

A.P.N.: 1420-08-311-004
File No: 143-2328741 (MK)
R.P.T.T.: \$1,950.00

Douglas County - NV
Werner Christen - Recorder
Page: 1 of 2 Fee: 15.00
BK-0807 PG-02308 RPTT: 1950.00



When Recorded Mail To: Mail Tax Statements To:
Thomas H. Teders
1007 Vista Ridge Court
Carson City, NV 89705

GRANT, BARGAIN and SALE DEED

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

Millis Ann Gwinn, Trustee of the Millis Ann Gwinn Revocable Trust Dated August 25, 2003

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

Mary Ann Teders and Thomas Teders, wife and husband as joint tenants

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

LOT 13 OF BLOCK L AND PORTIONS OF LOT 12 OF BLOCK L AND A PARCEL OF LAND DESIGNATED AS OPEN SPACE ON THE FINAL MAP OF SUNRIDGE HEIGHTS, PHASES 4 AND 5A, FILED IN THE OFFICE OF THE DOUGLAS COUNTY RECORDER, STATE OF NEVADA, ON JULY 1, 1994, AS DOCUMENT NO. 340968, DESCRIBED AS FOLLOWS:

**BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 13, BLOCK L, AS SHOWN ON FINAL MAP OF SUNRIDGE HEIGHTS, PHASE 4 AND 5A,
THENCE SOUTH 65° 24' 01" EAST, 153.87 FEET;
THENCE SOUTH 08° 23' 28" EAST, 3.50 FEET;
THENCE SOUTH 54° 06' 32" WEST, 93.00 FEET;
THENCE SOUTH 81° 31' 02" WEST, 42.32 FEET;
THENCE NORTH 30° 23' 50" WEST, 118.24 FEET TO A POINT ON A CURVE HAVING A RADIUS OF 45.00 FEET AND A RADIAL BEARING OF SOUTH 05° 37' 33" EAST;
THENCE NORTH EASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 60° 06' 27" AND AN ARC LENGTH OF 47.21 FEET TO THE TRUE POINT OF BEGINNING.**

REFERENCE IS MADE TO RECORD OF SURVEY FOR SUNRIDGE CORPORATION RECORDED DECEMBER 4, 1998, IN BOOK 1298, AT PAGE 1357, AS DOCUMENT NO. 455776.

NOTE : THE ABOVE METES AND BOUND DESCRIPTION APPEARED PREVIOUSLY IN THAT CERTAIN DOCUMENT RECORDED JANUARY 9, 2004, IN BOOK 0104, PAGE 02755, AS INSTRUMENT NO. 601659.

