

DOC # 0727855
08/01/2008 10:17 AM Deputy: EK
OFFICIAL RECORD
Requested By:
DC/DISTRICT ATTORNEY

Douglas County - NV
Werner Christen - Recorder

Page: 1 Of 13 Fee: 0.00
BK-0808 PG-0052 RPTT: # 2



Assessor's Parcel Number: 1220-15-310-088 _____

Recording Requested By: Robert Morris, DA's Office _____

Name: _____

Address: _____

City/State/Zip _____

Real Property Transfer Tax: \$ N/A _____

Deed

(Title of Document)

This page added to provide additional information required by NRS 111.312 Sections 1-2. (Additional recording fee applies)

This cover page must be typed or legibly hand printed.

RECORDED AT THE REQUEST OF:
Douglas County, Nevada
Community Services Department
Post Office Box 218
Minden, Nevada 89423
APN 1220-15-310-088

Grant Deed

THIS INDENTURE MADE between Douglas County, a political subdivision of the State of Nevada, Party of the First Part, hereinafter called GRANTOR, and Gardnerville Ranchos General Improvement District, a political subdivision of the State of Nevada, Party of the Second Part, hereinafter called GRANTEE,

WITNESSETH:

Pursuant to Resolution 2005R-092, adopted November 3, 2005, and the Interlocal Contract between the parties, recorded in the official records of Douglas County, Nevada, File No. 0665297, Book 0106, Pages 2846-2856, the Grantor, for good and valuable consideration, the receipt of which is hereby acknowledged, does by these presents, grant, bargain, sell, transfer and convey unto the Grantee and to its assigns forever, all of its right, title and interest in and to that certain real property described as Block L, Lot 47, Gardnerville Ranchos Unit No. 4, recorded in the official records of Douglas County, Nevada April 10, 1967, Document No. 35914; provided, however, that this transfer is made subject to the condition that the property be used for a public purpose, as set forth in the Interlocal Contract referenced above;

Together with all and singular tenements, hereditaments, and appurtenances thereunto belonging or in anyway appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

IN WITNESS WHEREOF said GRANTOR have hereunto signed on the 6
day of April
2007.

DOUGLAS COUNTY, NEVADA


By: _____
Chairman, Board of Commissioners

GRANT DEED
APN 1220-15-310-088
Page Two

STATE OF NEVADA)
) ss.
COUNTY OF DOUGLAS)

This instrument was acknowledged before me on the 6 day of
April, 2007, by Doug N. Johnson.



Deanne Hoogestraat
Notary Public

COPY

Douglas County - NV
Werner Christen - Recorder
Page: 1 Of 11 Fee: 0.00
BK-0106 PG-02846 RPTT: 0.00

Assessor's Parcel Number: N/A

Date: JANUARY 10, 2006

Recording Requested By:

✓ Name: CAROL, CLERK'S OFFICE

Address: _____

City/State/Zip: _____

Real Property Transfer Tax: \$ N/A

CONTRACT #2006.003
(Title of Document)

This page added to provide additional information required by NRS 111.312 Sections 1-2. (Additional recording fee applies)
This cover page must be typed or legibly hand printed.

FILED

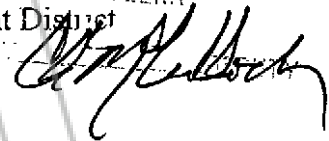
NO. 2006.003

2006 JAN 10 AM 10:15

INTERLOCAL CONTRACT

This Agreement is made by and between Douglas County (County), a political subdivision of the State of Nevada, and Gardnerville Ranchos General Improvement District (GRID), a political subdivision of the State of Nevada.

BARBARA REED
CLERK



RECITALS

WHEREAS, NRS 277.100(1) defines a public agency eligible to enter into an interlocal contract to include counties and general improvement districts, and the County and GRID are public agencies under NRS 277.100; and

WHEREAS, NRS 277.050 provides that any one or more public agencies may sell or exchange real property, according to the procedures set forth therein, and NRS 277.053 provides that the exchange may be made without charge if the property is to be used for a public purpose; and

WHEREAS, the County and GRID own and are in control of certain parcels of real property situated in Douglas County, Nevada, as hereinafter described; and

WHEREAS, by entering into this contract the County and GRID will be able to provide more effective and efficient services; and promote and protect the health, comfort, safety, life, welfare and property of the inhabitants of the County and GRID; and

WHEREAS, GRID is interested in providing for the location of a Boys and Girls Club or similar facility on what has previously been identified as a future park site for Conifer Park, which is described by the Douglas County Assessor as being partly in the ownership of the County and partly in the ownership of GRID, and the sites of Aspen Park and the future park site for Birch Park have property described by the Assessor as being partly in the ownership of the County and partly in the ownership of GRID;



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BK- 0106
PG- 2847


NOW, THEREFORE, in consideration of the mutual promises, covenants and agreements set forth herein, the parties agree to transfer their respective interests in the described parcels of real property to one another as follows:


1. This agreement will be effective upon the adoption thereof by the governing boards of the County and GRID, and will be implemented by the execution and delivery of good and sufficient instruments to transfer ownership and control of the property as set forth herein.

2. The County will transfer to GRID all of its right, title and interest in and to the property described as APN 1220-15-310-088, within Block L, Lot 47, Gardnerville Ranchos Unit No. 4, recorded in the official records of Douglas County, Nevada, on April 10, 1967, Document No. 35914. The transfer will be made subject to the condition that the property be used for a public purpose. The parties agree that the lease or other use, subject to the approval of GRID, for construction and operation of a facility for the Boys and Girls Club is a public purpose in the meaning of this agreement.

3. GRID will transfer to the County all of its right, title and interest in and to the property described as APN 1220-16-810-082 and APN 1220-15-410-004, within Block H, Lot 35 (Aspen Park) and APN 1220-15-310-090, within Block B, Lot 35 (Birch Park), Gardnerville Ranchos Unit No. 4, recorded in the official records of Douglas County, Nevada, on April 10, 1967, Document No. 35914. The transfer will be made subject to the condition that the property be used for a public purpose.

4. To the extent that the properties which are the subject of this agreement are comprised of smaller parcels, as identified and described by the Assessor's Parcel Maps in effect on the effective date of this agreement, true and correct copies of which are attached and incorporated

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by reference, the parties intend that the existence and separate status of such parcels will survive this agreement and the conveyances executed pursuant hereto.

If either party requires a form of development approval, survey, record of survey or other procedure to declare or establish the true boundaries, or for the use of the parent or smaller parcels which are the subject of this agreement, then that party may cause the same to be prepared or initiated, at its expense, and the other party agrees to cooperate to the extent necessary to accomplish the purposes hereof.

5. Each respective party agrees to indemnify and hold harmless the other party, to the extent provided by law, including, but not limited to, NRS. ch. 41, from and against any liability arising out of the performance of the agreement proximately caused by any act or omission of its own officers, agents, and employees.

6. The laws of the State of Nevada shall be applied in interpreting and construing this agreement.

7. The illegality or invalidity of any provision or portion of this agreement shall not affect the validity of the remainder of the agreement.

8. This agreement constitutes the full and final agreement between the parties and shall not be modified except in writing and signed by both parties.

9. All written notices under this agreement shall be delivered to the following officials at the addresses stated:

County Manager
Post Office Box 218
Minden, Nevada 89423

General Manager
GRID
931 Mitch Drive
Gardnerville, NV 89460

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10. This agreement may not be assigned except by an agreement in writing signed by

both parties and shall be binding upon and inure to the benefit of the parties' respective successors and assigns.

IN WITNESS WHEREOF, the parties hereto have caused this agreement to be executed as of the day and year first above written.

DOUGLAS COUNTY BOARD
OF COUNTY COMMISSIONERS

GARDNERVILLE RANCHOS GENERAL
IMPROVEMENT DISTRICT

BOARD OF TRUSTEES

By: *Kelly D. [Signature]*
Chairman

By: *Benny J. Page*
Chairman

Approved as to form:

Approved as to form:

By: *[Signature]*
Deputy District Attorney

By: *Michael Smiley Kern*
Attorney

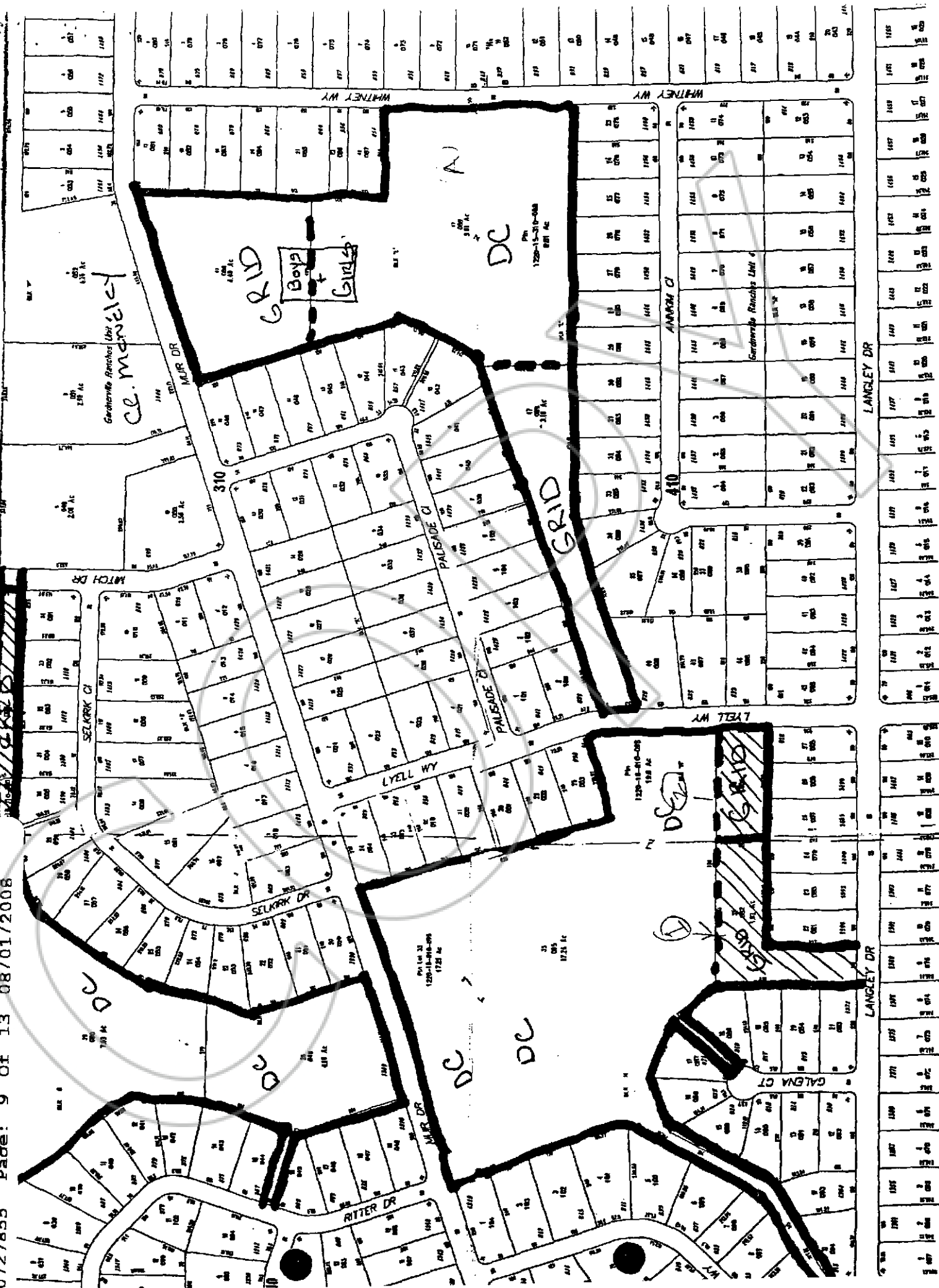
ATTEST:

ATTEST:

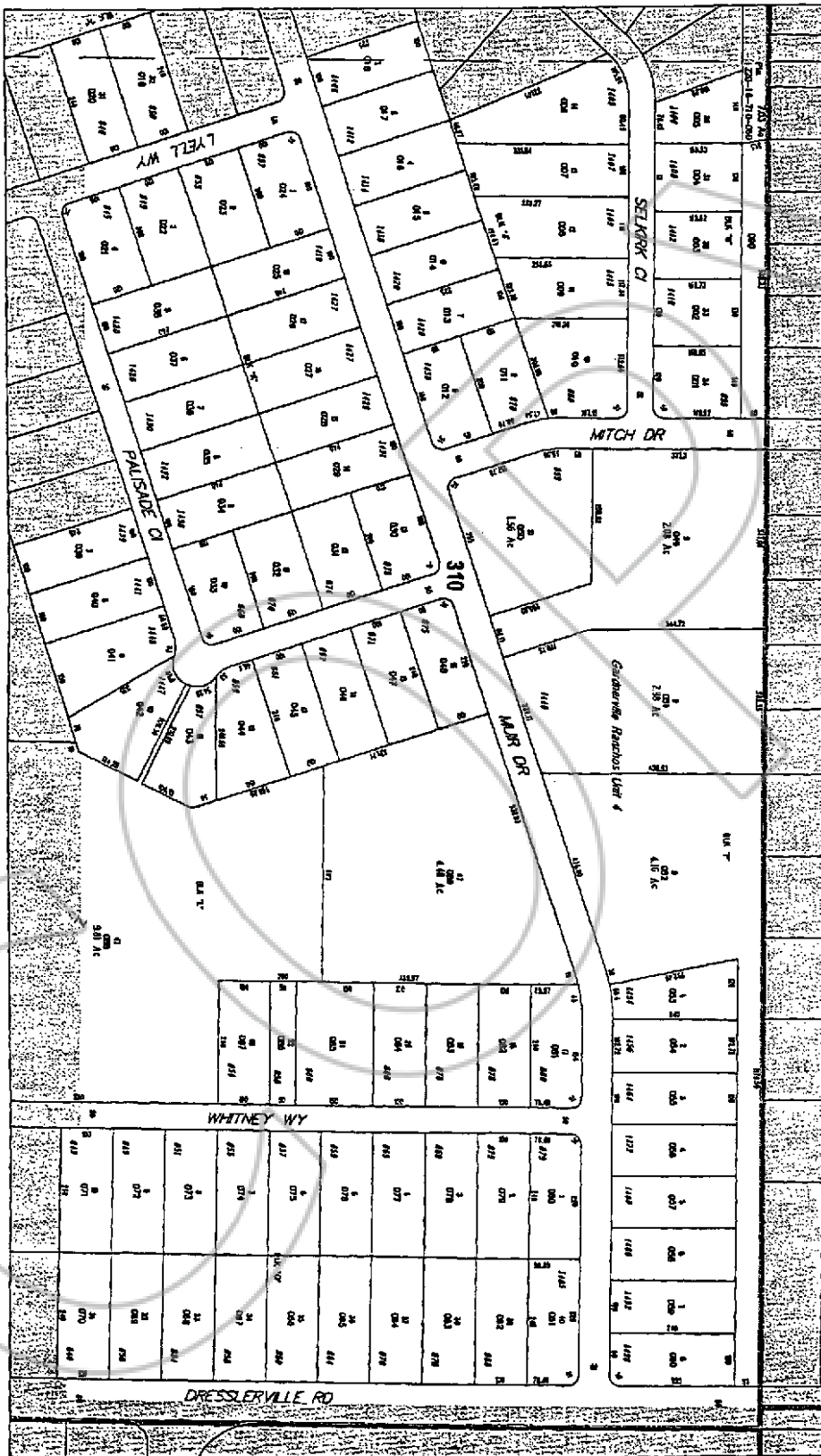
By: *Barbara Reed*
County Clerk

By: *[Signature]*
Clerk

BY: *L. Lynch*
CLERK TO THE BOARD



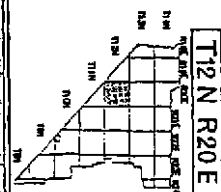
NOTE: This map is prepared for the use of Douglas County Assessor, for assessment and illustrative purposes only. It does not represent survey of the premises. No liability is assumed as to the sufficiency of accuracy of the data delineated hereon.



Douglas County, Nevada
 Assessor's Office
 Barbara H. Pritch, Assessor

Map Legend

	Parcel Boundary		Parcel Subseq. Number
	Subd Boundary		Parcel Acreage
	Road Easement		Parcel Block Number
	Town Boundary		Parcel Lot Number
	Township/Range/Section		Parcel Address



T12 N R20 E

1	2	3	4	5	6	7	8	9	10	11	12
13	14	15	16	17	18	19	20	21	22	23	24
25	26	27	28	29	30	31	32	33	34	35	36

SEC. 15

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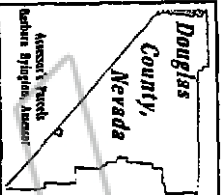
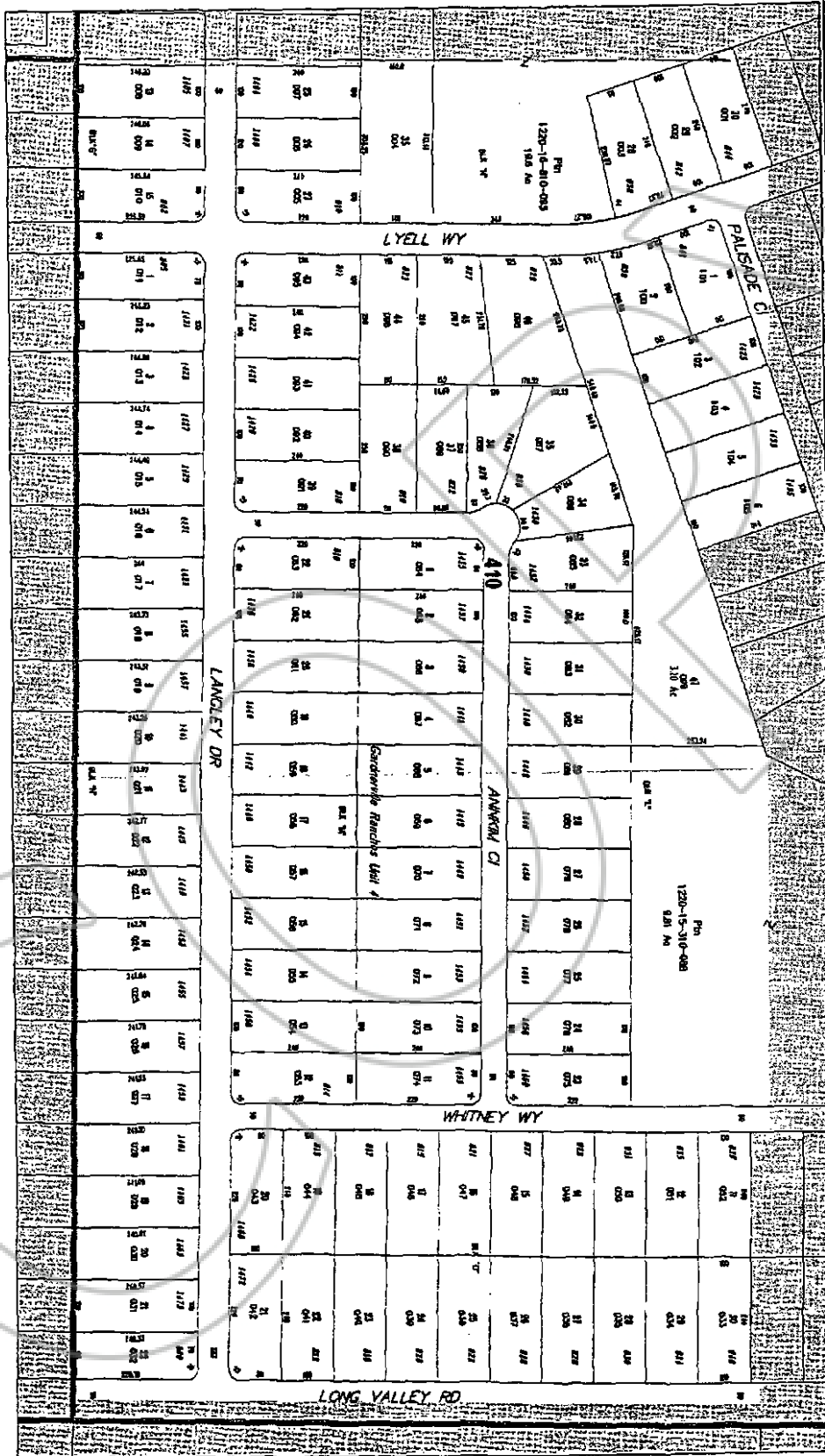
N 2 SW 4

1220-15-3

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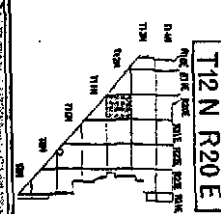
REVISED: 6-25-08

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Map Legend

	Parcel Boundary		Parcel Number
	Subd Boundary		Parcel Sub/Seq Number
	Road Easement		Parcel Acreage
	Town Boundary		Parcel Block Number
	Township/Range/Section		Parcel Lot Number
			Parcel Address



1	2	3	4	5	6	7	8	9	10	11	12
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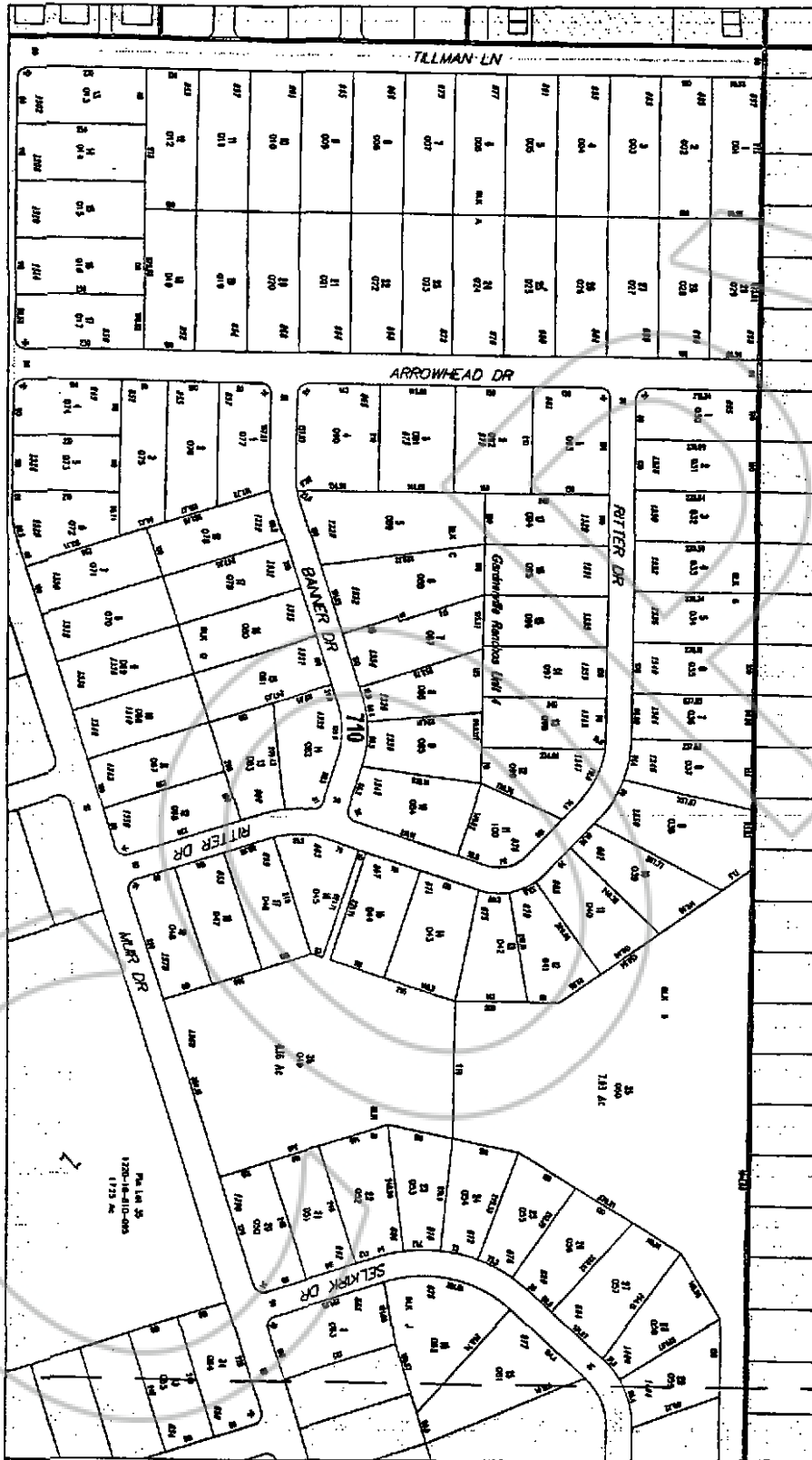
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 PG- 2853
 BK- 9010

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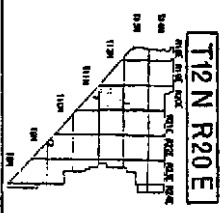
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Douglas County, Nevada
Assessor's Office
Douglas County Assessor

Map Legend

- Parcel Boundary
- Subd Boundary
- Easements
- Township/Range/Section
- Open Space/Conserv. Eas.
- Receiving Area



T12N R20E		SEC. 16	
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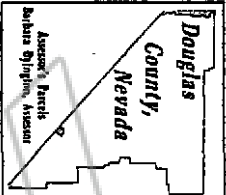
1220-16-7

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REVISD: 04/12/2008

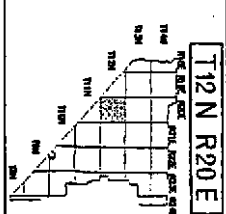
BK- 0106
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09/01/10/2006

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Map Legend

	Parcel Boundary		Parcel Sub/Seq Number
	Site's Boundary		Parcel Acreage
	Road Easement		Parcel Block Number
	Town Boundary		Parcel Lot Number
	Township/Range/Section		Parcel Address



T12 N R20 E

1	2	3	4	5	6	7	8	9	10	11	12
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SEC. 16

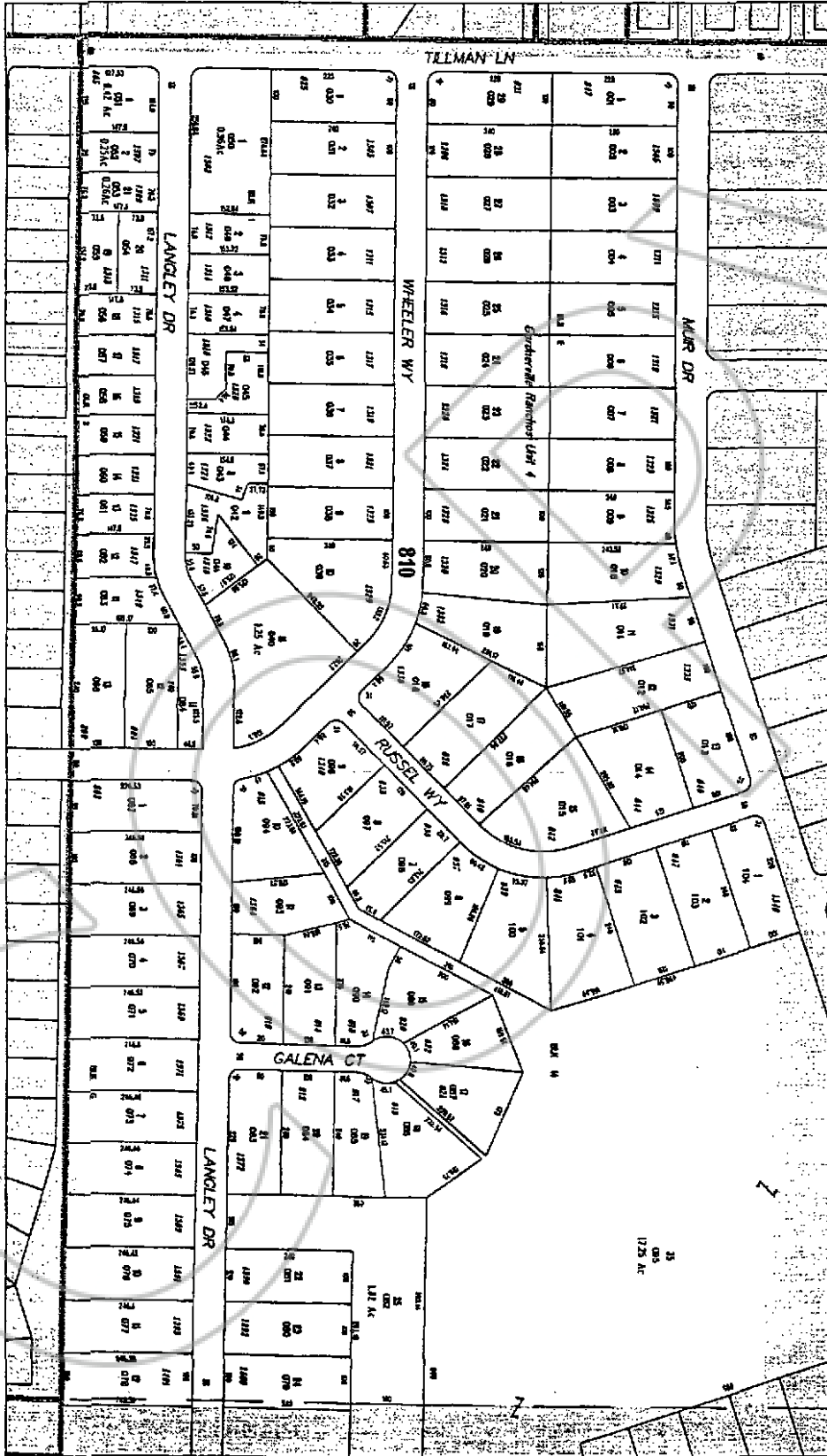
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S 2 SE 4

1220-16-8

SCALE: 1" = 300'

REVISED: 1/15/08



These assessment maps are the plat product for the D. C. Assessor's new parcel mapping and numbering system. They are a preliminary state and are subject to ongoing evaluation, corrections and addition of data. If you have any suggestions or comments on the new system or notice any discrepancies, please contact Dawn Pollock at D. C. Co., 782-6894 (7-10-08)

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5582 -GD
9010 -XB

