A.P.N.:

1318-23-602-008

File No:

141-2457083 (NMP)

R.P.T.T.:

\$6,747.00 C

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

Requested By:
First AmericanTitle Statel
Douglas County - NV

Karen Ellison - Recorder Page: 1 of 3 Fee: \$16.00 BK-1213 PG-1902 RPTT: 6747.00



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.



BK 1213 PG-1903 835299 Page: 2 of 3 12/12/2013

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



Ibary Assets, LLC, a Delaware limited liability company

By) GiGi Jordan, Sole Member

STATE OF New York ): ss. country of New York )

This instrument was acknowledged before me on

10/2013

bv

Notaly Public

ly commission expires: \_\_\_\_\_\_\_

10/9/16)

THEODOR BRUENING
Notary Public, State of New York
Qualified in Westchester County
No. 02BR62697B4
My Commission Expires 10/09/2016

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated November 01, 2013 under Escrow No. 141-2457083.