



RECORDING REQUESTED BY  
U.S. Department of Agriculture  
Forest Service  
WHEN RECORDED MAIL TO:  
USDA—Forest Service  
Lake Tahoe Basin Management Unit  
Attn: Brian Hansen  
35 College Dr.  
South Lake Tahoe, CA 96150

**REAL PROPERTY TRANSFER TAX \$ EXEMPT**

(R&T Code 11922)

Declared: **NANCY J. GIBSON**  
Forest Supervisor

By and For: **Forest Service (USDA)**

1318-24-701-007

1319-19-201-001

1318-24-701-008

**QUITCLAIM DEED**

THIS DEED, made this 13TH day of JANUARY, 2014, between the United States of America, acting by and through the Forest Service, Department of Agriculture, hereinafter called Grantor, and Mark Harding and Teresa Barker, hereinafter called Grantee.

WITNESSETH: The Grantor is authorized to convey certain National Forest System lands by the act of January 12, 1983 (96 Stat. 2535; 16 U.S.C. 521c).

NOW THEREFORE, the Grantor, for and in consideration of the conveyance to it by the Grantee of Lands in the county or counties and State as stated in the deed to the United States, the receipt whereof is hereby duly acknowledged, does hereby remise, release, and quitclaim unto the Grantees, its successors and assigns all its right, title, interest, and claim, in and to the real property situated in the County of ~~Washoe~~, State of Nevada, described as follows:

**DOUGLAS,**

See attached Exhibit A: "Legal Description – Transfer Parcel 1".

See attached Exhibit B: "Legal Description – Transfer Parcel 2".

See attached Exhibit C: "Legal Description – Resultant Harding/Barker".

See attached Exhibit D: "Legal Description – Resultant USFS 1".

See attached Exhibit E: "Legal Description – Resultant USFS 2".

See attached Exhibit F: United States Forest Service "Acceptance and Release".



November 3, 2013

Job No. 12063

**Exhibit A**  
**DESCRIPTION**

**U.S.F.S. (1318-24-701-007) TRANSFER TO HARDING/BARKER**

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

All that parcel being in the Northeast ¼ of the Southeast ¼ of Section 24, Township 13 North, Range 18 East, M.D.M., more particularly described as follows:

All that portion of land as described in that Grant, Bargain and Sale Deed, recorded June 6, 1985 in Book 685 at page 334 as Document No. 118254;

Commencing at the ¼ corner common to Section 24, Township 13 North, Range 18 East, and Section 19, Township 13 North, Range 19 East, thence South 00°02'27" East 634.90 feet to the True Point of Beginning;

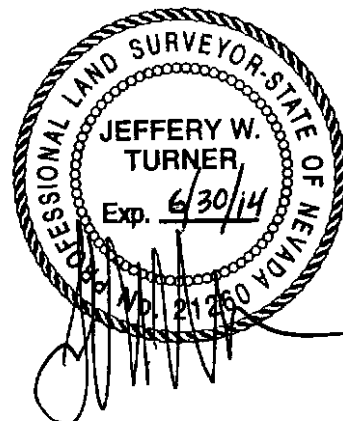
thence South 00°02'27" East 15.74 feet;  
thence North 89°39'55" West 114.46 feet;  
thence North 71°23'14" East 92.23 feet;  
thence South 62°00'28" East 30.62 feet to the True Point of Beginning.

Containing 1,927 square feet, more or less.

The Basis of Bearing for this description is the bearing N 00°02'27" W per that Record of Survey, filed for record on November 5, 1990 as Document Number 238109.

Note: Refer this description to your title company before incorporating into any legal document.

Prepared by: Turner & Associates, Inc.  
Land Surveying  
P.O. Box 5067  
Stateline, NV 89449



November 3, 2013  
Job No. 12063

**Exhibit B**  
**DESCRIPTION**

**U.S.F.S. (1319-19-201-001) TRANSFER TO HARDING/BARKER**

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

All that portion of land lying in the West ½ of Section 19, Township 13 North, Range 19 East, M.D.M., more particularly described as follows:

Commencing at the ¼ corner common to Section 24, Township 13 North, Range 18 East, and Section 19, Township 13 North, Range 19 East, thence South 00°02'27" East 634.90 feet to the True Point of Beginning;

thence South 62°00'28" East 13.30 feet;  
thence South 38°00'24" West 19.04 feet;  
thence North 00°02'27" West 21.25 feet to the True Point of Beginning.

Containing 125 square feet, more or less.

The Basis of Bearing for this description is the bearing N 00°02'27" W per that Record of Survey, filed for record on November 5, 1990 as Document Number 238109.

Note: Refer this description to your title company before incorporating into any legal document.

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A handwritten signature in black ink, appearing to read "Jeffery W. Turner", written over the bottom portion of the professional seal.

November 3, 2013  
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**Exhibit C**  
**DESCRIPTION**  
**Harding/Barker Resultant**

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

All that portion of the Southeast ¼ of the Northeast ¼ of the Southeast ¼ of Section 24, Township 13 North, Range 18 East, M.D.M. & all that portion of the West ½ of Section 19, Township 13 North, Range 19 East, M.D.M.:

Commencing at the ¼ corner common to Section 24, Township 13 North, Range 18 East, and Section 19, Township 13 North, Range 19 East, thence South 00°02'27" East 634.90 feet; thence South 62°00'28" East 13.30 feet to the True Point of Beginning;

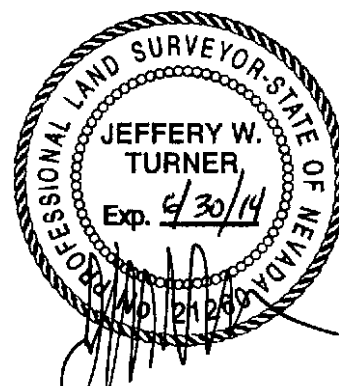
thence South 38°00'24" West 127.85 feet;  
thence along a curve concave to the North having a radius of 195.00 feet, a central angle of 134°12'35", and an arc length of 456.77 feet, the chord of said curve bears North 74°53'18" West 359.28 feet;  
thence South 89°39'55" East 299.40 feet;  
thence North 71°23'14" East 92.23 feet;  
thence South 62°00'28" East 43.91 feet to the True Point of Beginning.

Containing 52,105 square feet, more or less.

The Basis of Bearing for this description is the bearing N 00°02'27" W per that Record of Survey, filed for record on November 5, 1990 as Document Number 238109.

Note: Refer this description to your title company before incorporating into any legal document.

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November 3, 2013  
Job No. 12063

**Exhibit D**  
**DESCRIPTION**  
**U.S.F.S. Resultant (1318-24-701-007)**

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

All that parcel being in the Northeast ¼ of the Southeast ¼ of Section 24, Township 13 North, Range 18 East, M.D.M., more particularly described as follows:

All that parcel of land as described in that Grant, Bargain and Sale Deed, recorded June 6, 1985 in Book 685 at Page 334 as Document No. 118254.:

Excepting there from the following:

Commencing at the ¼ corner common to Section 24, Township 13 North, Range 18 East, and Section 19, Township 13 North, Range 19 East, thence South 00°02'27" East 634.90 feet to the True Point of Beginning;

thence South 00°02'27" East 15.74 feet;  
thence North 89°39'55" West 114.46 feet;  
thence North 71°23'14" East 92.23 feet;  
thence South 62°00'28" East 30.62 feet to the True Point of Beginning.

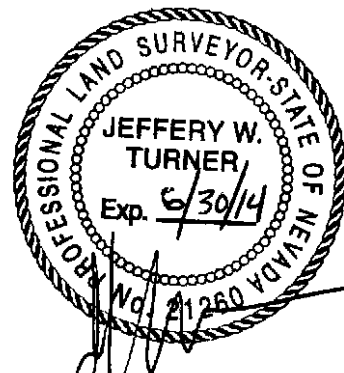
Also exception there from Kingsbury Grade (aka S.R. 207) and APN 1318-24-701-004.

Containing 7.166 acres, more or less.

The Basis of Bearing for this description is the bearing N 00°02'27" W per that Record of Survey, filed for record on November 5, 1990 as Document Number 238109.

Note: Refer this description to your title company before incorporating into any legal document.

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**Exhibit E**  
**DESCRIPTION**  
**U.S.F.S. Resultant (1319-19-201-001)**

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

All that parcel of land lying in the Northeast ¼ of the Northeast ¼ of Section 24, Township 13 North, Range 18 East, M.D.M., and in the West ½ of Section 19, Township 13 North, Range 19 East, M.D.M., more particularly described as follows:

All that parcel of land as described in that Grant, Bargain and Sale Deed, recorded April 14, 1995, in Book 495 Page 1901:

Excepting there from the following:

Commencing at the ¼ corner common to Section 24, Township 13 North, Range 18 East, and Section 19, Township 13 North, Range 19 East, thence South 00°02'27" East 634.90 feet; thence South 62°00'28" East 13.30 feet to the True Point of Beginning;

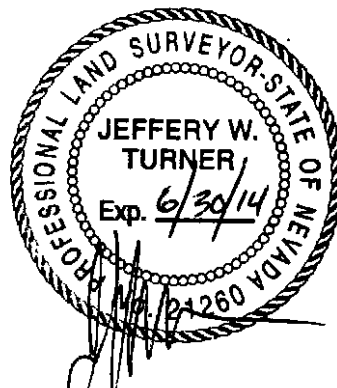
thence South 38°00'24" West 19.04 feet;  
thence North 00°02'27" West 21.25 feet;  
thence South 62°00'28" East 13.30 feet to the True Point of Beginning.

Said exception containing 125 square feet, more or less.

The Basis of Bearing for this description is the bearing N 00°02'27" W per that Record of Survey, filed for record on November 5, 1990 as Document Number 238109.

Note: Refer this description to your title company before incorporating into any legal document.

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**EXHIBIT F**

**ACCEPTANCE AND RELEASE**

BK 0214  
PG 2793  
2/14/2014

We, Terri Barker and Mark Harding, hereby accept the title adjustment offered by the United States in full and complete settlement of all title claims against the United States in relation to our property at 600 Kingsbury Grade; Douglas County. We have examined the maps, deeds/patents, locations of the recorded monuments set in the ground by a registered professional surveyor marking the boundary of the title adjustment, recordable instruments and other documents prepared to adjust the title of our property and believe they represent a complete, fair, and equitable settlement of all title issues related to our property.

By this Acceptance and Release, Terri Barker and Mark Harding releases and discharges the United States of America, as well as any past and present officials, employees, agents, attorneys, their successors and assigns, from any and all obligations, damages, liabilities and demands of any kind and nature whatsoever, whether suspected or unsuspected, at law or in equity, known or unknown, arising out of any and all title claims relating to the property at 600 Kingsbury Grade; Douglas County, including any claims for attorneys' fees and costs.

Terri Barker and Mark Harding will indemnify and save harmless the United States from any loss, claim, expense, demand or cause of action of any kind or character through the assertion by any assignee, subrogee, successor, heirs or legatee of claim or claims connected with the subject matter of this release, and from any loss incurred directly or indirectly by reason of the falsity or inaccuracy of any representation made by Terri Barker and Mark Harding.

12/11/13  
Date

  
\_\_\_\_\_  
Terri Barker

12/11/13  
Date

  
\_\_\_\_\_  
Mark Harding

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