

Doc Number: **0815285**

12/28/2012 11:38 AM

OFFICIAL RECORDS

Requested By
WENDY GANSBERG

DOUGLAS COUNTY RECORDERS
Karen Ellison - Recorder

Page: 1 Of 4 Fee: \$ 17.00
Bk: 1212 Pg: 7621 RPTT # 5



Deputy SD

A.P.N. 1220-31-002-007

Recordation requested by and
after recording, mail deed to:
Fred L. Oats, Esq.
Maupin, Cox & LeGoy
P.O. Box 30000
Reno, NV 89520

✓ After recording, mail future property tax
statements to the following address of
Grantee:
Wendy N. Smalley
2120 Foothill Road
Markleeville, California 96120

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.

Fred L. Oats

Signature of Declarant or Agent

GIFT DEED

As a gift, without consideration, Chris H. Gansberg, Jr. and Faye E. Gansberg, husband and wife ("Grantor"), hereby grant, bargain, sell and convey to their daughter, Wendy N. Smalley, an unmarried woman ("Grantee") all of the right, title, and interest of the Grantor in the parcel of real property commonly known as the "Parman Place," situated in the County of Douglas, State of Nevada, described on Exhibit A attached hereto and incorporated herein by reference.

This conveyance is subject to the following liens and encumbrances:

1. The lien of general and special real property taxes and assessments for the fiscal year July 1, 2012, through June 30, 2013.
2. Covenants, conditions, restrictions, reservations, easements, and rights-of-way of record as of the date of this Gift Deed.

This conveyance includes any and all water and water rights, ditch and ditch rights, reservoir and reservoir rights, minerals and mineral rights, development rights, grazing permits, and storage rights appurtenant to the interest in the real property being conveyed,

the other tenements, hereditaments, and appurtenances of the interest in the real property being conveyed, and the rents, issues, and profits thereof.

Dated this 19 day of December, 2012.

Chris H. Gansberg
Chris H. Gansberg, Jr.

Faye E. Gansberg
Faye E. Gansberg

STATE OF NEVADA)
) ss.
COUNTY OF DOUGLAS)

This Gift Deed was acknowledged before me on December 19, 2012, by Chris H. Gansberg, Jr. and Faye E. Gansberg, husband and wife.

Shelley Ann Costa
Notary Public

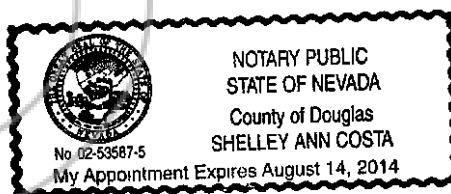


EXHIBIT A

Adjusted Lot 1

A parcel of land located within a portion of the Northwest one-quarter (NW) of Section 6, Township 11 North, Range 20 East, and portions of the Northeast one-quarter of the Southeast one-quarter (NESE) and Southeast one-quarter of the Southeast one-quarter (SESE) of Section 36, Township 12 North, Range 19 East and a portion of the Southwest one-quarter (SW) of Section 31, Township 12 North, Range 20 East, Mount Diablo Meridian, Douglas County, Nevada, described as follows:

Commencing at the one-quarter corner common to Section 36, T.12N., R.19E. and Section 31, T.12N., R.20E., M.D.M., a found 1939 standard BLM brass cap;

thence South 89°58'55" East, 2573.47 feet to the northeast corner of Lot 1 as shown on the Final Subdivision Map #2012 for Gansberg Estates recorded October 28, 1997 in the office of Recorder, Douglas County, Nevada as Document No. 425008, a point on the westerly right-of-way of State Route 88;

thence along said westerly right-of-way, South 00°07'24" East, 761.32 feet to the southeast corner of Adjusted Lot 6 as shown on the Record of Survey to Support a Boundary Line Adjustment for Chris H. Jr. and Faye H. Gansberg recorded November 16, 1998 in the office of Recorder, Douglas County, Nevada as Document No. 454122, the POINT OF BEGINNING;

thence continuing along said westerly right-of-way, South 00°07'24" East, 1887.94 feet to the southeast corner of said Lot 1;

thence South 89°55'12" West, 1266.51 feet;

thence South 00°19'19" West, 755.19 to a point on the Nevada/California state line;

thence North 48°37'10" West, 1287.03 feet along said Nevada/California state line;

thence North 00°43'47" East, 434.55 feet;

thence South 78°02'34" West, 411.00 feet;

thence North 48°37'10" West, 920.84 feet along said state line;

thence North 07°44'01" East, 320.28 feet along the easterly right-of-way of

Fredericksburg Road as shown on said Final Subdivision Map;

thence North 06°35'50" East, 104.16 feet along said easterly right-of-way;

thence South 50°33'10" East, 57.31 feet;

thence South 77°43'22" East, 128.09 feet;

thence South 88°30'17" East, 295.59 feet;

thence North 82°07'52" East, 80.32 feet;

thence North 71°50'34" East, 64.51 feet;

thence South 89°57'42" East, 183.13 feet;

thence North 00°02'18" East, 390.85 feet;

thence South 89°56'15" West, 334.22 feet;

thence North 06°15'23" East, 417.35 feet to the southwest corner of said Adjusted

Lot 6;

thence South 89°58'48" East, 654.84 feet;

thence South 56°53'09" East, 21.95 feet;

thence South 18°59'39" East, 26.35 feet;
thence South 11°16'02" West, 42.81 feet;
thence South 02°41'17" West, 128.95 feet;
thence South 27°12'29" East, 36.56 feet;
thence South 86°59'53" East, 2078.82 feet to the POINT OF BEGINNING,
containing 134.46 acres, more or less.

The Basis of Bearing of this description is North 89°51'56" East, the north line of the NESE of Section 36, T.12N., R.19E., M.D.M. as shown on the Final Subdivision Map #2012 for Gansberg Estates recorded October 28, 1997 as Document No. 450008.

In compliance with Nevada Revised Statutes 111.312, the above legal description was taken from the instrument recorded on December 24, 2008, as Document No. 0734942, in the Official Records of Douglas County, Nevada.

A.P.N. 1220-31-002-007

