

OFFICIAL RECORD

Requested By:

NEVADA/STATE OF

TRANSPORTATION DEPT

Douglas County - NV

Karen Ellison - Recorder

Page: 1 Of 3 Fee: 0.00

BK-0109 PG-3892 RPTT: # 2

Ptn. of APN 1319-19-212-091

AFTER RECORDING RETURN TO:
NEVADA DEPT. OF TRANSPORTATION
RIGHT-OF-WAY DIVISION

ATTN: STAFF SPECIALIST-ACQ

1263 S. STEWART ST.

CARSON CITY, NV 89712



LEGAL DESCRIPTION PREPARED BY:
HALANA D. SALAZAR

NEVADA DEPT. OF TRANSPORTATION
RIGHT-OF-WAY DIVISION

1263 S. STEWART ST.

CARSON CITY, NV 89712

Project: PLH-0207(005)

E.A.: 73194

Parcel: S-207-DO-002.909PE

EASEMENT DEED

THIS DEED, made this 17th day of December, 2008,
between SUMMIT VILLAGE, INC. a Non-Profit Nevada Corporation, hereinafter called
GRANTOR, and the STATE OF NEVADA, acting by and through its Department of
Transportation, hereinafter called GRANTEE,

WITNESSETH:

That the GRANTOR, for and in consideration of the sum of ONE DOLLAR (\$1.00),
lawful money of the United States of America, and other good and valuable consideration, the
receipt whereof is hereby acknowledged, does by these presents grant unto the GRANTEE
and to its assigns forever, for those purposes as contained in Chapter 408 of the Nevada
Revised Statutes, a perpetual easement and right-of-way for the location, construction, and
maintenance of a drainage facility upon, over and across certain real property of the
undersigned situate, lying and being in the County of Douglas, State of Nevada, and more
particularly described as being a portion of Government Lot No. 1 of the NW 1/4 of Section 19,
T. 13 N., R. 19 E., M.D.M., and further described as being a portion of Parcel C shown on that
certain plat SECOND AMENDED MAP OF SUMMIT VILLAGE, filed for record as Document
No. 043419, on January 13, 1969, in records of Douglas County, Nevada, and more fully
described by metes and bounds as follows, to wit:

COMMENCING at a 2 inch steel pipe with Brass Cap marked
"USGLOS 1939 S24 S19 S25 S30 T13" accepted as being the southwest
corner of said Section 19, shown and delineated as a "G.L.O. BRASS
CAP STAMPED T13N R18E R19E S24/S19/S25/S30 1939" on that
certain RECORD OF SURVEY FOR U.S.F.S., filed for record on
November 5, 1990 in Book 1190, Page 433, as Document No. 238109, in
the Official Records of Douglas County, Nevada; thence N. 0°44'08" E.,
along the west line of said Section 19, a distance of 2,603.82 feet (record

N. $00^{\circ}02'27''$ W. - 2,604.12 feet per said Record of Survey) to a USGLO iron pipe accepted as being the west quarter corner of said Section 19, shown and delineated as a "G.L.O. BRASS CAP STAMPED 1/4 S24/S19 1939" on said Record of Survey; thence N. $82^{\circ}27'23''$ E. a distance of 1,711.51 feet to the POINT OF BEGINNING; said point of beginning being on the right or southerly right-of-way line of SR-207 (Kingsbury Grade), 40.00 feet right of and at right angles to Highway Engineer's Station "L" 163+28.15 P.O.T.; thence N. $72^{\circ}05'41''$ E., along said southerly right-of-way line, a distance of 88.00 feet; thence along the following three (3) courses and distances:

- 1) S. $55^{\circ}01'59''$ W. - 53.31 feet;
- 2) S. $29^{\circ}38'18''$ W. - 89.86 feet;
- 3) S. $6^{\circ}54'04''$ W. - 53.78 feet to the easterly right-of-way line of Benjamin Drive;

thence from a tangent which bears N. $37^{\circ}35'07''$ W., curving to the left along said easterly right-of-way line, with a radius of 2,030.00 feet, through an angle of $0^{\circ}09'20''$, an arc distance of 5.51 feet; thence N. $6^{\circ}12'39''$ E. a distance of 131.40 feet to the point of beginning; said parcel contains an area of 2,728 square feet (0.06 of an acre).

The Basis of Bearing for this description is the NEVADA STATE PLANE COORDINATE SYSTEM, NAD 83/94 DATUM, West Zone as determined by the State of Nevada, Department of Transportation.



TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof; with the exception of any and all reservations as are previously hereinabove expressly excepted from this conveyance.

To hereby waive, with full knowledge, that a public highway and the necessary incidents thereto are to be located upon, over and across the lands hereinabove described, any claim for any and all damages to the remaining adjacent lands and property of the GRANTOR by reason of the location, construction, landscaping and maintenance of said highway and appurtenances in said location.

TO HAVE AND TO HOLD all and singular the said real property, together with the appurtenances, unto the said GRANTEE and to any heirs, successors and assigns forever.

IN WITNESS WHEREOF said GRANTOR has hereunto signed on the day and year first above written.

Vince Travens 12/17/08
Vince Travens, President Date

STATE OF NEVADA
Country of Douglas

On this 17 day of DECEMBER, 2008, personally appeared before me, the undersigned, a Notary Public in and for the Country of Douglas State of NEVADA personally known (or proved) to me to be the person whose name is subscribed to the above instrument and who acknowledged to me that he executed the same freely and voluntarily and for the uses and purposes thereby mentioned.

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IN WITNESS WHEREOF I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Carolyn R Treanor

D08-58