

OFFICIAL RECORD

Requested By:

GEORGE KEELE

APN: 1023-08-002-005

The undersigned hereby affirms that there is no Social Security number contained in this document.

Douglas County - NV  
Karen Ellison - Recorder

Page: 1 OF 2 Fee: 15.00  
BK-0109 PG- 6073 RPTT: # 7



✓ WHEN RECORDED MAIL TO:  
GEORGE M. KEELE, ESQ.  
1692 County Road, #A  
Minden, NV 89423

Mail tax statements to:  
VALIDA A. McMICHAEL  
P. O. Box 256  
Wellington, NV 89444

R.P.T.T. #7

### GRANT, BARGAIN AND SALE DEED

THIS INDENTURE WITNESSETH: That VALIDA A. McMICHAEL, sole surviving Trustee under THE McMICHAEL COMMUNITY PROPERTY TRUST DATED OCTOBER 22, 1999, hereinafter referred to as GRANTOR, in consideration of \$10.00 plus, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to:

VALIDA A. McMICHAEL, as Trustee of the VALIDA A. McMICHAEL TRUST (i.e. the **Survivor's Trust**) created pursuant to THE McMICHAEL COMMUNITY PROPERTY TRUST DATED OCTOBER 22, 1999, hereinafter referred to as Grantee, and to the successors and assigns of such GRANTEE forever, all that real property situated in County of Douglas, State of Nevada, commonly known as 1399 American Way, Wellington, Nevada, and more particularly described as follows:

Being a portion of the Southwest quarter of the Southeast quarter of Section 8, Township 10 North, Range 23 East, M.D.B.&M., further described as follows:

Lot 4, as set forth on the Parcel Map for Victor and Janet Buron filed for record March 24, 1981, in Book 381, Page 2052, Document No. 54677, Official Records of Douglas County, State of Nevada.

Assessor's Parcel no. 1023-08-002-005

PARCEL 2:

An access road across the Northeast ¼ of the Southeast ¼ of Section 8 Township, 10 North, Range 23 East, M.D.B.&M., as disclosed in Right-of-Way Grant recorded February 27, 1992, in Book 292, Page 4416, as Document No. 271960, described as follows:

The said access road will be 20 feet wide and approximately 600 feet long, and the centerline of the access road will extend from the North boundary at a point about 159 feet West of its Northeast corner to a point 15 feet South of the subject property, Northwest corner. From this location the access road will enter the subject property.

Per NRS 111.312, this legal description was previously recorded at Document No. 0535789, Book 0202, Page 09896, on February 28, 2002.

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

Witness my hand this 29<sup>th</sup> day of January, 2009.

Valida A. McMichael  
VALIDA A. McMICHAEL, Trustee of  
THE McMICHAEL COMMUNITY PROPERTY  
TRUST DATED OCTOBER 22, 1999

STATE OF NEVADA        )  
                                  : ss.  
COUNTY OF DOUGLAS    )

This instrument was acknowledged before me on the 29<sup>th</sup> day of January 2009, by VALIDA A. McMICHAEL, Trustee of THE McMICHAEL COMMUNITY PROPERTY TRUST DATED OCTOBER 22, 1999.

Mary E. Baldecchi  
NOTARY PUBLIC

