

OFFICIAL RECORD

Requested By:

1ST AMERICAN LENDERS

ADVANTAGE

Douglas County - NV

Werner Christen - Recorder

Page: 1 Of 3 Fee: 16.00

BK-1007 PG-1320 RPTT: # 7

A.P.N.: 1319-11-002-007
File No: 4910492 ()
R.P.T.T.: \$0.00



When Recorded Mail To: Mail Tax Statements To:
Judy L. Shallenberger
2262 Willowbend
Genoa, NV 89411

GRANT, BARGAIN and SALE DEED

^{1304730s}
FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Judy Lu Shallenberger, Settlor of The Judy Lu Shallenberger Living Trust dated
September 6, 2002

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

Judy L. Shallenberger, a married woman as her sole and separate property

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

See Exhibit "A" attached hereto and made a part hereof.

Subject to

1. All general and special taxes for the current fiscal year.
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.

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: 07/24/2007

When recorded mail to:
First American Title Insurance Co.
Lenders Advantage
✓ 1100 Superior Avenue, Suite 200
Cleveland, Ohio 44114
Attn: NR1120

Judy L. Shallenberger
Judy L. Shallenberger

STATE OF ^{MDM.} ~~NEVADA~~ ^{California} MDM)
 CONTRA COSTA : SS.
COUNTY OF **DOUGLAS**)

This instrument was acknowledged before me on 8.15.07 by **Judy L. Shallenberger.**

M. D. Mayfield

Notary Public
(My commission expires: 12.30.07)

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **July 25, 2007** under Escrow No. **4910492.**



EXHIBIT "A"

SITUATE IN THE COUNTY OF DOUGLAS, STATE OF NEVADA, DESCRIBED AS FOLLOWS: PARCEL 6A, AS SET FORTH ON PARCEL MAP FOR ROSE BOGDANOVICH, FILED FOR RECORD IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA, ON FEBRUARY 8, 1989, IN BOOK 289 OF OFFICIAL RECORDS AT PAGE 920, DOCUMENT NO. 195996, AND CERTIFICATE OF AMENDMENT, RECORDED MARCH 10, 1989, IN BOOK 389 OF OFFICIAL RECORDS, AT PAGE 1334, DOUGLAS COUNTY, NEVADA AS DOCUMENT NO. 197916. SAID PARCEL BEING A RE-SUBDIVISION OF LOT 6, AS SHOWN ON THE OFFICIAL MAP OF WILLOWBEND SUBDIVISION, RECORDED IN THE OFFICE OF THE COUNTY RECORDER ON JULY 8, IN BOOK 1 OF MAPS, PAGE 237, DOCUMENT NO. 44850, OFFICIAL RECORDS OF DOUGLAS COUNTY, STATE OF NEVADA. PARCEL 2: ALL THAT CERTAIN LOT, PIECE, PARCEL OF PORTION OF LAND SITUATE, LYING AND BEING WITHIN THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 11, TOWNSHIP 13 NORTH, RANGE 19 EAST, M.D.B. AND M., AND MORE PARTICULARLY DESCRIBED AS FOLLOWS: A PORTION OF PARCEL 3, AS DESCRIBED IN THAT DEED FROM FRED G. TIEDJE TO WALTER C. BRAUN, FILED FOR RECORD ON OCTOBER 27, 1960, IN BOOK 4, AT PAGE 244, AS DOCUMENT NO. 16846, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE MOST NORTHERLY CORNER OF PARCEL 6A, AS SHOWN ON THAT MAP ENTITLED "PARCEL MAP FOR ROSE BOGDANOVICH", FILED FOR RECORD ON FEBRUARY 8, 1989, IN BOOK 289, AT PAGE 920, AS DOCUMENT NO. 195996, WHICH POINT IS THE THRU POINT OF BEGINNING; THENCE ALONG THE NORTHWESTERLY LINE OF PARCEL 6A SOUTH 70 DEGREES 35 MINUTES 00 SECONDS WEST A DISTANCE OF 362.34 FEET TO THE MOST WESTERLY CORNER OF SAID PARCEL 6A; THENCE LEAVING SAID NORTHWESTERLY LINE NORTH 00 DEGREES 51 MINUTES 06 SECONDS WEST A DISTANCE 380.45 FEET; THENCE NORTH 70 DEGREES 35 MINUTES 00 SECONDS EAST A DISTANCE OF 362.34 FEET TO THE EAST LINE OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF THE AFORESAID SECTION 11; THENCE ALONG SAID EAST LINE SOUTH 00 DEGREES 51 MINUTES 06 SECONDS EAST A DISTANCE OF 380.45 FEET TO THE TRUE POINT OF BEGINNING. REFERENCE IS ALSO MADE TO THAT CERTAIN PARCEL 6A OF RECORD OF SURVEY FOR ROSE BOGDANOVICH, RECORDED SEPTEMBER 15, 1989, IN BOOK 989 OF OFFICIAL RECORDS AT THE PAGE 2022, AS DOCUMENT NO. 211036.

