

DOC # 771047
09/24/2010 10:19AM Deputy: DW
OFFICIAL RECORD
Requested By:
FIRST AMERICANTITLE STAT
Douglas County - NV
Karen Ellison - Recorder
Page: 1 of 3 Fee: 16.00
BK-910 PG-5045 RPTT: 1,501.50

A.P.N.: 1318-15-110-038
File No: 141-2398429 (NMP)
R.P.T.T.: \$1,501.50



When Recorded Mail To: Mail Tax Statements To:
CFLP
2533 N. Carson Street Ste: 2533
Carson City, NV 89706

GRANT, BARGAIN and SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Dorothy Lipshutz, as Trustee of the Dorothy Lipshutz Trust U/A October 27, 2008

do(es) hereby *GRANT, BARGAIN and SELL* to

CFLP, a Nevada limited partnership

the real property situate in the County of Douglas, State of Nevada, described as follows:

PARCEL NO. 1

UNIT NO. 38, AS SHOWN ON THE OFFICIAL PLAT OF PINEWILD, A CONDOMINIUM, FILED FOR RECORD IN THE OFFICE OF THE COUNTY RECORDER, DOUGLAS COUNTY, NEVADA, ON JUNE 26, 1973, AS DOCUMENT NO. 67150.

PARCEL NO. 2

THE EXCLUSIVE RIGHT TO THE USE AND POSSESSION OF THOSE CERTAIN PATIO AREAS ADJACENT TO SAID UNITS DESIGNATED AS "RESTRICTED COMMON AREAS" ON THE SUBDIVISION MAP REFERRED TO IN PARCEL NO. 1 ABOVE.

PARCEL NO. 3:

AN UNDIVIDED INTEREST AS TENANTS IN COMMON IN AND TO THAT PORTION OF THE REAL PROPERTY DESCRIBED ON THE SUBDIVISION MAP REFERRED TO IN PARCEL NO. 1, ABOVE, DEFINED IN THE AMENDED DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS OF PINEWILD, A CONDOMINIUM PROJECT, RECORDED MARCH 11, 1978, IN BOOK 374, OF OFFICIAL RECORDS, AT PAGE 193.

LIMITED COMMON AREA AND THEREBY ALLOCATED TO THE UNIT DESCRIBED IN PARCEL 1, ABOVE AND EXCEPTING UNTO GRANTOR NON-EXCLUSIVE EASEMENTS FOR INGRESS AND EGRESS, UTILITY SERVICES, SUPPORT ENCROACHMENTS, MAINTENANCE AND REPAIR OVER THE COMMON AREAS DEFINED AND SET FORTH IN SAID DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS.



PARCEL NO. 4:

NON-EXCLUSIVE EASEMENTS APPURTENANT TO PARCEL 1 ABOVE, FOR INGRESS AND EGRESS, UTILITY SERVICES, SUPPORT ENCROACHMENTS, MAINTENANCE AND REPAIR OVER THE COMMON AREAS DEFINED AND SET FORTH IN THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS OF PINEWILD, MORE PARTICULARLY DESCRIBED IN THE DESCRIPTION OF PARCEL NO. 3 ABOVE.

Subject to

TOGETHER with all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Date: 08/22/2010

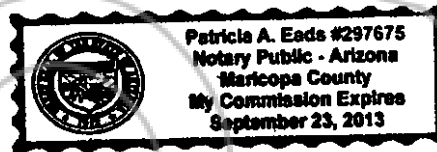




The Dorothy Lipshutz Trust U/A October 27,
2008

Dorothy Lipshutz

Dorothy Lipshutz, Trustee



STATE OF NEVADA)
)
) SS.
COUNTY OF DOUGLAS)

This instrument was acknowledged before me on August 26, 2010 by
Dorothy Lipshutz, as Trustee of the Dorothy Lipshutz Trust U/A October 27, 2008.

Patricia A. Eads

Notary Public

(My commission expires: September 23, 2013)

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **August 22, 2010** under Escrow No. **141-2398429**.