

OFFICIAL RECORD

Requested By:  
LARRY DUPUIS

Assessor's Parcel Number: 1022-13-001-016

Recording Requested By:

Name: LARRY Dupuis

Address: 4313 KYLE DR.

City/State/Zip WELLINGTON NV.

89444

Real Property Transfer Tax:

\$ \_\_\_\_\_

Douglas County - NV  
Karen Ellison - Recorder  
Page: 1 Of 4 Fee: 17.00  
BK-1111 PG- 4220 RPTT: # 10



DEED UPON DEATH

(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.*



EXHIBIT "A"

LEGAL DESCRIPTION

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

PARCEL 1:

Being all that portion of Section 13 Township 10 North, Range 22 East, M.D.B. & M., described as follows:

Commencing at the North Quarter corner of Section 14, Township 10 North, Range 22 East, M.D.B. & M., thence South 89°51' East along the North line of said section 14, a distance of 792.53 feet to a point; thence South 13°00' East 104.32 feet to a point on the Southerly right of way line of State Route No. 3; thence continuing South 13°00' East a distance of 360.80 feet to a point; thence on a curve to the left the tangent of which bears the last described course having a radius of 500 feet through a central angle of 07°04' 13" for an arc distance of 61.70 feet; thence North 76°34' East 1706.97 feet to a point; thence on a curve to the right the tangent of which bears the last described course having a radius of 500 feet through a central angle of 28°59'00" for an arc distance of 129.23 feet; thence South 74°27' East a distance of 1990.82 feet to a point; thence South 15°33' West a distance of 880.00 to the True Point of Beginning; thence South 27°50'30" West 975.89 feet to a point; thence North 84°19'15" East 559.20 feet to a point; thence North 30°00' East a distance of 850.00 feet to a point; thence North 71°27'17" West a distance of 801.08 feet to the True Point of Beginning

Reference is made to Record of Survey filed in the Office of the County Recorder of Douglas County, Nevada on October 10, 1969, under File No. 45991, and the above described parcel shown as Parcel 32.

PARCEL 2:

Being all that portion of Section 13 and the East half of Section 14, Township 10 North, Range 22 East, M.D.B. & M., described as follows:

Non-exclusive easements for roadway and utility purposes and to provide access to State Route No. 3, for the benefit of and appurtenant to the property conveyed hereinabove and shall inure to the benefit of and be used by all persons who may become owners of said land or any parts or portions thereof said easements being 60 feet in width the centerline of which is described as follows:

Commencing at North quarter corner of said Section 14; thence South 89°51' East along the North line of said Section 14, a distance of 792.53 feet to a point; thence South 13°00' East 104.32 feet to a point on the Southerly right of way line of State Route No. 3, the true point of beginning; thence along said line South 13°00' East 360.80 feet; thence on a curve to the left the tangent of which bears the last described course having a radius of 500 feet through a central angle of 22°30'00" for an arc distance of 196.35

PARCEL 2 - Continued.....

feet; thence South 35°30' East 2287.85 feet; thence on a curve to the left the tangent of which bears the last described course having a radius of 500 feet through a central angle of 29°15' for an arc distance of 255.75 feet; thence South 64°45' East 1559.09 feet; thence on a curve to the left, the tangent of which bears the last described course having a radius of 500 feet through a central angle of 49°29'15" for an arc distance of 431.86 feet; then North 65°45'45" East 1875.22 feet; thence on a curve to the left the tangent of which bears the last described course having a radius of 500 feet through a central angle of 16°40'22" for an arc distance of 145.58 feet; thence North 49°05'23" East a distance of 1161.73 feet to the true point of ending.

ALSO: Commencing at North quarter corner of said Section 14; thence South 82°51' East along the North line of said Section 14 a distance of 792.53 feet to a point; thence South 13°00' East 104.32 feet to a point on the Southerly right of way line of State Route No. 3; thence South 13°00' East 368.80 feet; thence on a curve to the left the tangent of which bears the last described course having a radius of 500 feet through a central angle of 87°04'13" for an arc distance of 61.70 feet to the True Point of Beginning; thence North 76°34' East 1706.97 feet; thence on a curve to the right the tangent of which bears the last described course having a radius of 500 feet through a central angle of 28°59'00" for an arc distance of 129.23 feet; thence South 74°27' East a distance of 3465.88 feet to the true point of ending.

Reference is made to Record of Survey filed in the Office of the County Recorder of Douglas County, Nevada on October 10, 1969, under File No. 45991, and the above described easements shown as Bosler Way and Kyle Drive.

ALSO: Commencing at North quarter corner of said Section 14; thence South 82°51' East along the North line of said Section 14 a distance of 792.53 feet to a point; thence South 13°00' East 104.32 feet to a point on the Southerly right of way line of State Route No. 3; thence South 13°00' East 368.80 feet; thence on a curve to the left the tangent of which bears the last described course having a radius of 500 feet through a central angle of 87°04'13" for an arc distance of 61.70 feet to the True Point of Beginning; thence North 76°34' East 1706.97 feet; thence on a curve to the right the tangent of which bears the last described course having a radius of 500 feet through a central angle of 28°59'00" for an arc distance of 129.23 feet; thence South 74°27' East a distance of 1990.82 feet to the true point of beginning, thence South 15°33' West 880.00 feet to the True Point of Ending.

Reference is made to Record of Survey filed in the Office of the County Recorder of Douglas County, Nevada on October 10, 1969, under File No. 45991, upon which the last above described easement is delineated.

PER NRS 111.312 THIS LEGAL DESCRIPTION WAS PREPARED BY  
RECORDED AT DOCUMENT NO. 201064, BOOK NO.  
489, PAGE# 3658 ON DATE OF RECORDING.