

DOC # 833504
11/07/2013 03:54PM Deputy: SG
OFFICIAL RECORD
Requested By:
First American Title Mindel
Douglas County - NV
Karen Ellison - Recorder
Page: 1 of 3 Fee: \$16.00
BK-1113 PG-1663 RPTT: 1306.50



A.P. No. 1320-04-001-110 and 1320-04-001-111
Escrow No. 143-2454191-Rt/WB
R.P.T.T. \$1,306.50

WHEN RECORDED RETURN TO:
MSJ International, LLC
270 Fredricksburg Road
Gardnerville, NV 89460

GRANT, BARGAIN and SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

WallPort, LLC

do(es) hereby *GRANT, BARGAIN and SELL* to

MSJ International, LLC, A Nevada Limited Liability Company

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

PARCEL 1:

A PORTION OF BLOCK K AS SHOWN ON THE FINAL MAP NO. 1015-2 FOR CARSON VALLEY BUSINESS PARK PHASE 2, RECORDED IN THE OFFICE OF THE DOUGLAS COUNTY RECORDER, STATE OF NEVADA, ON SEPTEMBER 03, 1998, IN BOOK 998, PAGE 562, AS DOCUMENT NO. 448664 OF OFFICIAL RECORDS, DESCRIBED AS FOLLOWS:

LOTS 2 AND 3 SHOWN ON RECORD OF SURVEY NO. 1 FOR WALLPORT INDUSTRIAL PARK, IN THE COUNTY OF DOUGLAS, STATE OF NEVADA, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY ON AUGUST 08, 2006 IN BOOK 0806, PAGE 2533, AS DOCUMENT NO. 681475 OF OFFICIAL RECORDS.

PARCEL 2:

AN EASEMENT OVER THE COMMON AREA FOR INGRESS AND EGRESS AS DEFINED IN THAT CERTAIN AMENDED AND RESTATED DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR WALLPORT INDUSTRIAL PARK RECORDED MAY 01, 2007 IN BOOK 0507, PAGE 0337, AS DOCUMENT NO. 700201 IN THE OFFICE OF THE DOUGLAS COUNTY RECORDER, STATE OF NEVADA.

Subject to:

1. All general and special taxes for the current fiscal year.
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.

TOGETHER with all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Date: 11/01/2013

COPY

BK 1113
PG-1664
833504 Page: 2 of 3 11/07/2013



WallPort, LLC

Walter Burgess
By: Walter Burgess, Managing member

STATE OF ^{California} **NEVADA**)
: **SS.**
COUNTY OF *Riverside*)
DOUGLAS

This instrument was acknowledged before me on *November 4, 2013*
November 4, 2013 by
WallPort, LLC.

Laura Stotts
Notary Public
(My commission expires: *March 26, 2014*)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated 11/01/2013 under Escrow No. 143-2454191