

DOC # 794093
12/13/2011 11:52AM Deputy: PK
OFFICIAL RECORD
Requested By:
Western Title Company
Douglas County - NV
Karen Ellison - Recorder
Page: 1 of 5 Fee: \$18.00
BK-1211 PG-2636 RPTT: 292.50



APN#: 1022-10-002-042
RPTT: \$292.50

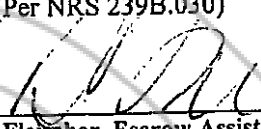
Recording Requested By:
Western Title Company
Escrow No.: 044594-HUD
HUD Case Num: 331-142675
When Recorded Mail To:
Patrick M Armitage
1308 Sandstone Dr
Wellington NV
89444

Mail Tax Statements to: (deeds only)
Patrick M Armitage
1308 Sandstone Dr
Wellington NV
89444

(space above for Recorder's use only)

I the undersigned hereby affirm that the attached document, including any exhibits, hereby submitted for recording does not contain the social security number of any person or persons.
(Per NRS 239B.030)

Signature


Dianne Fleischer, Escrow Assistant

Grant, Bargain, and Sale Deed

This page added to provide additional information required by NRS 111.312
(additional recording fee applies)



GRANT, BARGAIN AND SALE DEED

THIS INDENTURE WITNESSETH: That

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

Secretary of Housing and Urban Development of Washington D.C.

do(es) hereby GRANT(s) BARGAIN SELL and CONVEY to

Patrick M Armitage, an unmarried man

and to the heirs and assigns of such Grantee forever, all the following real property situated in the City of Wellington, County of Douglas State of Nevada bounded and described as follows:

See attached Exhibit A

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

Dated: 12/08/2011



Grant, Bargain and Sale Deed – Page 2

Secretary of Housing and Urban Development of Washington D.C.

By 

MARK MCCAFFERTY
AUTHORIZED AGENT

STATE OF CALIFORNIA
COUNTY OF ORANGE

} ss

This instrument was acknowledged before me on
DECEMBER 12, 2011

by MARK MCCAFFERTY
AUTHORIZED AGENT


Notary Public

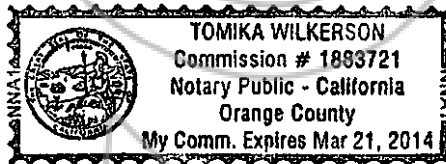




EXHIBIT "A"

**A PARCEL OF LAND LOCATED WITHIN THE SOUTHEAST QUARTER OF SECTION 10,
TOWNSHIP 10 NORTH, RANGE 22 EAST, M.D.B.& M.,**

**BEING PORTION OF LOTS 107 & 108 OF TOPAZ RANCH ESTATES UNIT NO.2, FILED ON
FEBRUARY 20,1967 AS DOCUMENT NO. 35464, IN THE**

**OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA AND MORE
PARTICULARLY DESCRIBED AS FOLLOWS:**

**COMMENCING AT THE EAST QUARTER CORNER OF SAID SECTION 10; THENCE SOUTH
79°58'32" WEST A DISTANCE OF 1,624.50 FEET TO A**

**POINT ON THE WESTERN PROPERTY BOUNDARY OF LOT 108 OF TOPAZ RANCH ESTATES
UNIT #2, SAID POINT BEING THE TRUE POINT**

**OF BEGINNING: THENCE NORTH 76°34'35" EAST A DISTANCE OF 118.90 FEET; THENCE
NORTH 77°01'57" EAST A DISTANCE OF 85.13**

**FEET; THENCE SOUTH 67°09'22" EAST A DISTANCE OF 150.63 FEET; THENCE SOUTH
48°11'48" EAST A DISTANCE OF 122.99 FEET TO A**

**POINT ON THE NORTHWEST RIGHT-OF-WAY LINE OF TOPAZ RANCH DRIVE: THENCE ALONG
THE NORTHWEST RIGHT-OF-WAY LINE OF**

**TOPAZ RANCH DRIVE AROUND A CURVE TO THE LEFT WITH A RADIAL BEARING OF SOUTH
40°25'39" EAST, THROUGH A CENTRAL ANGLE OF**

**16°50'41" WITH AN ARC DISTANCE OF 305.76 FEET, A RADIUS OF 1040.00 FEET AND A
CHORD BEARING OF SOUTH 41°09'01" WEST**

**WITH A DISTANCE OF 304.66 FEET; THENCE AROUND A CURVE TO THE RIGHT WITH A
RADIAL BEARING OF NORTH 57°15'09" WEST,**

**THROUGH A CENTRAL ANGLE OF 87°18'39" WITH AN ARC DISTANCE OF 30.48 FEET, A
RADIUS OF 20,00 FEET AND A CHORD BEARING OF**

**SOUTH 76°24'10" WEST A DISTANCE OF 27.61 FEET TO A POINT ON THE NORTHEAST RIGHT-
OF- WAY LINE OF MICA COURT; THENCE**

**ALONG THE NORTHEAST RIGHT-OF-WAY LINE OF MICA COURT, NORTH 60°25'54" WEST A
DISTANCE OF 298.64 FEET TO THE**

**SOUTHEAST CORNER OF LOT 109 OF TOPAZ RANCH ESTATES UNIT #2; THENCE BETWEEN
LOTS 108 & 109 OF TOPAZ RANCH ESTATES**

**UNIT #2, NORTH 17°01'28" EAST A DISTANCE OF 194.87 FEET TO THE TRUE POINT OF
BEGINNING.**

**NOTE: THE ABOVE METES AND BOUNDS DESCRIPTION APPEARED PREVIOUSLY IN THAT
CERTAIN DOCUMENT RECORDED APRIL 17,**

1995 IN BOOK 0495, PAGE 2181, AS INSTRUMENT NO. 360163.



Assessor's Parcel Number(s):
1022-10-002-042

COPY