

DOC # 835299  
12/12/2013 01:38PM Deputy: AR

OFFICIAL RECORD

Requested By:  
First American Title State  
Douglas County - NV  
Karen Ellison - Recorder  
Page: 1 of 3 Fee: \$16.00  
BK-1213 PG-1902 RPTT: 6747.00

A.P.N.: 1318-23-602-008  
File No: 141-2457083 (NMP)  
R.P.T.T.: \$6,747.00 C



When Recorded Mail To: Mail Tax Statements To:  
Holly-Tahoe LLC  
44427 Airport Road Ste: 400  
California, MD 20619

**GRANT, BARGAIN and SALE DEED**

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

Ibary Assets, LLC., a Delaware Limited Liability Company

do(es) hereby GRANT, BARGAIN and SELL to

Holly-Tahoe LLC, a Nevada limited liability company

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

**PARCEL I:**

**PARCEL NO. 2 ON PARCEL MAP FOR HILMER NELSON FILED FOR RECORD  
SEPTEMBER 18, 1974 IN BOOK 974 OF OFFICIAL RECORDS, PAGE 564, DOUGLAS  
COUNTY NEVADA, AS DOCUMENT NO. 75520.**

**PARCEL II:**

**THAT CERTAIN ACCESS AND UTILITY EASEMENT; BEGINNING AT THE NORTHEAST  
CORNER OF LOT 2, BLOCK B, OF AFORESAID FOOTHILL ESTATES SUBDIVISION, THE  
TRUE POINT OF BEGINNING; THENCE NORTH 04°02'14" EAST 85.80 FEET; THENCE  
NORTH 30°00'00" EAST, 45.70 FEET; THENCE NORTH 47°00'00" EAST 29.94 FEET;  
THENCE SOUTH 51°42'05" EAST 15.17 FEET; THENCE NORTH 47°00'00" EAST 75.00  
FEET; THENCE NORTH 59°00'00" EAST 55.00 FEET; THENCE SOUTH 31°00'00" EAST  
15.00 FEET; THENCE SOUTH 59°00'00" WEST 53.41 FEET; THENCE SOUTH 47°00'00"  
WEST 101.01 FEET; THENCE SOUTH 30°00'00" WEST 34.55 FEET; THENCE SOUTH  
04°02'14" WEST 76.92 FEET; THENCE NORTH 89°32'47" WEST 30.06 FEET TO THE  
POINT OF BEGINNING.**

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

