

513

Ptn. of APN 1319-19-202-003

DO-1081088-LS

AFTER RECORDING RETURN TO:
NEVADA DEPT. OF TRANSPORTATION
RIGHT-OF-WAY DIVISION
ATTN: STAFF SPECIALIST-ACQ
1263 S. STEWART ST.
CARSON CITY, NV 89712

Douglas County - NV
Karen Ellison - Recorder
Page: 1 Of 4 Fee: 0.00
BK-1009 PG- 0231 RPTT: # 3



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-003.021PE

EASEMENT DEED

THIS DEED, made this 17TH day of FEBRUARY, 2009, between WILLIAM P. MARSHALL and SUSAN BIBEAU-MARSHALL, husband and wife as joint tenants, hereinafter called GRANTOR, and the STATE OF NEVADA, acting by and through its Department of Transportation, hereinafter called GRANTEE,

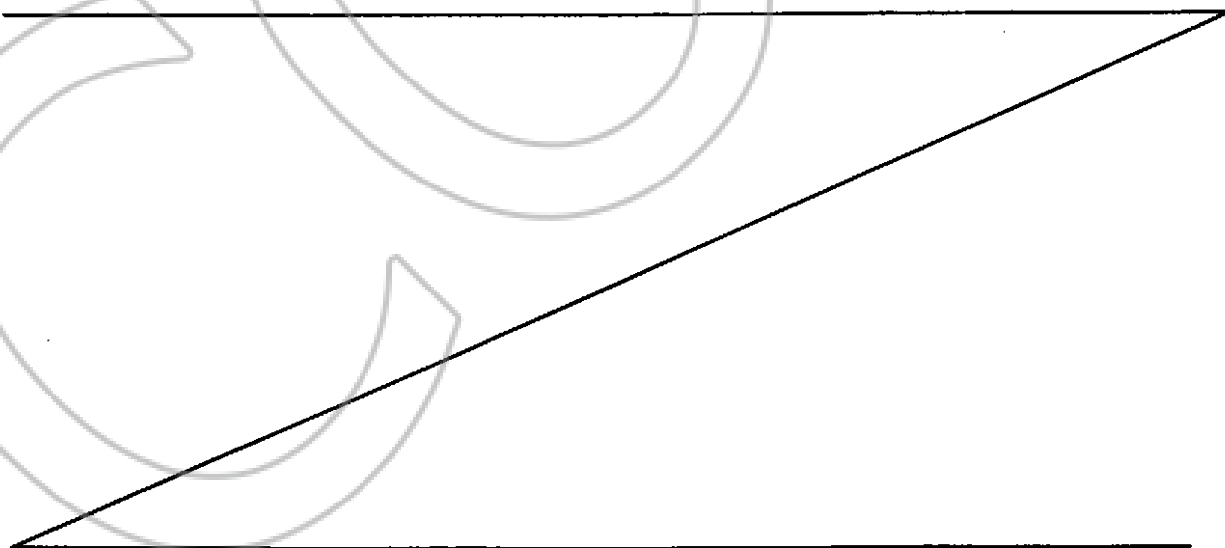
WITNESSETH:

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 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°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. 77°46'24" E. a distance of 2,306.52 feet to the POINT OF BEGINNING; said point of beginning being on the westerly boundary line of that parcel of land described in that certain JOINT TENANCY DEED recorded in the Official Records of Douglas County, Nevada on November 21, 1988 as Document No. 191176 in Book 1188, Page 3071, 43.29 feet left of and measured radially from Highway Engineer's Station "L" 169+34.85 P.O.C.; thence N. 17°51'10" W., along said westerly boundary line, a distance of 6.75 feet; thence from a tangent which bears N. 78°41'23" E., curving to the right with a radius of 550.00 feet, through an angle of 5°42'14", an arc distance of 54.75 feet to the southerly boundary line of the parcel of land described in said JOINT TENANCY DEED; thence from a tangent which bears S. 76°46'20" W., curving to the left along said southerly boundary line, with a radius of 669.64 feet, through an angle of 4°37'30", an arc distance of 54.05 feet to the point of beginning; said parcel contains an area of 188 square feet (0.004 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.

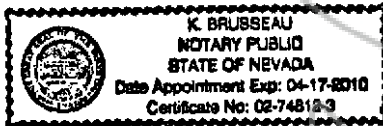
William P. Marshall 2-17-09
William P. Marshall, Owner Date

Susan Bibeau-Marshall 2-17-09
Susan Bibeau-Marshall, Owner Date

STATE OF NEVADA
Douglas County

On this 17th day of FEBRUARY, 2009, personally appeared before me, the undersigned, a Notary Public in and for the County of Douglas, State of Nevada, William P. Marshall 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.

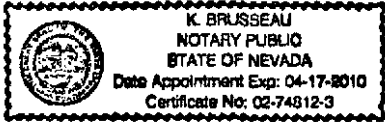
K. Brusseau



STATE OF NEVADA
Douglas County

On this 17th day of FEBRUARY, 2009, personally appeared before me, the undersigned, a Notary Public in and for the County of Douglas, State of Nevada, Susan Bibeau-Marshall personally known (or proved) to me to be the person whose name is subscribed to the above instrument and who acknowledged to me that she 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.

K. Brusseau

