

WHEN RECORDED MAIL ORIGINAL
DEED AND TAX STATEMENTS TO:
1438 Pittman Terrace, LLC
Selvin Passen, M.D., Manager
305 South Arlington Avenue
Reno, Nevada 89501

Douglas County - NV
Werner Christen - Recorder
Page: 1 Of 3 Fee: 16.00
BK-0807 PG-03474 RPTT: 26325.00



APN 1418-27-210-016

GRANT, BARGAIN and SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, James A. Dye and Virginia Dye, Co-Trustees of the J & V Trust, established January 14, 1997, do hereby GRANT, BARGAIN and SELL to 1438 Pittman Terrace, LLC, 305 South Arlington Avenue, Reno, Nevada 89501, the real property situate in the County of Douglas, State of Nevada, described as follows:

PARCEL 1:

LOTS 16 AND 17 OF SUBDIVISION NO. 1, CAVEROCK COVE, LTD., ACCORDING TO THE MAP THEREOF, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA, ON SEPTEMBER 26, 1936, AS DOCUMENT 3331.

PARCEL 2:

THOSE CERTAIN STRIPS OF LAND BETWEEN THE NORTHWESTERLY AND LINE OF EACH LOT, OR PORTION OF LOTS 16 AND 17 SET FORTH IN PARCEL 1 ABOVE, AND THE LOWER WATER LINE OF LAKE TAHOE, AND LYING BETWEEN THE SIDE LINES OF EACH OF SAID LOTS, OR PORTIONS OF LOTS, EXTENDED TO THE LOW WATER LINE OF LAKE TAHOE.

EXCEPT ANY PORTION OF SAID LANDS BELOW THE LOW WATER ELEVATION OF 6,223 FEET ABOVE SEA LEVEL.

PARCEL 3:

ALSO THAT PORTION OF PITTMAN TERRACE AS DELINEATED ON THE MAP OF SAID CAVEROCK COVE, LTD., AND PARTICULARLY DESCRIBED AS FOLLOWS, TO-WIT:

ALL THAT PORTION OF PITTMAN TERRACE RUNNING SOUTHWESTERLY FROM THE LINE CONNECTING THE SOUTHWEST

CORNER OF LOT 25, WITH THE ANGLE FRONT OF ROAD LYING ON EAST LINE OF LOT 11, TO THE SOUTH BOUNDARY OF SAID SUBDIVISION, BEING A ROAD LENGTH OF APPROXIMATELY 279 FEET LONG AND 30 FEET WIDE.

EXCEPT THEREFROM THAT CERTAIN PARCEL CONVEYED TO THE TAHOE-DOUGLAS DISTRICT IN DEED RECORDED ON AUGUST 14, 1974, IN BOOK 874, AT PAGE 428, AS DOCUMENT 74758 OF OFFICIAL RECORDS AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

A PARCEL OF LAND LYING WHOLLY WITHIN THE NORTHWEST 1/4 OF SECTION 27, TOWNSHIP 14 NORTH, RANGE 18 EAST, M.D.B & M., BEING A PORTION OF LOTS 16, 17 AND PITTMAN TERRACE AS ABANDONED AND DELINEATED ON THE MAP OF CAVEROCK COVE, LTD. TRACT OFFICIAL RECORDS OF DOUGLAS COUNTY, NEVADA, AND BEING FURTHER DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST PROPERTY CORNER OF SAID LOT 17; THENCE ALONG THE SOUTH LINE OF LOT 17, EAST 12.51 FEET; THENCE NORTH 39°20'59" EAST, 6.00 FEET TO THE TRUE POINT OF BEGINNING; THENCE NORTH 39°20'59" EAST, 11.76 FEET; THENCE NORTH 59°59'00" EAST, 43.67 FEET; THENCE NORTH 30°01'00" WEST 14.00 FEET; THENCE SOUTH 73°17'55" WEST, 39.05 FEET; THENCE SOUTH 59°59'00" WEST, 16.67 FEET; THENCE SOUTH 30°01'00" EAST, 27.14 FEET TO THE POINT OF BEGINNING.

PARCEL 4:

A NON EXCLUSIVE EASEMENT FOR INGRESS, EGRESS AND PUBLIC UTILITIES OVER, UNDER AND ACROSS ALL THAT PORTION OF PITTMAN TERRACE DESCRIBED IN PARCEL 3 LEGAL DESCRIPTION HEREINABOVE.

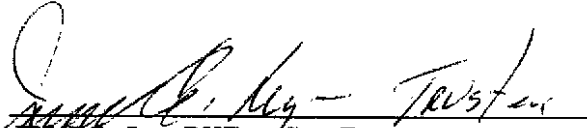
The above metes and bounds description appeared previously in that certain document recorded on January 6, 2004, in Book 104, at Page 1061, as Document 601279, Official Records.

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TOGETHER with all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belong or appertaining, and any reversions, remainders, rents, issues or profits thereof.

DATED this 1 day of August, 2007.

GRANTORS:



JAMES A. DYE, Co-Trustee




VIRGINIA DYE, Co-Trustee

STATE OF NEVADA)
) ss.
COUNTY OF DOUGLAS)

On August 1, 2007, before me, the undersigned, a Notary Public in and for said State, personally appeared JAMES A. DYE and VIRGINIA DYE, personally known to me or proved to me on the basis of satisfactory evidence to be the person who executed the above instrument.

WITNESS my hand and official seal.



NOTARY PUBLIC

