

Assessor's Parcel Number: N/A

Date: OCTOBER 9, 2014

Recording Requested By:

Name: JEANE COX, COMMUNITY DEVELOPMENT

Address: _____

City/State/Zip: _____

Real Property Transfer Tax: \$ N/A



00000882201408506010080081

KAREN ELLISON, RECORDER

GRANT OF EASEMENT #2014.203

(Title of Document)

FILED

40. 2014.203

2014 OCT -9 AM 8: 37

APN: 1318-22-002-104
(portion of)

WHEN RECORDED MAIL TO:
Property Services Department
NV Energy
P.O. Box 10100 MS S4B20
Reno, NV 89520

TED THUAN
CLERK
BY *[Signature]* DEPUTY

**GRANT OF EASEMENT
FOR GUY WIRE AND/OR ANCHOR**

Douglas County, a political subdivision of the State of Nevada, ("Grantor") for One Dollar (\$1.00) and other and good valuable consideration, receipt of which is hereby acknowledged, grants and conveys to Sierra Pacific Power Company, a Nevada corporation, d/b/a NV Energy ("Grantee"), its successors and assigns, a non-exclusive easement:

1. to construct, operate, add to, modify, maintain and remove anchors, guys, and other appurtenant improvements ("Utility Facilities") upon, over, under and through the property described in Exhibit "A" hereto and by this reference made a part of this Grant of Easement ("Easement Area");
2. for the ingress and egress of vehicles authorized by Grantee and pedestrian access for Grantee's employees, agents or contractors within, on, over and across the Easement Area and;
3. to remove, clear, cut or trim any obstruction or material (including trees, other vegetation and structures) from the surface or subsurface of the Easement Area as Grantee may deem necessary or advisable for the safe and proper use and maintenance of the electric line systems and communication facilities in the Easement Area. Grantee recognizes the Easement Area is located on a parcel primarily used for the treatment of drainage and storm water runoff through the use of a detention/retention pond and vegetation. Grantee will not interfere with the primary use of the parcel and will not remove, clear, cut or trim any material (including trees, other vegetation and structures) outside of the Easement Area without the prior written approval of the Douglas County Engineer or his/her designee.

This Easement will automatically terminate and be deemed abandoned upon the permanent removal of the guy wires, anchors and other appurtenant improvements. Upon termination Grantee shall restore the Easement Area, as reasonably practicable.

Grantee will be responsible for any damages, losses, expenses, fines, costs, and liabilities (including without limitation, all interest, penalties, and attorneys' fees) based upon, or arising out of, any claim of personal injury, property damage, construction delay, or other claim resulting from Grantee negligently or willfully constructing, operating, adding to, maintaining, or removing the Utility Facilities, Grantee must fully and completely comply with all applicable local, state and

Proj. #3000724993

Project Name: E-RELO XFMR& STL-EUGENE DR-KGID-E

Reference Document: 0645914

GOE

federal laws, regulations, orders, or requirements of any sort in carrying out its rights pursuant to this Easement, including, but not limited to, all federal, state, and local codes and requirements. However, this paragraph does not apply to, and Grantee is not responsible for, any damages caused when Grantee exercises its rights under numbered paragraph 3 above.

Grantee, at no cost to Grantor, shall maintain the Easement Area in good, safe, clean condition and repair.

This Easement is not transferrable and any assignment or attempted assignment of this Easement or any of the rights granted herein shall be null and void, except an assignment to an affiliate of Grantee.

Grantor covenants for the benefit of Grantee, its successors and assigns, that no new building, structure or other real property improvements will be constructed or placed on or within the Easement Area without the prior written consent of Grantee (which Grantee will not unreasonably withhold), 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 the Easement Area 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.

GRANTOR:
DOUGLAS COUNTY

Doug N. Johnson
By: Doug N. Johnson
Title: Chair, Board of County Commissioners

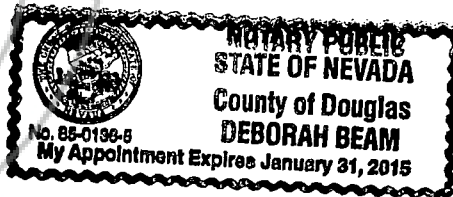
STATE OF Nevada)

COUNTY OF Douglas)

This instrument was acknowledged before me on October 2, 2014 by Doug N. Johnson as Chair of Douglas County.

Deborah Beam
Signature of Notarial Officer

Seal Area →



APN: 1318-22-002-104
Proj. #3000724993
Project Name: E-RELO XFMR& STL-EUGENE DR-KGID-E
Reference Document: 0645914
GOE



W.O. 3000724993
Douglas County
APN: 1318-22-002-104

EXHIBIT "A"
ANCHOR EASEMENT

A portion of the Southeast quarter of Section 22, Township 13 North, Range 18 East, M.D.M., Douglas County, Nevada; situated within the Parcel of land shown on the Parcel Map for Meadow Brook Associates, LP, recorded as document number 629016 on November 12, 2004, Official Records of Douglas County, Nevada; more particularly described as follows:

An easement, 5 feet in width, lying 2.5 feet on each side of the following described centerline:

Commencing at a Found $\frac{3}{4}$ " Iron Pipe with Illegible Cap marking the westernmost corner of said parcel;

Thence North $30^{\circ}46'41"$ East, 150.46 feet to the southeasterly line of an existing Public Utility Easement granted on said Parcel Map, said point being the **point of beginning**;

Thence South $61^{\circ}46'39"$ East, 21.79 feet to the **terminus of this description**.

The sidelines of said easement are to be extended or truncated as to terminate on the southeasterly boundary of said Public Utility Easement.

See Exhibit "A-1" attached hereto and made a part thereof.

The Basis of Bearings for this Exhibit is said Parcel Map.

Prepared By: Leland Johnson

1 of 1

EXHIBIT A-1

US FOREST SERVICE
APN: 1318-22-001-009

TAHOE SHORES LLC
APN: 1318-22-002-002
DEED: 787255

5' EASEMENT
PER PM 629016

KAHLE DR.

P.O.B.

S61°46'39"E
21.79'

5'

DOUGLAS COUNTY
APN: 1318-22-002-104
PM 629016
EASEMENT AREA: 109 SF±

N30°46'41"E
150.46'

P.O.C.
FND 3/4" IP
W/ CAP
ILLEGIBLE

MEADOW BROOK
ASSOCIATES LP
APN: 1318-22-002-103

UNIVERSITY OF NEVADA
APN: 1318-22-002-105

N

SCALE: 1" = 80'

S:\Survey\CSE\Cse_Cod\3000727697 - Tahoe As Built (Carson)\dwg\3000727697 - Tahoe As Built (Carson).dwg <J25679> 03Sep14-12:33



6100 NEIL RD.
RENO, NV 89511
775-834-4011

EXHIBIT MAP

ANCHOR EASEMENT
DOUGLAS COUNTY

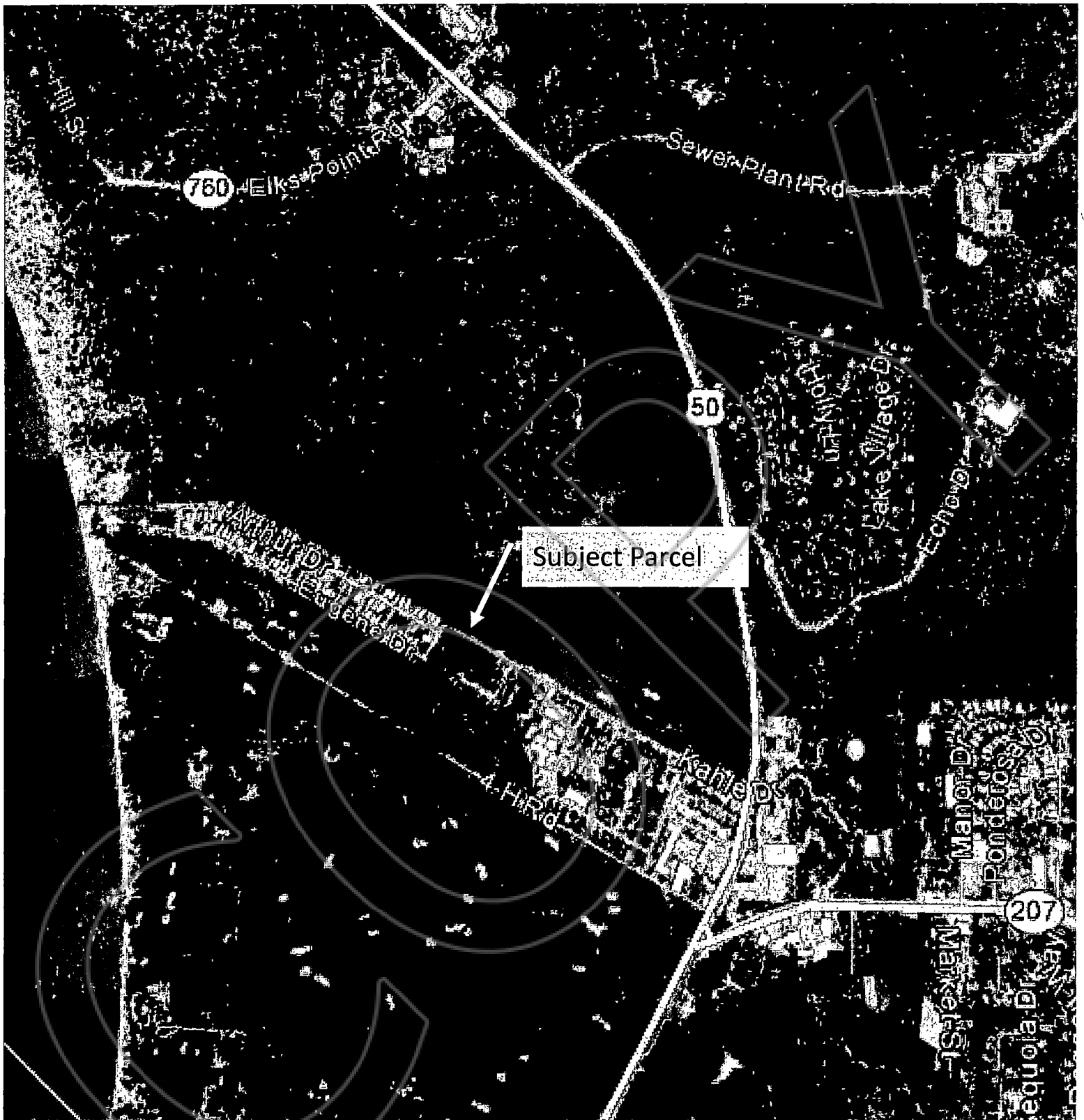
A.P.N.: 1318-22-002-104

SEC. 22, T. 13 N., R. 18 E., M.D.M.

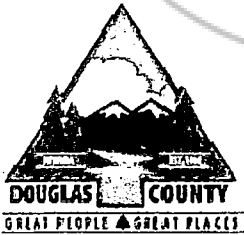
STATELINE DOUGLAS COUNTY NEVADA

9/03/14

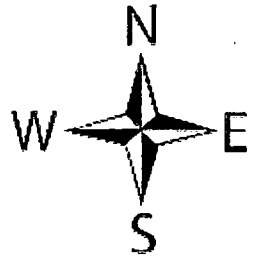
PAGE 1 OF 1

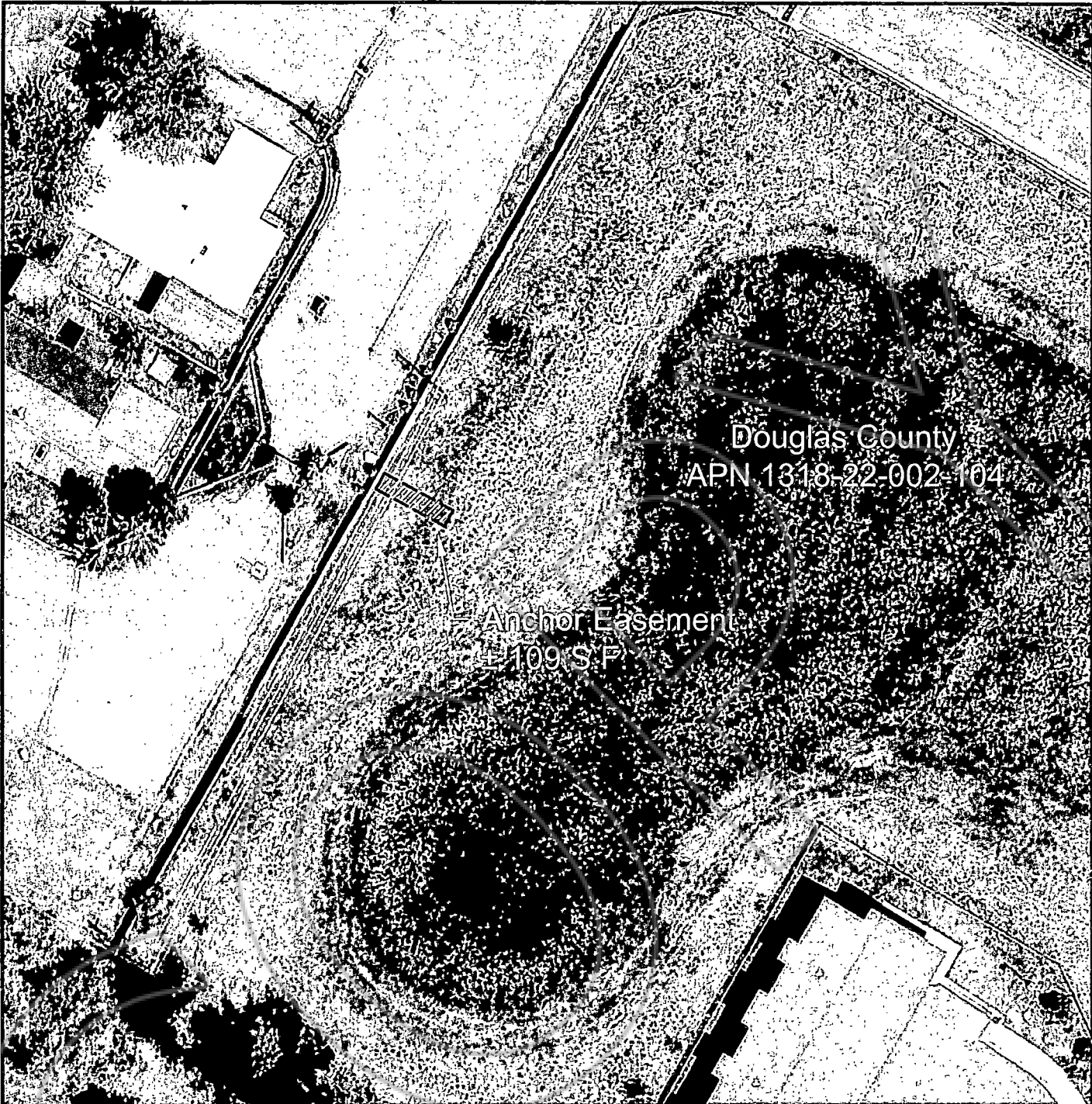


Subject Parcel



BOCC Attachment No.1





Douglas County
APN 1318-22-002-104

Anchor Easement
± 109'S'P



1" = 40'



COPY

Douglas County

State of Nevada

CERTIFIED COPY

I certify that the document to which this certificate is attached is a full and correct copy of the original record on file in the Clerk-Treasurer's Office on this

9th day of Dec, 2014

By [Signature] Deputy