

DOC # 847984
08/15/2014 12:43PM Deputy: AR
OFFICIAL RECORD
Requested By:
First American Title Mindel
Douglas County - NV
Karen Ellison - Recorder
Page: 1 of 3 Fee: \$41.00
BK-814 PG-3519 RPTT: 1053.00



A.P. No. 1420-33-101-001
Escrow No. 143-2468346-Rt/VT
R.P.T.T. \$1,053.00

WHEN RECORDED RETURN TO:
Justin Stone and Kristi Ruby
1204 Stephanie Way
Minden, NV 89423

MAIL TAX STATEMENTS TO:
1204 Stephanie Way
Minden, NV 89423

GRANT, BARGAIN and SALE DEED

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

Walton B. Clemens and Melani J. Clemens, husband and wife as joint tenants

do(es) hereby GRANT, BARGAIN and SELL to

Justin Cole Stone and Kristi Marie Ruby husband and wife as joint tenants
the real property situate in the County of Douglas, State of Nevada, described as follows:

ALL THAT CERTAIN LOT, PIECE, OR PARCEL OF LAND LYING, BEING AND SITUATE WITHIN THE NORTHWEST 1/4 OF SECTION 33, TOWNSHIP 14 NORTH, RANGE 20 EAST, M.D.B. & M., AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF THE NORTHWEST 1/4 OF SAID SECTION 33, WHICH POINT IS THE NORTHWEST CORNER OF THE HEREIN DESCRIBED PARCEL AND THE TRUE POINT OF BEGINNING; THENCE EAST, ALONG THE NORTH LINE OF SAID NORTHWEST 1/4, 230.00 FEET TO THE NORTHWEST CORNER OF THAT PARCEL DESCRIBED IN THE DEED TO L.C. BARONE, ET UX, RECORDED DECEMBER 10, 1968, IN BOOK 68, PAGE 662, OFFICIAL RECORDS OF DOUGLAS COUNTY, NEVADA; THENCE SOUTH AND PARALLEL TO THE WEST LINE OF SAID NORTHWEST 1/4 ALONG THE WEST LINE OF SAID BARONE PARCEL 290.00 FEET TO THE NORTHERLY RIGHT-OF-WAY LINE STEPHANIE LANE AS DESCRIBED IN THE DEED TO THE COUNTY OF DOUGLAS DATED JUNE 27, 1984 AND RECORDED AUGUST 2, 1984, IN BOOK 884, OF OFFICIAL RECORDS, PAGE 213, DOUGLAS COUNTY, NEVADA, AS DOCUMENT NO. 104488; THENCE WEST ALONG SAID NORTHERLY RIGHT-OF-WAY LINE 230.00 FEET TO THE WEST LINE OF AFORESAID SECTION 33; THENCE NORTH ALONG SAID WEST LINE 290.40 FEET TO THE NORTHWEST CORNER OF SAID SECTION 33 AND THE TRUE POINT OF BEGINNING.

Per NRS 111.312, this legal description was prepared by First American Title whose mailing address is 1663 Highway, 395, Suite 101, Minden, Nv 89423

- 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: 08/07/2014


COPY

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PG-3520
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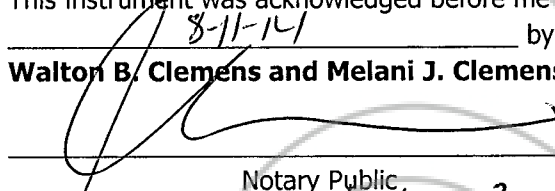
Walton B. Clemens



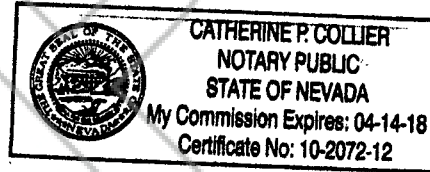
Melani J. Clemens

STATE OF **NEVADA**)
 : **ss.**
COUNTY OF)
DOUGLAS

This instrument was acknowledged before me on
8-11-14 by
Walton B. Clemens and Melani J. Clemens.



Notary Public
(My commission expires: 4-11-2018)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated
08/07/2014 under Escrow No. 143-2468346