

162

OFFICIAL RECORD

Requested By:

NANCY M & ROBERT D COX

APN: 1420-18-301-015
R.P.T.T.: \$0.00
Exempt: (NRS 375.090, Section 7)

Douglas County - NV
Karen Ellison - Recorder

Page: 1 Of 3 Fee: 16.00
BK-0610 PG- 3871 RPTT: # 7

**Recording Requested By and,
After Recording, Mail To:**

✓ Mr. and Mrs. Robert D. Cox, Trustee
3282 Clark St.
Minden, NV 89423



Send Subsequent Tax Bills To:
Mr. and Mrs. Robert D. Cox, Trustee
3282 Clark St.
Minden, NV 89423
Phone: (775) 267-3115

GRANT, BARGAIN AND SALE DEED

TITLE OF DOCUMENT

THIS INDENTURE WITNESSETH THAT,

ROBERT D. COX and NANCY M. COX,

FOR GOOD AND VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, do hereby GRANT, BARGAIN, SELL AND CONVEY, to:

ROBERT D. COX and NANCY M. COX, as co-Trustees of THE COX LIVING TRUST, U/A dated June 21, 2010,

Whose mailing address is 3282 Clark St., Minden, NV 89423;

All of the following described real estate situated in the County of Douglas, State of Nevada:

SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART
HEREOF.

Per NRS 111.312 - The Legal Description appeared previously in Deed, recorded on 1-12-1978 as Document No. 16646 in Douglas County Records, Douglas County, Nevada.

MORE commonly known as: 3282 Clark St., Minden, NV.

SUBJECT TO: Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements that are now of record, if any.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

The then-acting Trustee has the power and authority to encumber or otherwise to manage and dispose of

the hereinabove described real property; including, but not limited to, the power to convey.

Dated this 21 day of June, 2010.

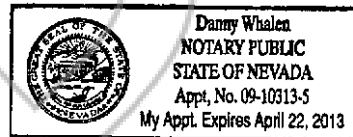
Robert D. Cox
ROBERT D. COX

Nancy M. Cox
NANCY M. COX

State of Nevada
County of Douglas ss.

On this 21 day of June, 2010, before me, the undersigned, personally appeared ROBERT D. COX and NANCY M. COX, personally known to me (or proved to me on the basis of satisfactory evidence) to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same in their capacities, and that by their signatures on the instrument, the individuals, or the persons upon behalf of which the individuals acted, executed the instrument.

Danny Whalen
Notary Public



The undersigned hereby affirm that this document submitted for recording does not contain a social security number.

ROBERT D. COX

NANCY M. COX

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s):

- a. 1420-18-301-015
- b. _____
- c. _____
- d. _____

FOR RECORDER'S OPTIONAL USE ONLY

Book: _____ Page: _____

Date of Recording: _____

Notes:

2. Type of Property:

- a. Vacant Land
- b. Single Fam. Res.
- c. Condo/Townhouse
- d. 2-4 Plex
- e. Apt. Bldg
- f. Comm'l/Ind'l
- g. Agricultural
- h. Mobile Home
- Other: _____



BK- 0610

PG- 3873

0765584 Page: 3 Of 3 06/21/2010

FORM NO. NEVADA-004 REVISED 10/77
FOR USE WITH AMERICAN LAND TITLE ASSOCIATION LOAN POLICY 1970
WITH STREET IMPROVEMENT ASSESSMENT COVERAGE. CALIFORNIA REGION
FOR USE WITH CALIFORNIA LAND TITLE ASSOCIATION STANDARD COVERAGE POLICY FORM — 1973

*Walter H. Reid 235
Virginia City, Nev.
4-14-1977*

SCHEDULE A — Continued

The land referred to in this policy is situated in the State of Nevada, County of **Douglas**, and is described as follows:

A PARCEL of land located in the Northeast Quarter, Southwest quarter Section 18, Township 14 North, Range 20 East, Mount Diablo Base and Meridian, Douglas County, Nevada, further described as follows:

BEGINNING at the Northeast corner of said parcel 'A', from which the North one-quarter corner of said section 18, bears North 15° 54' 46" East, 3216.01 feet, thence South 89° 55' 34" West, 441.73 feet to the West line of the said Northeast quarter, Southwest quarter section 18, thence South 0° 01' 12" West, 480.00 feet, thence North 89° 55' 34" East 441.51 feet, thence North 0° 02' 46" East 480.56 feet to the point of beginning.

SAID LAND is also known as Parcel A of Parcel Map recorded December 6, 1977 in Book 1277, Page 241, Series No. 15608.

AN EASEMENT over the Westerly 25 feet, Northerly 25 feet of Parcel B, the Northerly 25 feet of Parcel C and an easement 25 feet in width, for a public road and utilities lying adjacent to and South of the quarter section line and extending from the Northwest corner of Parcel B to the Center of the Section.

Assessor's Parcel No.: 13-191-12