

**RECORDING REQUESTED BY:**

Tahoe Regional Planning Agency  
Post Office Box 5310  
Stateline, NV 89449



KAREN ELLISON, RECORDER

**WHEN RECORDED MAIL TO:**

Tahoe Regional Planning Agency  
Post Office Box 5310  
Stateline, NV 89449  
Attn: Theresa Avance, Senior Planner  
TRPA File # LLAD2013-0300

**DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS  
FOR COVERAGE ASSIGNMENT ("DEED RESTRICTION")  
TO BE RECORDED AGAINST APN 1318-22-001-014**

This Deed Restriction is made this 21 day of November, 2014, by the Douglas County Sewer Improvement District No. 1, a municipal corporation (hereinafter "Declarant").

**RECITALS**

1. Declarant is the owner of certain real property located in Douglas County, State of Nevada, described as follows:

See attached "Exhibit A".

Said parcel was recorded on April 17, 2014 in the Office of the Douglas County recorder, Document 841059, and having Assessor's Parcel Number (APN) 1318-22-001-014 (formerly a portion of APN ~~1318-15-804-008~~), (hereinafter "Property"). 22-001-008

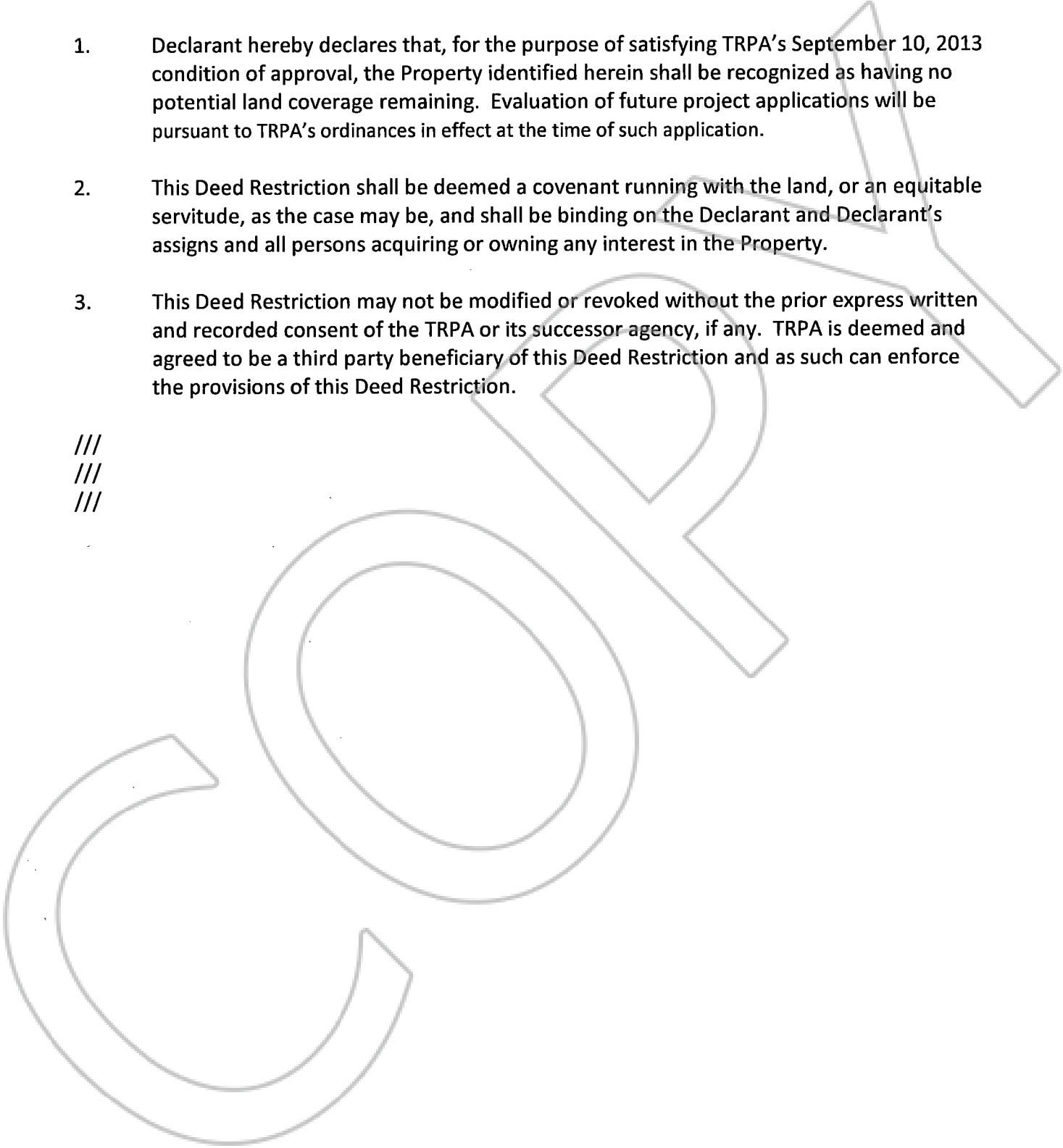
2. The property is located in the Tahoe Region as described in the Tahoe Regional Planning Compact (P.L. 96-551, 94 Stat. 3233, 1980), which region is subject to the regional plan and ordinances adopted by the TRPA pursuant to the Tahoe Regional Planning Compact.

3. Declarants' property was affected by a lot line adjustment approved by the TRPA on September 10, 2013, subject to certain conditions contained on said approval, including a condition that Declarant record a deed restriction permanently assuring that no potential land coverage remains on the parcel.

**DECLARATIONS**

1. Declarant hereby declares that, for the purpose of satisfying TRPA's September 10, 2013 condition of approval, the Property identified herein shall be recognized as having no potential land coverage remaining. Evaluation of future project applications will be pursuant to TRPA's ordinances in effect at the time of such application.
2. This Deed Restriction shall be deemed a covenant running with the land, or an equitable servitude, as the case may be, and shall be binding on the Declarant and Declarant's assigns and all persons acquiring or owning any interest in the Property.
3. This Deed Restriction may not be modified or revoked without the prior express written and recorded consent of the TRPA or its successor agency, if any. TRPA is deemed and agreed to be a third party beneficiary of this Deed Restriction and as such can enforce the provisions of this Deed Restriction.

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IN WITNESS WHEREOF, Declarant has executed this Deed Restriction this the day and year written above.

Declarant's Signature:

Jim Padilla

Dated: 11/21/2014

Jim Padilla, District Manager  
Douglas County Sewer Improvement District No. 1

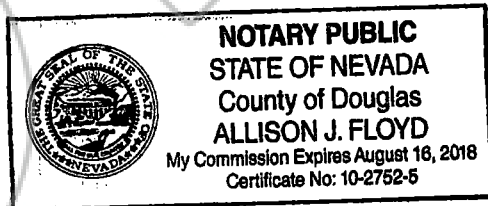
STATE OF )  
 ) SS.  
COUNTY OF )

On November 21, 2014 before me, Allison Floyd, Notary Public, personally appeared Jim Padilla, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of Nevada that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature: Allison Floyd



APPROVED AS TO FORM:

Theresa Avance 9/10/13

Tahoe Regional Planning Agency

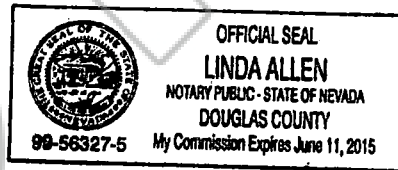
STATE OF Nevada )  
 ) SS.  
COUNTY OF Douglas )

On 9-10-13, before me, Linda Allen, Notary Public, personally appeared Theresa Avance, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of Nevada that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature: Linda Allen



**DESCRIPTION  
ADJUSTED PARCEL 3  
(FROM ORDER OF CONDEMNATION)  
DOUGLAS COUNTY SEWER IMPROVEMENT DISTRICT NO. 1**

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

A parcel of land located within a portion of Section 22, Township 13 North, Range 18 East, Mount Diablo Meridian, more particularly described as follows:

A portion of Parcel 3 per the Final Order of Condemnation filed for record November 12, 1969 in the office of Recorder, Douglas County, Nevada in Book 71, Page 355, further described as follows:

Commencing at the northeast corner of said Section 22, a found USGLO Brass Cap;

thence along the north line of said Section 22, North 89°59'08" West, 1629.59 feet to the northeast corner of said Parcel 3, said point falling on the westerly right-of-way line of U.S. Highway 50, the POINT OF BEGINNING;

thence along said westerly right-of-way line of U.S. Highway 50, South 47°39'57" East, 38.62 feet;

thence North 89°59'08" West, 65.30 feet to a point on the easterly boundary of Parcel 2 as shown on the Parcel Map for Dr. C.O. Thompson filed for record May 7, 1975 in said office of Recorder as Document No. 80018;

thence along said easterly boundary of Parcel 2, North 35°56'44" East, 32.11 feet to a point on said north line of Section 22;

thence along said north line of Section 22, South 89°59'08" East, 17.90 feet to the POINT OF BEGINNING, containing 1,082 square feet or 0.02 acres, more or less.

The Basis of Bearing of this description is South 89°52'15" West, the South Line of Parcel C as shown on the Parcel Map for Round Hill, Ltd. filed for record in said office of Recorder as Document No. 36918.

Prepared By: R.O. ANDERSON ENGINEERING, INC.  
P.O. Box 2229  
Minden, Nevada 89423

