

20-

Assessor's Parcel Number: 1318-23-401-032
1318-23-401-033

Recording Requested By:
Name: S.R. Sonson

Address: P.O. Box 6

City/State/Zip Georgetown, TX
78627

R.P.T.T.: 1.95

DOC # **0752767**
10/26/2009 11:36 AM Deputy: DW
OFFICIAL RECORD
Requested By:
S R SONSON

Douglas County - NV
Karen Ellison - Recorder
Page: 1 of 7 Fee: 20.00
BK-1009 PG- 5067 RPTT: 1.95



Quit Claim 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.

C:\bc docs\Cover page for recording



APN: 1318-23-401-032
APN: 1318-23-401-033

QUIT CLAIM DEED

For a consideration, receipt of which is hereby acknowledged Placerville Lumber Company, a co-partnership and Harvey E. West, Jr. individually do hereby remise, release and forever quit claim to Fleet Finance & Mortgage, Inc., whose address is Post Office Box 6, Georgetown, Texas 78627, which real property is more particularly described in Book 1 Page 619 and recorded March 21, 1960 and Book 4 Page 487 and recorded December 7, 1960 and Book 7 Page 463 and Book 7 Page 525 both recorded July 11, 1961, all in the OFFICIAL RECORDS OF DOUGLAS COUNTY, NEVADA, including but not limited to the Southwest quarter of Section 23 and the Northeast quarter of Section 26, Township 13 North, Range 18 East, M.D.B. & M lying and being in Douglas County, Nevada Together with, all and singular, the tenements, hereditaments and appurtenances, water rights and easements thereon or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, to have and to hold the said premises unto grantee and their successors and assigns forever.

DATED: ~~September~~ ^{October} 7, 2009

PLACERVILLE LUMBER COMPANY, a
co-partnership

By Harvey E. West, Jr.
Harvey E. West, Jr.
P.O. Box 310
Graeagle, California
96103-0310

By: Harvey E. West, Jr.
Harvey E. West, Jr.
Individually
P.O. Box 310
Graeagle, California
96103-0310

Prepared by: S.R. Sonson
Return to: P.O. Box 6
Georgetown, Tx 78627

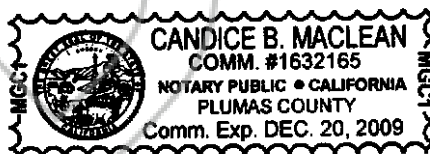
STATE OF California
COUNTY Plumas } ss.

On ~~September~~ October 7, 2009 before me, the undersigned, a Notary Public in and for the said State and County, personally appeared Harvey E. West, Jr. personally known to me or proved to me on the basis of satisfactory evidence to be the person who executed the above instrument,

WITNESS MY HAND AND OFFICIAL SEAL

Candice B. Maclean
NOTARY PUBLIC

STATE OF California
COUNTY OF Plumas } ss.

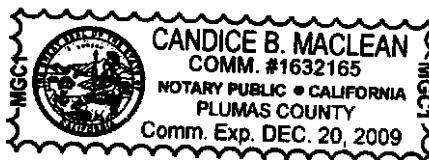


on ~~September~~ October 7, 2009 before me, the undersigned, a Notary Public in and for the said State and County, personally appeared Harvey E. West, Jr. personally known to me or proved to me on the basis of satisfactory evidence to be the person who executed the above instrument, on behalf of PLACERVILLE LUMBER COMPANY a co-partnership

WITNESS MY HAND AND OFFICIAL SEAL

Candice B. Maclean
NOTARY PUBLIC

WHEN RECORDED MAIL TO:
Fleet Finance & Mortgage, Inc.
P.O. Box 6
Georgetown, Texas 78627



Acknowledgement

STATE OF California }
COUNTY OF Plumas }

On October 7, 2009 before me, Candice B Maclean
A Notary Public personally appeared
Harvey E. West, Jr.

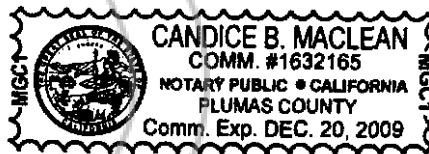
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Candice B Maclean

(NOTARY SEAL)



DESCRIPTION

All that certain lot, piece or parcel of land situate in the County of Douglas, State of Nevada, described as follows:

PARCEL 1: APN 1318-23-401-32

A parcel of land being a portion of the Southwest ¼ of Section 23 and the Northwest ¼ of Section 26, Township 13 North, Range 18 East, M.D.B.&M., and being further described as follows:

COMMENCING at the ¼ corner common to Section 23 and 26; thence Westerly along the section line North 89°41'40" West 327.60 feet to a cross cut on a rock, said cross being the TRUE POINT OF BEGINNING; thence parallel to the North-South centerline of Section 23, North 00°02'36" West 47.00 feet; thence parallel to aforesaid section line North 89°41'40" West 35.00 feet; thence parallel to the North-South centerline of Section 23, North 00°02'36" West 23.00 feet; thence parallel to aforesaid centerline of Section 23 North 00°02'36" West 23.00 feet; thence parallel to aforesaid section line North 89°41'40" West 68.80 feet; thence parallel to the North-South centerline of Section 23, South 00°02'36" East 70.00 feet; thence South 00°12'20" West 35.25 feet to the Northerly right of way line of Kingsbury Grade; thence along the Northerly right of way line South 73°54'48" East, 107.92 feet; thence North 00°12'20" East, 64.60 feet to the POINT OF BEGINNING.

PARCEL 1A:

A non-exclusive easement for ingress, egress and access for the above described Parcel 1 over, across and on that strip of land described as follows:

COMMENCING at the quarter corner common to Sections 23 and 26, Township 13 North, Range 18 East, M.D.B.&M.; thence Westerly along the Section line North 89°41'40" West a distance of 431.40 feet; thence Northerly and parallel to the North-South quarter section line North 00°02'36" West a distance of 70.00 feet to the POINT OF BEGINNING; thence continuing parallel to the North-South quarter section line North 00°02'36" West a distance of 10.00 feet; thence parallel to the Section line between Sections 23 and 25 South 89°41'40" East a distance of 68.80 feet; thence parallel to the North-South quarter Section line South 00°02'36" East a distance of 10.00 feet; thence parallel to the Section line between Section 23 and 26 North 89°41'40" West a distance of 68.80 feet to the POINT OF BEGINNING.

PARCEL 1B:

A non-exclusive easement for ingress, egress, access, public utilities for the above described Parcel 1 over, across and on that parcel described as follows:

All that portion of Parcel B as said Parcel is shown on that certain Record of Survey for Kenneth C. Kjer, filed for record on July 17, 1989 as Document No. 206682, more particularly described as follows:

Parcel 1B Description Continued

Beginning at the Southwest corner of said Parcel B; thence North 0°12'20" East 39.52 feet; thence South 89°47'40" East 17.20 feet; thence South 0°12'20" West 44.42 feet; thence North 73°54'48" West 17.88 feet to the Point of Beginning.

PARCEL 1C:

An exclusive easement for ingress, egress, access, public utilities, parking, decking and snow stacking for the above described Parcel 1 over, across and on that parcel described as follows:

All that portion of Parcel B as said Parcel is shown on that certain Record of Survey for Kenneth C. Kjer, filed for record on July 17, 1989 as Document No. 206682, more particularly described as follows:

Beginning at a point which bears North 0°12'20" East 39.52 feet from the Southwest corner of said Parcel B; thence North 0°12'20" East 20.00 feet; thence South 89°47'40" East 17.20 feet; thence South 0°12'20" West 20.00 feet; thence North 89°47'40" West 17.20 feet to the Point of Beginning.

PARCEL 2: APN 1318-23-401-033

All that certain lot, piece or parcel of land situate in the County of Douglas, State of Nevada, being wholly within the Southwest ¼ of Section 23, Township 13 North, Range 18 East, M.D.B.&M., County of Douglas, State of Nevada and being further described as follows:

COMMENCING at the ¼ corner common to Sections 23 and 26; thence Westerly along the section line North 89°41'40" West, a distance of 431.40 feet; thence Northerly and parallel to the North-South ¼ section line North 00°02'36" West, a distance of 70.00 feet to the TRUE POINT OF BEGINNING; thence continuing parallel to the North-South ¼ section line North 00°02'36" West, a distance of 70.00 feet to the TRUE POINT OF BEGINNING; thence continuing parallel to the North-South ¼ section line North 00°02'36" West, a distance of 10.00 feet; thence parallel to the section line between Sections 23 and 26 South 89°41'40" East, a distance of 68.80 feet; thence Northerly and parallel to the North-South ¼ section line North 00°02'36" West, a distance of 34.00 feet; thence parallel to the section line between Sections 23 and 26 South 89°41'40" East, a distance of 35.00 feet; thence parallel to the North-South ¼ section line South 00°02'36" East, a distance of 67.00 feet; thence parallel to the section line between Sections 23 and 26 North 89°41'40" West, a distance of 35.00 feet; thence Northerly and parallel North-South ¼ section line North 00°02'36" West, a distance of 23.00 feet; thence parallel to the section line between Sections 23 and 26 North 89°41'40" West, a distance of 68.80 feet to the POINT OF BEGINNING, and as recorded on December 28, 1999 in Book 1299, Page 5105 as Document Number 0483449 in the Official Records of Douglas County, Nevada.

Description Continued

PARCEL 2A:

A 24.00' wide non-exclusive access and utility easement being further described as follows:

COMMENCING at the quarter corner common to Sections 23 and 26; thence Westerly along the Section line North 89°41'40" West, a distance of 431.40 feet to the TRUE POINT OF BEGINNING; thence South 00°08'00" West, a distance of 35.25 feet to the Northerly right of way of Kingsbury Grade (State Route 19); thence along said right of way North 73°59'08" West, a distance of 24.97 feet; thence leaving said right of way North 73°59'08" West 24.97; thence leaving said right of way North 00°08'00" East, a distance of 25.36 feet to a point of the Section line; thence North 00°02'36" West, a distance of 80.00 feet; thence South 89°41'40" East, a distance of 24.00 feet; thence South 00°02'36" East, a distance of 80.00 to the POINT OF BEGINNING.

NOTE: The above metes and bounds legal description appeared previously in that certain document recorded October 18, 2002, in Book 1002, Page 08164 as Instrument 0555274.

This deed includes real property more particularly described in Book 1 Page 619 and Book 4 Page 487 and Book 7 Pages 463&& 525 all recorded in the Official Records of Douglas County, Nevada, including but not limited to the Southwest quarter of Section 23 and the Northeast quarter of Section 26, Township 13 North, Range 18 East, M.D.B. & M lying and being in Douglas County, Nevada