

DOC # 802002  
05/07/2012 02:14PM Deputy: PK  
OFFICIAL RECORD

Requested By:  
First American Title Minder  
Douglas County - NV  
Karen Ellison - Recorder  
Page: 1 of 11 Fee: \$24.00  
BK-512 PG-1568 RPTT: EX#003



APN # 1221-19-001-025,024

Escrow # 2419808-SC

Recording Requested by:



*First American  
Title Company*

*5310 Kietzke Lane, Ste 100  
Reno, NV 89511*

BOUNDARY LINE ADJUSTMENT GRANT DEED

(Title of Document)

This document is being re-recorded to correct the legal description set forth in Exhibit "A" herein; see new Exhibit "A" attached hereto



BK 512  
PG-1569

802002 Page: 2 of 11 05/07/2012

DOC # 800967  
04/19/2012 02:11PM Deputy: SG

OFFICIAL RECORD

Requested By:

First American Title Mindel

Douglas County - NV

Karen Ellison - Recorder

Page: 1 of 8 Fee: \$21.00

BK-412 PG-4788 RPTT: EX#003



APN # 1221-19-001-025, 024

Escrow # 2419808-SC

Recording Requested by:



*First American  
Title Company*

*5310 Kietzke Lane, Ste 100  
Reno, NV 89511*

BOUNDARY LINE ADJUSTMENT GRANT DEED

(Title of Document)

This document is being recorded to effectuate that certain boundary line adjustment between the parties herein and replaces those documents recorded as Instrument No. 799764 and 799765

This instrument is being recorded as an "Accommodation Only" by First American Title Insurance Company and has not been examined as to its validity, execution or its effect upon title, if any.



APN # 1221-19-001-025, 024

Escrow # 2419808-SC

<b>Recorded Electronically</b>	
ID	<u>800967</u>
County	<u>Washoe</u>
Date	<u>4/19/12</u> Time <u>2:11 PM</u>
Simplifile.com 800.460.5657	

Recording Requested by:



*First American  
Title Company*

*5310 Kietzke Lane, Ste 100  
Reno, NV 89511*

BOUNDARY LINE ADJUSTMENT GRANT DEED  
(Title of Document)

This document is being recorded to effectuate that certain boundary line adjustment between the parties herein and replaces those documents recorded as Instrument No. 799764 and 799765

This instrument is being recorded as an "Accommodation Only" by First American Title Insurance Company and has not been examined as to its validity, execution or its effect upon title, if any.



WHEN RECORDED RETURN TO  
AND MAIL TAX STATEMENT TO:

Milton & Bonnie Washington  
1989 Mule Court  
Gardnerville, NV 89410

APN(s): 1221-19-001-025 & 024

RPTT: \$-0- ~~3~~ 3

**BOUNDARY LINE ADJUSTMENT GRANT DEED**

David King and Beverly King, husband and wife, as joint tenants with right of survivorship ("First Party"); and Milton Washington and Bonnie Washington, husband and wife as joint tenants with right of survivorship ("Second Party"); hereby enter into this Deed as of the 17th day of April 2012.

WITNESSETH:

THE PARTIES are owners of adjacent and abutting parcels of land. First Party is the owner of that certain real property more particularly described on Exhibit "1", attached hereto. Second Party is the owner of certain real property more particularly described on Exhibit "2", attached hereto. For good and valuable consideration, the parties do by these presents agree to adjust the boundary line between said parcels pursuant to NRS 278.461(4) (c).

NOW THEREFORE, for good and valuable consideration, First Party and Second Party do by these presents, grant, bargain, sell and convey, one to the other, all portions of said real property described above necessary to effect this boundary line adjustment, so that the real property owned by the First Party shall be as described in Exhibit "A", attached hereto, and the real property owned by the Second Party shall be as described in Exhibit "B", attached hereto.



TOGETHER WITH ALL and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and the reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the said premises, together with the appurtenances, unto each respective grantee and to their successors and assigns forever.

IN WITNESS WHEREOF, the parties have caused these presents to be executed the day and year first above written.

FIRST PARTY:

By: *David King*  
David King

*Beverly King*  
Beverly King

SECOND PARTY:

By: *Milton Washington*  
Milton Washington

*Bonnie Washington*  
Bonnie Washington

This instrument is being recorded as an "Accommodation Only" by First American Title Insurance Company and has not been examined as to its validity, execution or its effect upon title, if any.



STATE OF NEVADA:  
COUNTY OF DOUGLAS:

On this 17<sup>th</sup> day of APRIL 2012, personally  
appeared before me, the undersigned, a notary public in and for the County and State  
aforesaid

DAVID KING and BEVERLY KING

known to me to be the person described in and who executed the within and foregoing  
instrument, and who acknowledged to me that he/she executed the same freely and  
voluntarily and for the uses and purposes therein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal at  
my office in said County, the day and year in this Certificate first above written.

NOTARY PUBLIC Suzanne Cheechev



STATE OF NEVADA:  
COUNTY OF DOUGLAS:

On this 19<sup>th</sup> day of APRIL 2012, personally  
appeared before me, the undersigned, a notary public in and for the County and State  
aforesaid

MILTON Washington and BONNIE Washington

known to me to be the person described in and who executed the within and foregoing  
instrument, and who acknowledged to me that he/she executed the same freely and  
voluntarily and for the uses and purposes therein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal at  
my office in said County, the day and year in this Certificate first above written.

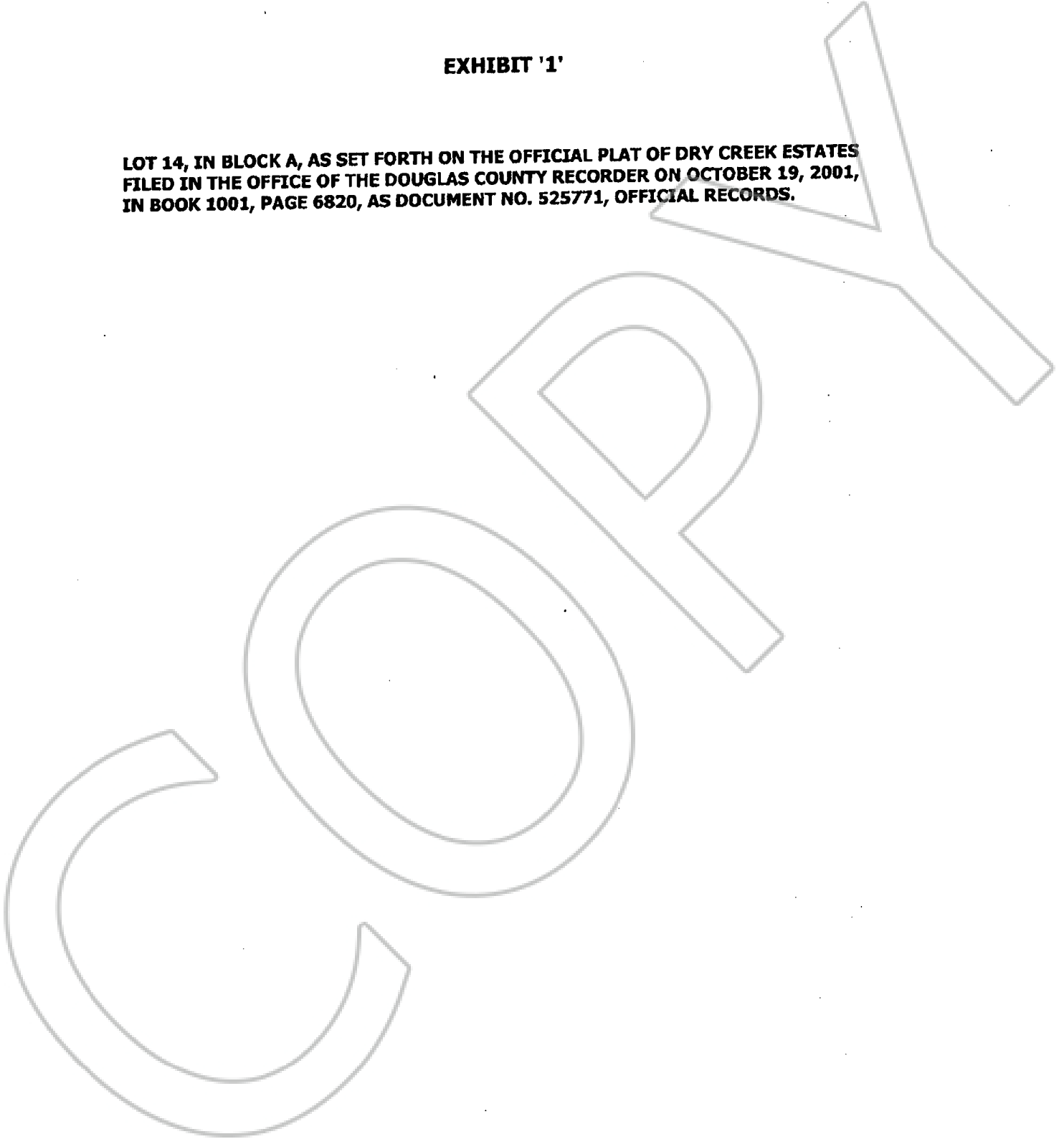
NOTARY PUBLIC Suzanne Cheechev





**EXHIBIT '1'**

**LOT 14, IN BLOCK A, AS SET FORTH ON THE OFFICIAL PLAT OF DRY CREEK ESTATES  
FILED IN THE OFFICE OF THE DOUGLAS COUNTY RECORDER ON OCTOBER 19, 2001,  
IN BOOK 1001, PAGE 6820, AS DOCUMENT NO. 525771, OFFICIAL RECORDS.**





**EXHIBIT '2'**

**LOT 13, IN BLOCK A, AS SET FORTH ON THE OFFICIAL PLAT OF DRY CREEK ESTATES  
FILED IN THE OFFICE OF THE DOUGLAS COUNTY RECORDER ON OCTOBER 19, 2001,  
IN BOOK 1001, PAGE 6820, AS DOCUMENT NO. 525771, OFFICIAL RECORDS.**

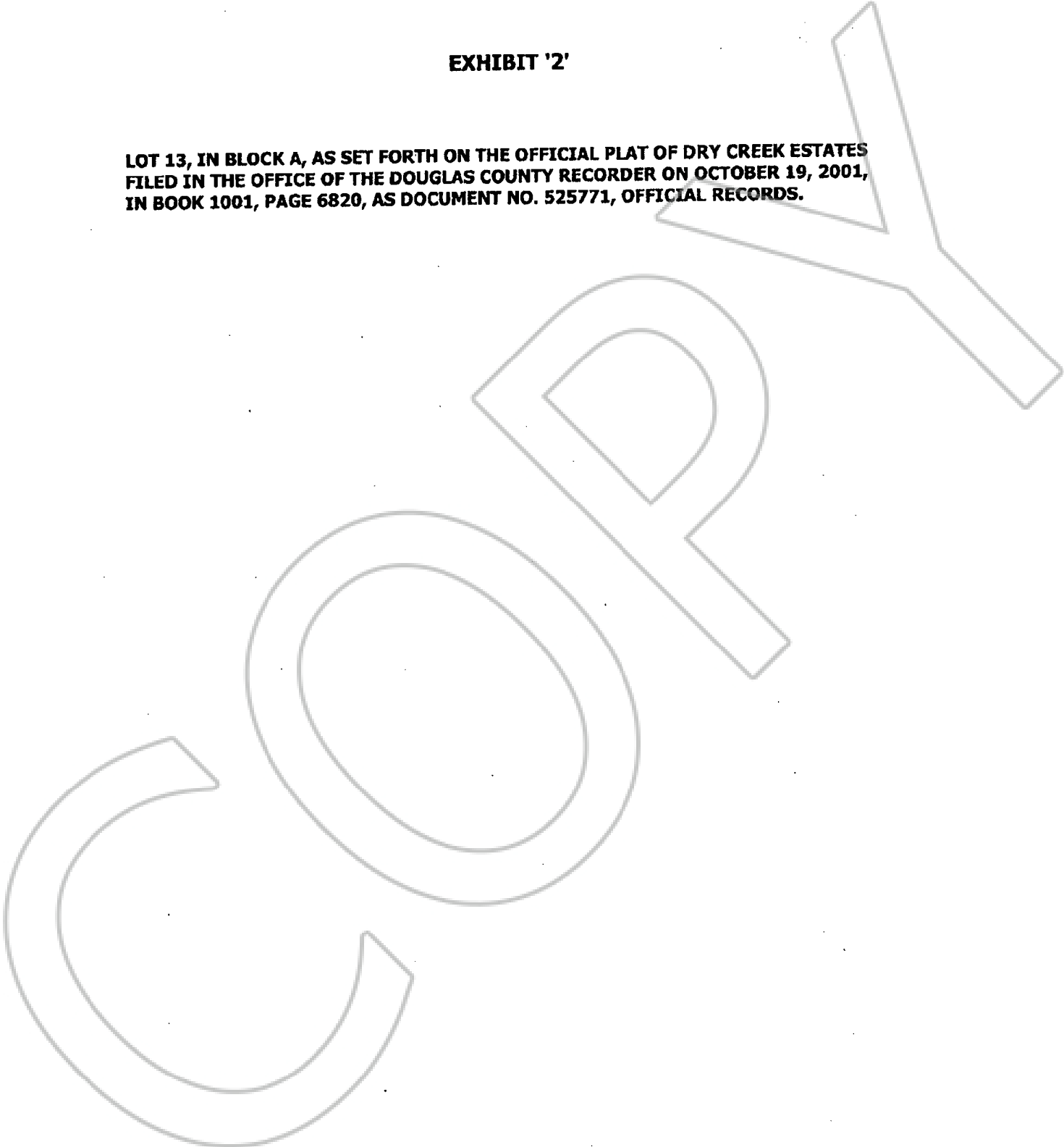






EXHIBIT "A"



## ADJUSTED APN 1221-19-001-025 (LOT 14 OF DRY CREEK ESTATES)

A parcel of land within the NW1/4 of Section 19, T.12 N., R.21 E., M. D. B. & M. and more particularly described as follows:

Commencing at the W1/4 corner of Section 19, T.12N., R.21E., M. D. B. & M. which is marked by a 5/8" rebar with cap stamped PLS 3209 in a well monument within Arabian Lane: thence N00°02'40"W a distance of 25.41 feet to a 5/8" rebar with cap stamped PLS 6200 which is the southwest corner of the parcel and the TRUE POINT OF BEGINNING; thence N00°09'28E a distance of 170.79 feet to a 5/8" rebar with cap stamped PLS 14346; thence N66°38'52"E a distance of 427.75 feet to a 5/8" rebar with cap stamped PLS 14346 on the southerly right-of-way line of Mule Court; thence along said right-of-way line, along a curve to the left, with a radius of 60.00 feet, with a tangent bearing of S23°28'53"E, through a central angle of 40°58'41", an arc distance of 42.91 feet to a 5/8" rebar with cap stamped PLS 3090; thence S15°33'00"W a distance of 146.81 feet to a 5/8" rebar with cap stamped PLS 3090; thence S09°12'37"W a distance of 46.15 feet to a 5/8" rebar with cap stamped PLS 3090; thence S11°21'16"E a distance of 140.93 feet to a 5/8" rebar with cap stamped PLS 3090; thence S88°35'22"W a distance of 50.37 feet to a 5/8" rebar with cap stamped PLS 14346; thence S88°27'56"W a distance of 216.61 feet to a 5/8" rebar with cap stamped PLS 3209 on the northerly right-of-way line of Arabian Lane; thence along said right-of-way line, along a curve to the left, with a radius of 60.00 feet, with a tangent bearing of N37°07'39"W, through a central angle of 34°17'31", an arc distance of 56.85 feet to a 5/8" rebar with cap stamped PLS 3209; thence S88°53'47"W a distance of 87.15 feet to the TRUE POINT OF BEGINNING. The area of said parcel is 105,913 sq. ft. or 2.43 acres more or less.

The basis of bearings for the above description is a line between the NE corner of Lot 13 and the NW corner of Lot 14 of Dry Creek Estates, Document No. 525771, of official records of Douglas County, Nevada. Said line bears S72°22'09"W.

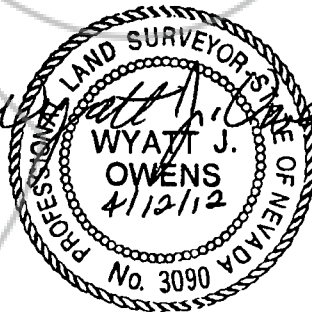




EXHIBIT "B"



## ADJUSTED APN 1221-19-001-024 (LOT 13 OF DRY CREEK ESTATES)

A parcel of land within the NW1/4 of Section 19, T.12 N., R.21 E., M. D. B. & M. and more particularly described as follows:

Commencing at the W1/4 corner of Section 19, T.12N., R.21E., M. D. B. & M. which is marked by a 5/8" rebar with cap stamped PLS 3209 in a well monument within Arabian Lane: thence N88°31'08"E a distance of 353.09 feet to a 5/8" rebar with cap stamped PLS 14346: thence N88°35'22"E a distance of 50.37 feet to a 5/8" rebar with cap stamped PLS 3090 which is the southwest corner of the parcel and the TRUE POINT OF BEGINNING; thence N11°21'16"W a distance of 140.93 feet to a 5/8" rebar with cap stamped PLS 3090; thence N09°12'37"E a distance of 46.15 feet to a 5/8" rebar with cap stamped PLS 3090; thence N15°33'00"E a distance of 146.81 feet to a 5/8" rebar with cap stamped PLS 3090 on the southerly right-of-way line of Mule Court; thence along said right-of-way line, along a curve to the left, with a radius of 60.00 feet, with a tangent bearing of S64°27'34"E, through a central angle of 78°48'54", an arc distance of 82.53 feet to a 5/8" rebar with cap stamped PLS 14346; thence S53°20'55"E a distance of 553.16 feet; thence S88°35'22"W a distance of 536.91 feet to the TRUE POINT OF BEGINNING. The area of said parcel is 108,889 sq. ft. or 2.50 acres more or less.

The basis of bearings for the above description is a line between the NE corner of Lot 13 and the NW corner of Lot 14 of Dry Creek Estates, Document No. 525771, of official records of Douglas County, Nevada. Said line bears S72°22'09"W.



EXHIBIT "A"



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**ADJUSTED APN 1221-19-001-025  
(LOT 14 OF DRY CREEK ESTATES)**

A parcel of land within the NW1/4 of Section 19, T.12 N., R.21 E., M. D. B. & M. and more particularly described as follows:

Commencing at the W1/4 corner of Section 19, T.12N., R.21E., M. D. B. & M. which is marked by a 5/8" rebar with cap stamped PLS 3209 in a well monument within Arabian Lane which is the southwest corner of the Parcel and the TRUE POINT OF BEGINNING: thence N00°02'40"W a distance of 25.41 feet to a 5/8" rebar with cap stamped PLS 6200; thence N00°09'28"E a distance of 170.79 feet to a 5/8" rebar with cap stamped PLS 14346; thence N66°38'52"E a distance of 427.75 feet to a 5/8" rebar with cap stamped PLS 14346 on the southerly right-of-way line of Mule Court; thence along said right-of-way line, along a curve to the left, with a radius of 60.00 feet, with a tangent bearing of S23°28'53"E, through a central angle of 40°58'41", an arc distance of 42.91 feet to a 5/8" rebar with cap stamped PLS 3090; thence S15°33'00"W a distance of 146.81 feet to a 5/8" rebar with cap stamped PLS 3090; thence S09°12'37"W a distance of 46.15 feet to a 5/8" rebar with cap stamped PLS 3090; thence S11°21'16"E a distance of 140.93 feet to a 5/8" rebar with cap stamped PLS 3090; thence S88°35'22"W a distance of 50.37 feet to a 5/8" rebar with cap stamped PLS 14346; thence S88°27'56"W a distance of 216.61 feet to a 5/8" rebar with cap stamped PLS 3209; thence S88°36'13"W a distance of 136.48 feet to the TRUE POINT OF BEGINNING. The area of said parcel is 108,968 sq. ft. or 2.50 acres more or less.

The basis of bearings for the above description is a line between the NE corner of Lot 13 and the NW corner of Lot 14 of Dry Creek Estates, Document No. 525771, of official records of Douglas County, Nevada. Said line bears S72°22'09"W.

