

DOC # 804930  
06/29/2012 12:28PM Deputy: PK  
OFFICIAL RECORD  
Requested By:  
First American Title Minder  
Douglas County - NV  
Karen Ellison - Recorder  
Page: 1 of 3 Fee: \$16.00  
BK-612 PG-7057 RPTT: 975.00



A.P.N. 1320-34-001-031

Recordation requested by:  
Maupin, Cox & LeGoy

When recorded return Deed and mail  
future property tax statements to:

Francis V. Pesenti and  
Pamela B. Pesenti  
1583 Orchard Road  
Gardnerville, NV 89410

24249805C

The undersigned hereby affirms that this document  
submitted for recording does not contain the social  
security number of any person or persons per N.R.S.  
239B.030.

*Shweta Chaudhary, Escrow Officer*  
Signature of Declarant or Agent

### GRANT, BARGAIN AND SALE DEED

For value received, John R. Annett and Linda R. Annett, as Co-Trustees, under the Annett Family Revocable Living Trust dated June 10, 1992, as "Grantors," hereby grant, bargain and sell to Pamela B. Pesenti, a married woman as her sole and separate property, as "Grantee", the real property situate in Gardnerville, Douglas County, State of Nevada, more particularly described Exhibit A attached hereto and incorporated herein by this reference.

This conveyance is subject to the following liens and encumbrances:

1. The lien of real property taxes and assessments for the fiscal year July 1, 2012, through June 30, 2013.
2. Covenants, conditions, restrictions, reservations, easements, rights-of-way, and other interests of record.

Together with all water and water rights, surface or underground, of whatever kind or character, whether vested, permitted, certificated, decreed or adjudicated, and all ditch and ditch rights, including all ditch company stock or interests, and the right to change the point of diversion and the place and manner of use thereof; and all minerals and mineral rights, of whatever kind or character.



This conveyance further includes all improvements located on the above described property and all tenements, hereditaments, and appurtenances of the above-described property, and the rents, issues and profits thereof.

Dated this 27<sup>th</sup> day of June, 2012.

Annett Family Revocable Living Trust

By John R. Annett Co trustee  
John R. Annett, Co-Trustee



By Linda R. Annett Co trustee  
Linda R. Annett, Co-Trustee

STATE OF NEVADA )  
                                  ) ss. S  
COUNTY OF Douglas )

This Grant, Bargain and Sale Deed was acknowledged before me on 6/27/2012, 2012, by John R. Annett and Linda R. Annett, as Co-Trustees of the Annett Family Revocable Living Trust.

Suzanne Cheechov  
Notary Public



EXHIBIT "A"

The land referred to in this Commitment is situated in the County of Douglas, State of Nevada and is described as follows:

A PARCEL OF LAND LOCATED WITHIN A PORTION OF SECTION 34, TOWNSHIP 13 NORTH, RANGE 20 EAST, MOUNT DIABLO MERIDIAN, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF PARCEL 1 PER THE PARCEL MAP FOR JENSEN FILED FOR RECORD JANUARY 28, 1999 IN THE OFFICE OF RECORDER, DOUGLAS COUNTY, NEVADA AS DOCUMENT NO. 459736;

THENCE SOUTH 89°24'19" EAST, 1029.80 FEET TO THE SOUTHEAST CORNER OF SAID PARCEL 1, THE POINT OF BEGINNING;

THENCE SOUTH 89°24'19" EAST 284.57 FEET;  
THENCE ALONG THE ARC OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 1850.00 FEET, CENTRAL ANGLE OF 05°05'22" AND ARC LENGTH OF 164.33 FEET;  
THENCE SOUTH 84°18'57" EAST, 457.13 FEET;  
THENCE NORTH 78°37'22" EAST, 106.79 FEET TO A POINT ON THE BOUNDARY OF ADJUSTED PARCEL 2 PER THE RECORD OF SURVEY TO SUPPORT A BOUNDARY LINE ADJUSTMENT FOR JENSEN & PIERCE FILED JUNE 5, 1998 IN SAID OFFICE OF RECORDER AS DOCUMENT NO. 441361; THENCE ALONG SAID BOUNDARY OF ADJUSTED PARCEL 2 THE FOLLOWING COURSES:

SOUTH 11°22'38" EAST, 94.56 FEET;  
SOUTH 22°02'10" EAST, 90.62 FEET;  
SOUTH 20°43'55" EAST, 228.82 FEET;  
SOUTH 18°54'16" EAST, 8.49 FEET TO THE SOUTHEAST CORNER OF SAID ADJUSTED PARCEL 2;  
NORTH 89°24'19" WEST, 1153.77 FEET TO THE SOUTHWEST CORNER OF SAID ADJUSTED PARCEL 2  
NORTH 01°14'18" EAST, 423.02 FEET TO THE POINT OF BEGINNING, CONTAINING 10.02 ACRES, MORE OR LESS.

THE BASIS OF BEARING OF THIS DESCRIPTION IS NORTH 89°24'19" WEST, THE SOUTHERLY LINE OF ADJUSTED PARCEL 2 PER THE RECORD OF SURVEY TO SUPPORT A BOUNDARY LINE ADJUSTMENT FOR JENSEN & PIERCE FILED JUNE 5, 1998 IN SAID OFFICE OF RECORDER AS DOCUMENT NO. 441361.

NOTE : THE ABOVE METES AND BOUND DESCRIPTION APPEARED PREVIOUSLY IN THAT CERTAIN DOCUMENT RECORDED JUNE 30, 2011, IN BOOK 0611, PAGE 6529, AS INSTRUMENT NO. 0785791.

A.P.N. 1320-34-001-031