

APN: 1220-11-002-020

When Recorded, Mail to:
T. SCOTT BROOKE, ESQ.
Brooke Shaw Zumpft
1590 Fourth Street, Suite 100
Minden, NV 89423

Doc Number: **0825906**

06/24/2013 02:01 PM

OFFICIAL RECORDS

Requested By:
R O ANDERSON

DOUGLAS COUNTY RECORDERS
Karen Ellison - Recorder

Page: 1 of 5 Fee: \$ 18.00

Bk: 0613 Pg: 6165 RPTT # 3



Deputy: sg

SPACE ABOVE THIS LINE RESERVED FOR RECORDER'S USE

GRANT DEED

This grant deed is made this 15th day of February, 2013, by and between JAMES J. "BUTCH" PERI, an individual, hereinafter referred to as "GRANTOR"; and JAMES J. "BUTCH" PERI, an individual, hereinafter referred to as "GRANTEE".

THAT FOR VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, the GRANTOR has this day by these presents grants, bargains, and sells to GRANTEE, GRANTEE'S successors and assigns forever, all of its right, title and interest in the following described land, situate, lying and being in Douglas County, Nevada, and more particularly described as follows:

Parcel 2B. See Exhibit A, which is hereby incorporated herein by this reference.

Together with any and all tenements, hereditaments and appurtenances belonging to or in any manner appertaining to such property, and the reversion and reversions, remainder and remainders, rents, issues, and profits of and/or from the property. To have and to hold any and all of the described property, together with the tenements, hereditaments and appurtenances (collectively, the "property"), to GRANTEE, and to GRANTEE'S successors and assigns forever.

GRANTOR hereby perpetually warrants that GRANTOR has not conveyed the described property, or any right, title, or interest in the property, to any person other than GRANTEE, and that the property is free and clear from encumbrances done, made, or suffered by GRANTOR, or any

person claiming under GRANTOR. GRANTOR and GRANTOR’S successors do, will and shall perpetually warrant and defend the property conveyed, and the appurtenances appertaining to the property, to GRANTEE, GRANTEE’S successors and assigns, against the claims of any and every person and persons whomever.

In witness of the above, GRANTOR, by and through its duly authorized officer and representative, has set GRANTOR’S hand on this Grant Deed the day and year first written above.

DATED this 15th day of ~~January~~ February, 2013.

“GRANTOR”

By: *James J. Butcher*
Name: JAMES J. “BUTCH” PERI
Title: Owner

STATE OF NEVADA)
) ss:
COUNTY OF DOUGLAS)

On 15th ~~January~~ February, 2013, before me, personally appeared JAMES J. ‘BUTCH’ PERI, personally known to me or proven to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.

Allison J. Floyd
Notary Public

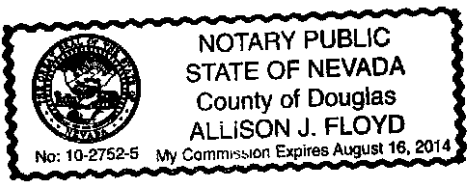


EXHIBIT "A"

COPY

**DESCRIPTION
PARCEL 2B**

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

A parcel of land located within a portion of Section 11, Township 12 North, Range 20 East, Mount Diablo Meridian, and being a portion of that certain parcel shown as A.P.N. 25-160-19 on the Record of Survey for B.D.B. Enterprises, LLC filed for record January 22, 1998 in the office of Recorder, Douglas County, Nevada, in Book 198, at Page 3233, as Document No. 430943 as by severed by the Pinenut Road public road right-of-way described in that certain Grant Deed between Peri Enterprises, LLC and Douglas County filed for record May 12, 2010 in said office of Recorder in Book 510, at Page 2112, as Document No. 763460, more particularly described as follows:

Commencing at the southwest corner of said A.P.N. 25-160-19 as shown on Record of Survey, Document No. 430943, a point on the northerly line of Pinenut Road also as shown on said Record of Survey, Document No. 430943;

thence along said northerly line of Pinenut Road, Document No. 430943, South 89°25'51" East, 1022.52 feet to the southeasterly terminus of said Pinenut Road as described in Grant Deed, Document No. 763460, the POINT OF BEGINNING;

thence along the easterly right-of-way of said Pinenut Road, Document No. 763460, along the arc of a curve to the right, non-tangent to the preceding course, having a radius of 725.00 feet, central angle of 59°29'19", arc length of 752.75 feet and chord bearing and distance of North 59°41'11" West, 719.39 feet;

thence continuing along said easterly right-of-way of Pinenut Road, Document No. 763460, North 29°56'32" West, 273.33 feet;

thence along the northerly line of said A.P.N. 25-160-19, Document No. 430943, South 89°25'51" East, 277.85 feet;

thence continuing along said northerly line of A.P.N. 25-160-19, North 88°36'58" East, 829.82 feet;

thence along the easterly line of said A.P.N. 25-160-19, South 31°47'50" East, 224.83 feet;

thence continuing along said easterly line of A.P.N. 25-160-19, South 21°39'55" East, 465.38 feet;

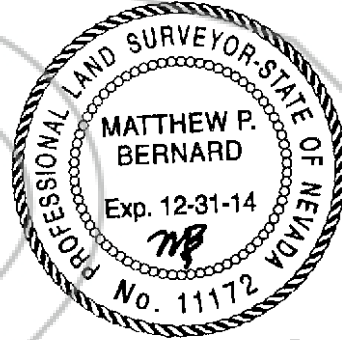
thence along said northerly line of Pinenut Road, Document No. 430943, North 89°25'51" West, 640.26 feet to the POINT OF BEGINNING, containing 14.64 acres, more or less.

The Basis of Bearing of this description is South 44°45'21" East, the easterly right-of-way line of U.S. Highway 395 as shown on the Record of Survey to Support a Boundary

1304-002
09/04/12
Page 2 of 2

Line Adjustment for Barton Healthcare System, Park Cattle Company & Sierra Nevada SW Enterprises filed for record August 31, 2006 in said office of Recorder as Document No. 683421.

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



1-15-13