

When Recorded Return to:
DOUGLAS COUNTY
Douglas County Community Development
P.O. Box 218
Minden, NV 89423

Douglas County - NV
Karen Ellison - Recorder
Page: 1 Of 4 Fee: 17.00
BK-0112 PG- 1790 RPTT: # 2

A portion of A.P.N. 1420-34-102-009



The party executing this document hereby affirms that this document submitted for recording does not contain the social security number of any person or persons pursuant to NRS 239B.030

PUBLIC STREET RIGHT-OF-WAY DEED

THIS INDENTURE is made and entered into this 10th day of January 2012, by and between DOUGLAS COUNTY SCHOOL DISTRICT, a political subdivision of the State of Nevada, hereinafter referred to as "Grantor", and DOUGLAS COUNTY, a political subdivision of the State of Nevada, hereinafter referred to as "Grantee".

WITNESSETH:

WHEREAS, the Grantor is the owner of that certain parcel of land located in Douglas County, Nevada, generally described as Assessor's Parcel Number 1420-34-102-009, which is hereinafter referred to as the "Piñon Hills Elementary School Site" ("Property"); and

WHEREAS, as a condition to approval of Development Application 11-010, Grantor is required to dedicate to Grantee ten feet of public right-of-way along the Property fronting Stephanie Lane;

NOW THEREFORE, the undersigned Grantor, for good and valuable consideration, the receipt of which is hereby acknowledged, does hereby grant, bargain, convey, and deliver unto Grantee, its successors and assigns, a public street right-of-way, ten feet (10') in width, for the construction, installation, operation and maintenance of a public street and underground public utility purposes together with related improvements over and across a portion of the Property more particularly described in Exhibit "A," which is incorporated by

this reference as if fully set forth herein. This public street right-of-way shall run with the land and shall be binding upon and shall inure to the benefit of the Grantee, its heirs, successors and assigns.

IN WITNESS WHEREOF, the said Grantor has executed this instrument on the day and year first above written.

DOUGLAS COUNTY SCHOOL DISTRICT

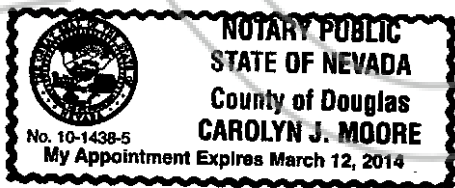
Karen H. Chessell

By: Karen H. Chessell

Its: School Board Clerk

STATE OF NEVADA)
) SS
COUNTY OF DOUGLAS)

On this 10th day of January, 2012, personally appeared before me, a Notary Public, Karen Chessell, personally known (or proved) to me to be the person whose name is subscribed to the attached instrument, who acknowledged to me that he/she is the Clerk of DOUGLAS COUNTY SCHOOL DISTRICT, and who further acknowledged that he/she executed the foregoing instrument in his/her official capacity.



Carolyn J. Moore
Notary Public

EXHIBIT 'A'

0005-113-11

11/21/11

Page 1 of 1

**DESCRIPTION
ADDITIONAL RIGHT-OF-WAY
(Over A.P.N. 1420-34-102-009)**

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

A ten-foot (10') wide strip of land for right-of-way purposes located within a portion of the Northeast one-quarter of the Northwest one-quarter (NE1/4NW1/4) of Section 34, Township 14 North, Range 20 East, Mount Diablo Meridian, Douglas County, Nevada, more particularly described as follows:

COMMENCING at the northwest corner of the parcel shown as Adjusted A.P.N. 1420-34-102-003 on the Record of Survey to Support a Boundary Line Adjustment for Douglas County School District recorded December 13, 2004 in the office of Recorder, Douglas County, Nevada in Book 1204, at Page 5175 as Document No. 631648, a point on the southerly right-of-way of Stephanie Lane, the **POINT OF BEGINNING**;

thence along said southerly right-of-way of Stephanie Lane and the northerly line of said Adjusted A.P.N. 1420-34-102-003, North 89°58'28" East, 958.09 feet to the northeast corner of said Adjusted A.P.N. 1420-34-102-003;

thence along the easterly line of said Adjusted A.P.N. 1420-34-102-003, South 00°02'24" West, 30.02 feet;

thence along the arc of a non-tangent curve to the left having a radius of 20.00 feet, central angle of 90°03'56", arc length of 31.44 feet and chord bearing and distance of North 44°59'34" West, 28.30 feet;

thence along a line 10-feet southerly of and parallel with said northerly line of Adjusted A.P.N. 1420-34-102-003, South 89°58'28" West, 938.08 feet;

thence along the westerly line of said Adjusted A.P.N. 1420-34-102-003, North 00°06'03" East, 10.00 feet to the **POINT OF BEGINNING**, containing 9,667 square feet (0.22 acres), more or less.

The Basis of Bearing for this description is North 89°58'28" East – the north line of said Adjusted A.P.N. 1420-34-102-003 as shown on the Record of Survey to Support a Boundary Line Adjustment for Douglas County School District recorded December 13, 2004 in the office of Recorder, Douglas County, Nevada in Book 1204, at Page 5175 as Document No. 631648.

Prepared By: R.O. ANDERSON ENGINEERING, INC.
P.O. Box 2229
Minden, Nevada 89423



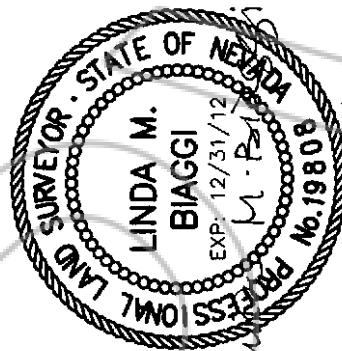
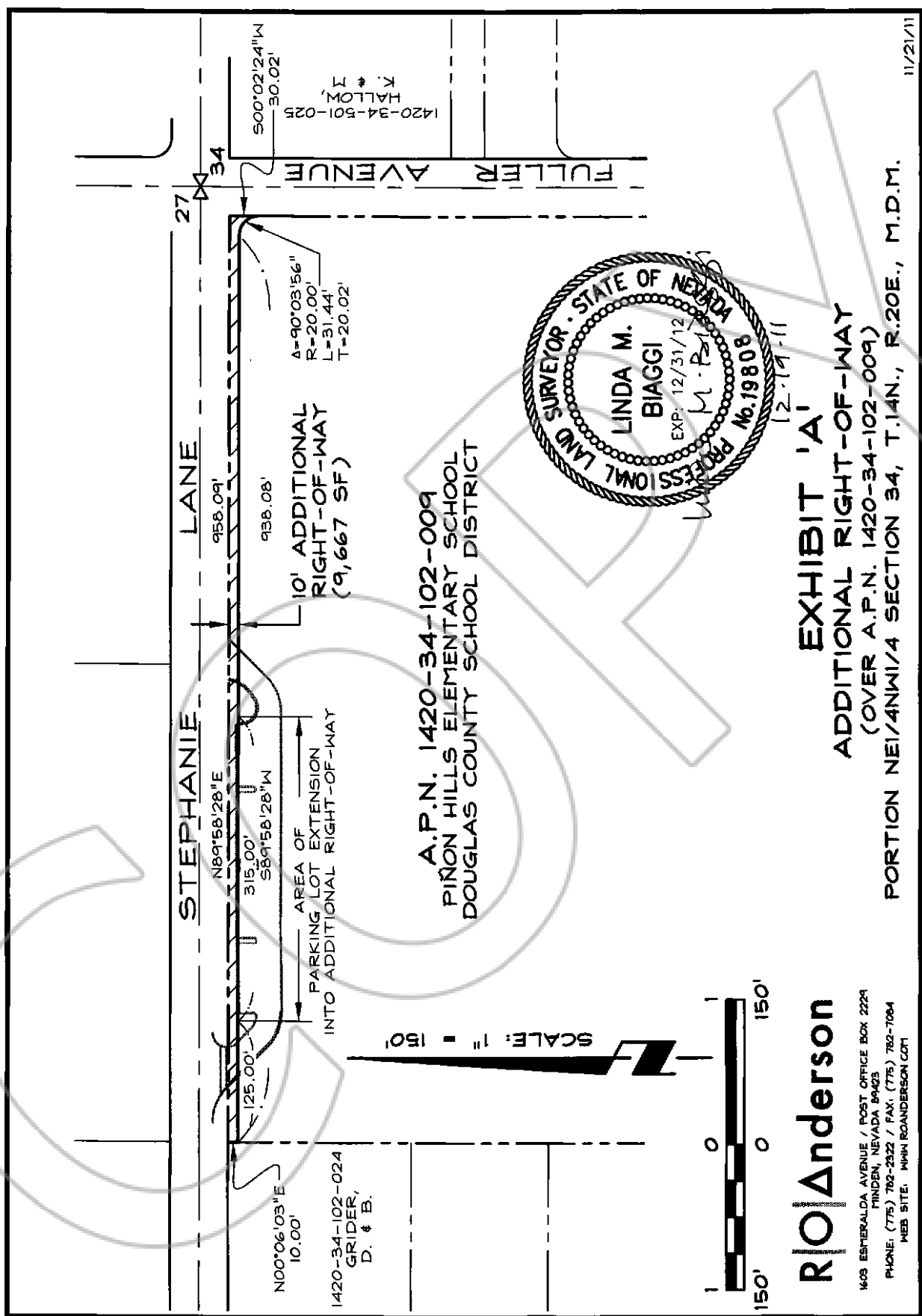
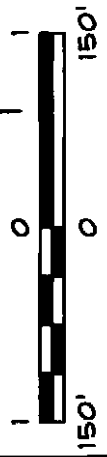


EXHIBIT 'A'
ADDITIONAL RIGHT-OF-WAY
 (OVER A.P.N. 1420-34-102-009)
 PORTION NE1/4NW1/4 SECTION 34, T.14N., R.20E., M.D.M.

A.P.N. 1420-34-102-009
 PIÑON HILLS ELEMENTARY SCHOOL
 DOUGLAS COUNTY SCHOOL DISTRICT

R/O Anderson

1409 ESTERIALDA AVENUE / POST OFFICE BOX 2224
 HINDEN, NEVADA 89403
 PHONE: (775) 782-2322 / FAX: (775) 782-7084
 WEB SITE: WWW.ROANDERSON.COM



SCALE: 1" = 150'

11/21/11