TOPAZ RANCH ESTATES UNIT #2; THENCE BETWEEN LOTS 108 & 109 OF TOPAZ RANCH ESTATES UNIT #2, NORTH 17°01'28" EAST A DISTANCE OF 194.87 FEET TO THE TRUE POINT OF BEGINNING.

**NOTE: THE ABOVE METES AND BOUND DESCRIPTION APPEARED PREVIOUSLY IN THAT CERTAIN DOCUMENT RECORDED APRIL 17, 1995, IN BOOK 0495, PAGE 2181, AS INSTRUMENT NO. 360163.**

*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: 03/03/2006

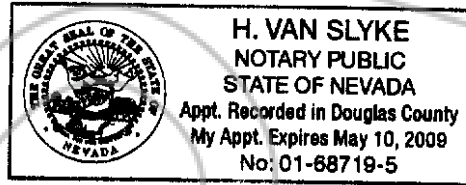


The Oberlander Family 1994 Trust

James L. Oberlander TTE  
James L. Oberlander, Trustee

Fay A. Oberlander TTE  
Fay A. Oberlander, Trustee

STATE OF **NEVADA** )  
 ) : ss.  
COUNTY OF **DOUGLAS** )



This instrument was acknowledged before me on May 1, 2006 by  
James L. Oberlander, TTE and Fay A. Oberlander, TTE

H. Van Slyke  
Notary Public  
(My commission expires: 5-10-09 )

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **March 03, 2006** under Escrow No. **143-2262200**.

