

A.P.N. # 1318-26-101-030

R.P.T.T. \$ #7
ESCROW NO. 070700667

RECORDING REQUESTED BY:
STEWART TITLE COMPANY
MAIL TAX STATEMENTS TO:
same as below

WHEN RECORDED MAIL TO:
Mr. and Mrs. Osburn
20172 Greenview Drive
Woodbridge, CA 95258

DOC # **0705444**
07/17/2007 10:50 AM Deputy: GB

OFFICIAL RECORD
Requested By:
STEWART TITLE

Douglas County - NV
Werner Christen - Recorder
Page: 1 Of 2 Fee: 15.00
BK-0707 PG- 5806 RPTT: # 7



(Space Above for Recorder's Use Only)

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That **Ben G. Osburn and Geraldine A. Osburn, husband and wife as joint tenants**

in consideration of \$10.00, the receipt of which is hereby acknowledged, does hereby Grant, Bargain Sell and Convey to **Ben G. Osburn and Geraldine A. Osburn, Trustees of The Osburn Family Trust U/T/A D/T June 17, 1993**

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: **July 09, 2007**

THIS INSTRUMENT IS BEING RECORDED AS AN ACCOMMODATION ONLY. NO LIABILITY, EXPRESS OR IMPLIED, IS ASSUMED AS TO ITS REGULARITY OR SUFFICIENCY NOR AS TO ITS AFFECT, IF ANY, UPON TITLE TO ANY REAL PROPERTY DESCRIBED THEREIN.

Ben G. Osburn
Ben G. Osburn

Geraldine A. Osburn
Geraldine A. Osburn

STEWART TITLE OF NEVADA, WESTERN DIVISION

STATE OF Oregon }
COUNTY OF Lincoln } ss.



This instrument was acknowledged before me on July 10 2007
by Ben G. Osburn and Geraldine A. Osburn

Signature Margaret Boone *my commission expires Sept 9 2008*

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

EXHIBIT "A"
LEGAL DESCRIPTION

Order No.: 070700667

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

That portion of the Northeast quarter of the Northwest
quarter of Section 26, Township 13 North, Range 18 East,
M.D.B. & M., particularly described as follows:

Commencing at the quarter section corner common to Sections
23 and 26 in said Township and Range; thence North
89°46'00" West along the section line common to said
sections, a distance of 655.20 feet; thence leaving said
section line South 00°08'00" West, a distance of 966.42
feet to a point in the East line of the parcel of land
conveyed to John Andrews, et ux, by Deed recorded November
13, 1959, in Book E-1 of Deeds, at Page 573, Douglas County,
Nevada, Records, the true point of beginning; thence South
00°08'00" West along the East line of said Andrews parcel,
a distance of 87.86 feet to the Southeast corner thereof;
thence North 89°46'00" West along the South line of said
Andrews parcel, a distance of 163.80 feet to the Southwest
corner thereof; thence North 00°08'00" East along the West
line of said Andrews parcel, a distance of 87.86 feet to a
point; thence South 89°46'00" East a distance of 163.80
feet to the true point of beginning.

EXCEPTING THEREFROM the East 20.00 feet of said premises.

EXCEPTING THEREFROM the West 10.00 feet of said premises as
set forth in Final Order of Condemnation recorded March 2,
1967, in Book 48, Page 175, Document No. 35599, Official
Records of Douglas County, State of Nevada.

APN 1318-26-101-030

"IN COMPLIANCE WITH NEVADA REVISED STATUTE 111.312, THE
HEREIN ABOVE LEGAL DESCRIPTION WAS TAKEN FROM INSTRUMENT
RECORDED MAY 9, 2007, BOOK 0507, PAGE 3582, AS FILE NO.
700833, RECORDED IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY,
STATE OF NEVADA."

