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OFFICIAL RECORDS

Requested By:
NV ENERGY

APN(s): 1220-04-101-005 & 1220-04-201-002

DOUGLAS COUNTY RECORDERS
Karen Ellison - Recorder

WHEN RECORDED MAIL TO:

Property Services
✓ NV Energy
P.O. Box 10100 MS S4B20
Reno, NV 89520

Page: 1 of 6 Fee: \$ 19.00

Bk: 0914 Pg: 1770



Deputy: sg

GRANT OF EASEMENT

Roman Catholic Bishop of Reno, a corporation sole, ("**Grantor**"), for One Dollar (\$1.00) and other good and valuable consideration – receipt of which is hereby acknowledged – and on behalf of itself and its successors and assigns, grants and conveys to Sierra Pacific Power Company, a Nevada corporation, d/b/a NV Energy ("**Grantee**") and its successors and assigns a perpetual right and easement:

1. to construct, operate, add to, modify, maintain and remove communication facilities and electric line systems for the distribution of electricity underground, consisting of cables, conduit, duct banks, manholes, vaults, and other equipment, fixtures, apparatus, and improvements ("**Underground Utility Facilities**") upon, over, under and through the property legally described and generally depicted in Exhibit A attached hereto and by this reference made a part of this Grant of Easement ("**Easement Area 1**");
2. to construct, operate, add to, modify, maintain and remove communication facilities and electric line systems for the distribution of electricity underground, consisting of transformers (aboveground or underground), service boxes/meter panels (aboveground or underground), cabinets (aboveground or underground), bollards (aboveground), and other equipment, fixtures, apparatus, and improvements ("**Additional Utility Facilities**") upon, over, under and through the property legally described and generally depicted in Exhibit B attached hereto and by this reference made a part of this Grant of Easement ("**Easement Area 2**");
3. for the unrestricted passage of vehicles and pedestrians within, on, over and across Easement Area 1, Easement Area 2, and the property legally described in Exhibit C attached hereto and by this reference made a part of this Grant of Easement ("**Easement Area 3**");
4. for the ingress of vehicles and pedestrians to and the egress of vehicles and pedestrians from, the Easement Area 1, Easement Area 2, and Easement Area 3; and
5. to remove, clear, cut or trim any obstruction or material (including trees, other vegetation and structures) from the surface or subsurface of Easement Area 1 and Easement Area 2 as Grantee may deem necessary or advisable for the safe and proper use and maintenance of

Proj. # 3000656617

Project Name: E-1353 CENTERVILLE LN-COML-E-THE ROMAN CATHOLIC BISHOP OF RENO

Reference Document: 501356 & 402395

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the Underground Utility Facilities in Easement Area 1 or the Additional Utility Facilities in Easement Area 2.

Grantee will be responsible for any damages, proximately caused by Grantee negligently constructing, operating, adding to, maintaining, or removing the Underground Utility Facilities and/or the Additional Utility Facilities, to any tangible, personal property or improvements owned by Grantor and located on Easement Area 1 and/or Easement Area 2 on the date Grantor signs the Grant of Easement. However, this paragraph does not apply to, and Grantee is not responsible for, any damages caused when Grantee exercises its rights under numbered paragraph 5 above.

Grantor covenants for the benefit of Grantee, its successors and assigns, that no building, structure or other real property improvements will be constructed or placed on or within the Easement Area 1 or Easement Area 2 without the prior written consent of Grantee, such structures and improvements to include, but not be limited to, drainage, trees, bridges, signage, roads, fencing, storage facilities, parking canopies, and other covered facilities. Grantee and Grantor must document Grantee's consent by both signing Grantee's standard, recordable use agreement. Grantor retains, for its benefit, the right to maintain, use and otherwise landscape Easement Area 1 and Easement Area 2 for its own purposes; provided, however, that all such purposes and uses do not interfere with Grantee's rights herein and are in all respects consistent with the Grantee's rights herein, Grantee's electrical practices, and the National Electrical Safety Code. Grantee may use this easement to provide service to any of its customers.

To the fullest extent permitted by law, Grantor and Grantee waive any right each may have to a trial by jury in respect of litigation directly or indirectly arising out of, under or in connection with this Grant of Easement. Grantor and Grantee further waive any right to consolidate any action in which a jury trial has been waived with any other action in which a jury trial cannot be or has not been waived.

[signature page follows]

GRANTOR:

ROMAN CATHOLIC BISHOP OF RENO

Rev. P.J. McCallum

By:

Title: *pastor REV. P.J. McCallum*

STATE OF NEVADA)
COUNTY OF COUNTY DOUBLAS ^{SS.}

This instrument was acknowledged before me on AUGUST 22, 2014 by REV PAUL J McCallum as REVEREND of Roman Catholic Bishop of Reno.

Sherr L Blanchard

Signature of Notarial Officer

Notary Seal Area →

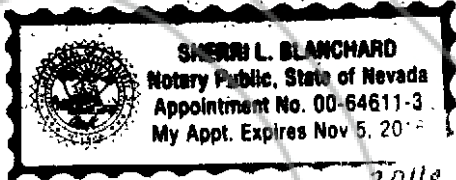


Exhibit A

APN 1220-04-101-005

All that certain lot, piece or parcel of land situate in the County of Douglas, State of Nevada, described as follows:

A parcel of land, located in the West 1/2 of the Northwest 1/4 of Section 4, Township 12 North, Range 20 East, M.D.B. & M., Douglas County, Nevada, more particularly described as follows:

Commencing at the Northeast corner of said Section 4, proceed South 68°55'30" West, 4564.95 feet, to the Northeast corner of the Lampe Homestead Parcel; thence North 82°45'31" West, 198.44 feet, along the North boundary of the Lampe Homestead, to the True Point of Beginning, which is the Southeast corner of the parcel; proceed thence North 82°45'31" West, 184.00 feet, along the North boundary of the Lampe Homestead Parcel, to the Northwest corner of said Lampe Homestead Parcel; thence North 1°33'07" West 66.30 feet; thence North 81°29'43" West 188.90 feet, to the Southwest corner of the parcel; thence North 1°29'43" West 507.88 feet, to the Northwest corner of the parcel; thence South 74°59'43" East, 109.88 feet, thence South 79°53'15" East, 358.04 feet, to the Northeast corner of the parcel; thence South 7°54'53" West, 538.93 feet to the point of beginning.

Per NRS 111.312, this legal description was previously recorded in the County Recorder of Douglas County, State of Nevada, on December 6, 1996 in Book 1296, Page 0878 as Document No. 402395.

APN 1220-04-201-002

Douglas County Assessor's Parcel Number 1220-04-201-002 as shown on that certain Annexation Map for St. Gall Catholic Church to the Minden Gardnerville Sanitation District, recorded in Book 1000, Page 2435, as Document Number 501356 on October 13, 2000, Official Records of Douglas County, Nevada.

Notwithstanding the foregoing, with respect to the Underground Utility Facilities, Easement Area 1 shall be reduced to an area ten (10) feet in width, being five (5) feet on each side of the centerline of the Underground Utility Facilities originally installed in connection with **Sierra Pacific Power Company Project ID 3000656617.**

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Exhibit B

APN 1220-04-101-005

All that certain lot, piece or parcel of land situate in the County of Douglas, State of Nevada, described as follows:

A parcel of land, located in the West 1/2 of the Northwest 1/4 of Section 4, Township 12 North, Range 20 East, M.D.B. & M., Douglas County, Nevada, more particularly described as follows:

Commencing at the Northeast corner of said Section 4, proceed South 68°55'30" West, 4564.95 feet, to the Northeast corner of the Lampe Homestead Parcel; thence North 82°45'31" West, 198.44 feet, along the North boundary of the Lampe Homestead, to the True Point of Beginning, which is the Southeast corner of the parcel; proceed thence North 82°45'31" West, 184.00 feet, along the North boundary of the Lampe Homestead Parcel, to the Northwest corner of said Lampe Homestead Parcel; thence North 1°33'07" West 66.30 feet; thence North 81°29'43" West 188.90 feet, to the Southwest corner of the parcel; thence North 1°29'43" West 507.88 feet, to the Northwest corner of the parcel; thence South 74°59'43" East, 109.88 feet, thence South 79°53'15" East, 358.04 feet, to the Northeast corner of the parcel; thence South 7°54'53" West, 538.93 feet to the point of beginning.

Per NRS 111.312, this legal description was previously recorded in the County Recorder of Douglas County, State of Nevada, on December 6, 1996 in Book 1296, Page 0878 as Document No. 402395.

APN 1220-04-201-002

Douglas County Assessor's Parcel Number 1220-04-201-002 as shown on that certain Annexation Map for St. Gall Catholic Church to the Minden Gardnerville Sanitation District, recorded in Book 1000, Page 2435, as Document Number 501356 on October 13, 2000, Official Records of Douglas County, Nevada.

Notwithstanding the foregoing, with respect to the Additional Utility Facilities, Easement Area 2 shall be reduced to an area that includes the Additional Utility Facilities plus three (3) feet in all directions around the perimeter of the Additional Utility Facilities.

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Reference Document: 501356 & 402395

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Exhibit C

APN 1220-04-101-005

All that certain lot, piece or parcel of land situate in the County of Douglas, State of Nevada, described as follows:

A parcel of land, located in the West 1/2 of the Northwest 1/4 of Section 4, Township 12 North, Range 20 East, M.D.B. & M., Douglas County, Nevada, more particularly described as follows:

Commencing at the Northeast corner of said Section 4, proceed South 68°55'30" West, 4564.95 feet, to the Northeast corner of the Lampe Homestead Parcel; thence North 82°45'31" West, 198.44 feet, along the North boundary of the Lampe Homestead, to the True Point of Beginning, which is the Southeast corner of the parcel; proceed thence North 82°45'31" West, 184.00 feet, along the North boundary of the Lampe Homestead Parcel, to the Northwest corner of said Lampe Homestead Parcel; thence North 1°33'07" West 66.30 feet; thence North 81°29'43" West 188.90 feet, to the Southwest corner of the parcel; thence North 1°29'43" West 507.88 feet, to the Northwest corner of the parcel; thence South 74°59'43" East, 109.88 feet, thence South 79°53'15" East, 358.04 feet, to the Northeast corner of the parcel; thence South 7°54'53" West, 538.93 feet to the point of beginning.

Per NRS 111.312, this legal description was previously recorded in the County Recorder of Douglas County, State of Nevada, on December 6, 1996 in Book 1296, Page 0878 as Document No. 402395.

APN 1220-04-201-002

Douglas County Assessor's Parcel Number 1220-04-201-002 as shown on that certain Annexation Map for St. Gall Catholic Church to the Minden Gardnerville Sanitation District, recorded in Book 1000, Page 2435, as Document Number 501356 on October 13, 2000, Official Records of Douglas County, Nevada.

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