

971-

Prepared by, recording requested by
and return to:

APN: 1320-33-210-072

Name: Alton Anker
Company: A & A Construction Inc
Address: P.O. Box 995
City: Minden
State: Nevada Zip: 89423
Phone: 775-782-5957
Fax: 775-782-0322



KAREN ELLISON, RECORDER

NOTICE OF LIEN—CORPORATION

(Nevada Revised Statute §108.226)

NOTICE IS HEREBY GIVEN that Sue Anker, A & A Construction Inc., in his/her official capacity as Secretary/ Treasurer, of A & A Construction Inc., a Nevada corporation, claims a Mechanic's and Materialsman's Lien upon the property hereinafter particularly described, which property is located in the County of Douglas, State of Nevada, and which claim is made pursuant to the laws of the State of Nevada, particularly Chapter 108 of the Nevada Revised Statutes, as amended, for the value of \$ 126,596.87 furnished by lien claimant for the improvement of real property hereinafter particularly described, located in the County of Douglas, State of Nevada.

That the whole of the real property hereinafter particularly described has been or is in the process of improvement and is reasonably necessary for the convenient use of occupation of said property.

Claimant further states:

1. That the name of the owner(s) or reputed owner(s) of the premises sought to be charged is/are, The Ranch at Gardnerville I, LLC 1830 College Pkwy, Suite 200 Carson City Nevada 89706

2. That the name of the person by whom lien claimant was employed and to whom lien claimant furnished Clearing; Grubbing; Modifying Existing Utilities; Earthwork; & Grading in connection with the project is The Ranch at Gardnerville I, LLC, Phase IIC, IID, IIE Subdivision Improvement Project, 1830 College Pkwy, Suite 200 Carson City Nevada 89706.

3. That the terms, time given and conditions of the contract were to furnish Earthwork, Grading & Sewer Materials commencing 6/1/2015 and completing the work at a future date for the amount of One Million, sixty thousand dollars and no cents, (\$1,060,000.00) with final payment to be made upon completion. The first work by the lien claimant commenced on 6/1/2015.

4. That Clearing; Grubbing; Modifying Existing Utilities; Earthwork and Grading have been furnished to and actually used upon the above-described project in the amount of; One hundred twenty-six thousand five hundred ninety-six dollars and eighty-seven cents,

(\$ 126,596.87); that to date moneys owing is, One hundred twenty-six thousand five hundred ninety-six dollars and eighty-seven cents, (\$126,596.87).

5. Lien claimant is informed and believes that the work of improvement has been completed.

6. That a demand for payment has been made by lien claimant and that no part or portion of the amount due and owing has been paid; that there are no further off-sets to the claim and that the sum of One hundred twenty-six thousand five hundred ninety-six dollars and eighty-seven cents, (\$126,596.87), plus interest is now due and owing to lien claimant on account of Clearing, Grubbing, Modifying Existing Utilities, Earthwork and Grading furnished as above specified and that the undersigned claims a lien upon the real property particularly described herein for said sum, together with interest and attorney's fees as provided by law.

7. That the real property sought to be charged with this Claim of Lien upon which the above-described work of improvement has been made is located in the County of Douglas, State of Nevada, and is particularly described The Ranch at Gardnerville Phase IIC, IID & IIE Subdivision Improvement Project, Portion of Heybourne, Snaffle Bit Dr., Hat Band Court & Lasso Lane or Description : As a portion and as per the resultant legal description per attached, that is displayed by Douglas County Assessor's Office website when entering the APN where the property is located APN 1320-33-210-072, APN 1320-33-210-063 (Exhibit A), and more specifically described by the attached Legal Description (Exhibit B); The Ranch at Gardnerville Phases IIC, IID & IIE Over Portion APN 1320-33-210-072 "For Security Purposes Only" provided by R.O. Anderson Engineering, Inc., as well as for your reference see attached descriptive layout map IIC, IIC & IIE (Exhibit C).

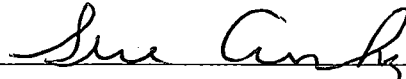
DATED this 6th day of October, 2015


Sue Anker – Secretary/ Treasurer

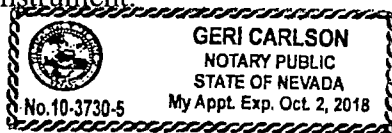
VERIFICATION

I, the undersigned, say, I am the lien claimant in the foregoing Notice of Claim of Lien, I have read the foregoing Notice of Claim of Lien, know the contents thereof and state that the same is true.

STATE OF NEVADA
COUNTY OF Douglas



On the 6 day of Oct, 2015 personally appeared before me, a notary public, Sue Anker, known (or proved) to me to be the person whose name is subscribed to the above instrument, who acknowledged that executed the above instrument.




NOTARY PUBLIC

EXHIBIT "A"

0028-075-13
04/01/13
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**DESCRIPTION
ADJUSTED 'REMAINDER'
(A.P.N. 1320-33-210-063)**

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

A parcel of land located within portions of the Northeast one-quarter (NE) of Section 32 and the Northwest one-quarter (NW) of Section 33, Township 13 North, Range 20 East, Mount Diablo Meridian, Douglas County, Nevada, described as follows:

Commencing at the northwesterly corner of the Remainder parcel as shown on the Amended Final Map for The Ranch at Gardnerville, Phase 1, recorded March 30, 2012 in the office of Recorder, Douglas County, Nevada as Document No. 799923, the POINT OF BEGINNING;

thence along the boundary of said Remainder parcel, the following courses:

- South 89°42'55" East, 1770.21 feet;
- South 00°25'14" West, 897.89 feet;
- South 89°20'57" East, 265.76 feet;
- South 00°39'03" West, 95.00 feet;
- North 89°20'57" West, 66.10 feet;
- Along the arc of a curve to the right having a radius of 12.50 feet, central angle of 108°52'47", arc length of 23.75 feet, and chord bearing and distance of North 34°54'33" West, 20.34 feet;
- Along the arc of a reverse curve having a radius of 55.50 feet, central angle of 296°04'07", arc length of 286.79 feet, and chord bearing and distance of South 51°29'47" West, 58.76 feet;
- Along the arc of a reverse curve having a radius of 12.50 feet, central angle of 58°02'04", arc length of 12.66 feet, and chord bearing and distance of South 67°31'15" East, 12.13 feet;
- Along the arc of a reverse curve having a radius of 59.50 feet, central angle of 33°07'08", arc length of 34.39 feet, and chord bearing and distance of South 55°03'47" East, 33.92 feet;
- South 18°22'39" West, 98.63 feet;
- South 69°59'15" East, 148.50 feet;
- South 20°00'45" West, 179.00 feet;
- South 69°59'15" East, 220.50 feet;
- Along the arc of a curve to the left having a radius of 837.50 feet, central angle of 17°11'34", arc length of 251.31 feet, and chord bearing and distance of South 78°35'02" East, 250.37 feet;

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04/01/13
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Along the arc of a reverse curve having a radius of 26.50 feet, central angle of 87°49'52", arc length of 40.62 feet, and chord bearing and distance of South 43°15'53" East, 36.76 feet;
South 00°39'03" West, 199.50 feet;
South 41°36'44" West, 51.12 feet;
North 89°20'57" West, 307.13 feet;
North 89°19'12" West, 363.85 feet;
North 64°33'55" West, 203.37 feet;
North 47°06'33" West, 139.68 feet;

thence North 50°24'38" West, 302.49 feet;
thence South 43°28'29" West, 75.37 feet;
thence North 46°31'31" East, 42.00 feet;
thence along the easterly line of Lot 'C' as shown on the Final Subdivision Map for The Ranch at Gardnerville, Phase 1, recorded December 13, 2007 in said office of Recorder as Document No. 714735, North 43°28'29" East, 100.00 feet;
thence along the northerly line of said Lot 'C', North 46°31'31" West, 120.00 feet;
thence continuing North 46°31'31" West, 247.02 feet;
thence along said boundary of the Remainder parcel, the following courses:

North 61°51'07" West, 41.78 feet;
North 53°16'33" West, 451.59 feet;
North 36°43'27" East, 38.44 feet;
North 80°57'39" East, 172.21 feet;
North 73°15'23" East, 45.56 feet;

Along the arc of a non-tangent curve to the right having a radius of 51.50 feet, central angle of 77°24'55", arc length of 69.58 feet, and chord bearing and distance of North 33°09'38" East, 64.41 feet;

Along the arc of a reverse curve having a radius of 15.00 feet, central angle of 64°20'23", arc length of 16.84 feet, and chord bearing and distance of North 39°41'54" East, 15.97 feet;

Along the arc of a reverse curve having a radius of 57.00 feet, central angle of 31°30'49", arc length of 31.35 feet, and chord bearing and distance of North 23°17'07" East, 30.96 feet;

North 39°02'31" East, 87.04 feet;

Along the arc of a curve to the right having a radius of 24.00 feet, central angle of 61°32'07", arc length of 25.78 feet, and chord bearing and distance of North 69°48'35" East, 24.55 feet;

North 10°34'38" East, 82.65 feet;
North 51°48'58" East, 33.80 feet;
North 38°11'02" West, 30.00 feet;
South 51°48'58" West, 60.37 feet;
North 43°01'39" West, 17.92 feet;

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North 73°34'53" West, 123.75 feet;

thence North 29°24'04" West, 60.05 feet;
thence along the arc of a non-tangent curve to the right having a radius of 447.00 feet, central angle of 07°35'37", arc length of 59.24 feet, and chord bearing and distance of South 67°08'07" West, 59.20 feet;
thence South 70°55'55" West, 194.46 feet;
thence South 19°04'05" East, 50.01 feet;
thence along said boundary of the Remainder parcel, the following courses:

South 35°38'58" West, 147.19 feet;
South 80°43'22" West, 37.11 feet;
North 53°16'33" West, 131.78 feet;
North 45°08'57" West, 130.11 feet;
North 42°44'35" West, 273.47 feet;

thence along a line 25-feet offset easterly of and parallel with the westerly boundary of said Remainder parcel, North 00°20'20" East, 259.44 feet;
thence North 89°42'55" West, 25.00 feet;
thence along said westerly boundary of the Remainder parcel, North 00°20'20" East, 30.00 feet to the POINT OF BEGINNING, containing 46.58 acres, more or less.

The Basis of Bearing of this description is South 89°42'55" East, the north line of the Remainder parcel as shown on the Amended Final Map for The Ranch at Gardnerville, Phase 1, recorded March 30, 2012 in the office of Recorder, Douglas County, Nevada as Document No. 799923.

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

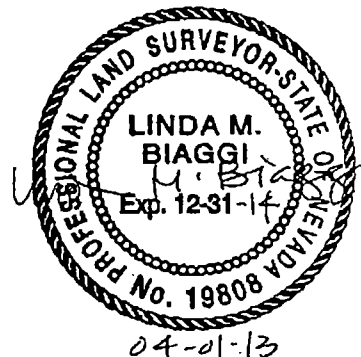


Exhibit B

1829-006
08/15/13
Page 1 of 2

DESCRIPTION
THE RANCH AT GARDNERVILLE
PHASES IIC-E
(Over Portion A.P.N. 1320-33-210-072)

FOR SECURITY PURPOSES ONLY

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

A parcel of land located within portions of the Northeast one-quarter (NE) of Section 32 and the Northwest one-quarter (NW) of Section 33, Township 13 North, Range 20 East, Mount Diablo Meridian, Douglas County, Nevada, described as follows:

Commencing at the northeasterly corner of the Remainder parcel as shown on the Final Subdivision Map for The Ranch at Gardnerville, Phase IIA-1, recorded June 18, 2013 in the office of Recorder, Douglas County, Nevada as Document No. 825569;

thence along the easterly line of said Remainder parcel, South 00°25'14" West, 505.00 feet to the POINT OF BEGINNING;

thence along the boundary of said Remainder parcel, the following courses:

South 00°25'14" West, 372.89 feet;
North 89°20'57" West, 98.90 feet
North 77°24'51" West, 47.00 feet;
Along the arc of a non-tangent curve to the right having a radius of 126.50 feet, central angle of 30°53'20", arc length of 68.20 feet, and chord bearing and distance of South 28°01'49" West, 67.38 feet;
South 43°28'29" West, 20.48 feet;
North 40°46'00" West, 88.14 feet;
South 51°48'58" West, 179.00 feet;
South 38°11'02" East, 14.26 feet;
South 51°48'58" West, 94.33 feet;
North 45°50'14" West, 10.74 feet;
South 40°51'10" West, 124.60 feet;
South 49°08'50" East, 29.42 feet;
South 40°51'10" West, 119.43 feet;
North 46°31'31" West, 278.60 feet;
North 61°51'07" West, 41.78 feet;
North 53°16'33" West, 451.59 feet;
North 36°43'27" East, 38.44 feet;
South 80°57'39" East, 172.21 feet;

North 73°15'23" East, 45.56 feet;

Along the arc of a non-tangent curve to the right having a radius of 51.50 feet, central angle of 77°24'55", arc length of 69.58 feet, and chord bearing and distance of North 33°09'38" East, 64.41 feet;

Along the arc of a reverse curve having a radius of 15.00 feet, central angle of 64°20'23", arc length of 16.84 feet, and chord bearing and distance of North 39°41'54" East, 15.97 feet;

Along the arc of a reverse curve having a radius of 57.00 feet, central angle of 31°30'49", arc length of 31.35 feet, and chord bearing and distance of North 23°17'07" East, 30.96 feet;

North 39°02'31" East, 87.04 feet;

Along the arc of a curve to the right having a radius of 24.00 feet, central angle of 61°32'07", arc length of 25.78 feet, and chord bearing and distance of North 69°48'35" East, 24.55 feet;

North 10°34'38" East, 82.65 feet;

North 51°48'58" East, 33.80 feet;

thence North 61°32'53" East, 76.10 feet;

thence North 51°48'58" East, 104.00 feet;

thence South 38°11'02" East, 171.29 feet;

thence North 51°48'58" East, 67.82 feet;

thence South 89°42'55" East, 339.30 feet;

thence South 89°34'46" East, 47.00 feet;

thence South 00°25'14" West, 30.66 feet;

thence South 89°34'46" East, 95.00 feet to the POINT OF BEGINNING,
containing 12.17 acres, more or less.

The Basis of Bearing of this description is South 89°42'55" East, the north line of the Remainder parcel as shown on the Final Subdivision Map for The Ranch at Gardnerville, Phase IIA-1, recorded June 18, 2013 in the office of Recorder, Douglas County, Nevada as Document No. 825569.

The above described parcel of land represents a portion of the Remainder parcel as shown on the Final Subdivision Map for The Ranch at Gardnerville, Phase IIA-1, recorded June 18, 2013 in the office of Recorder, Douglas County, Nevada as Document No. 825569 and is not intended for inclusion in a document conveying fee ownership. To do so is a violation of state law and local ordinance.

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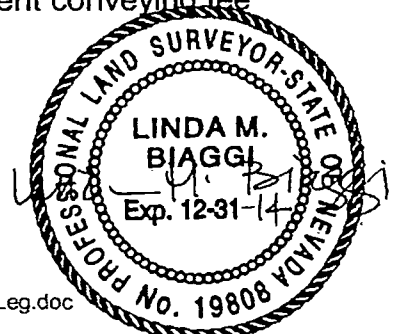
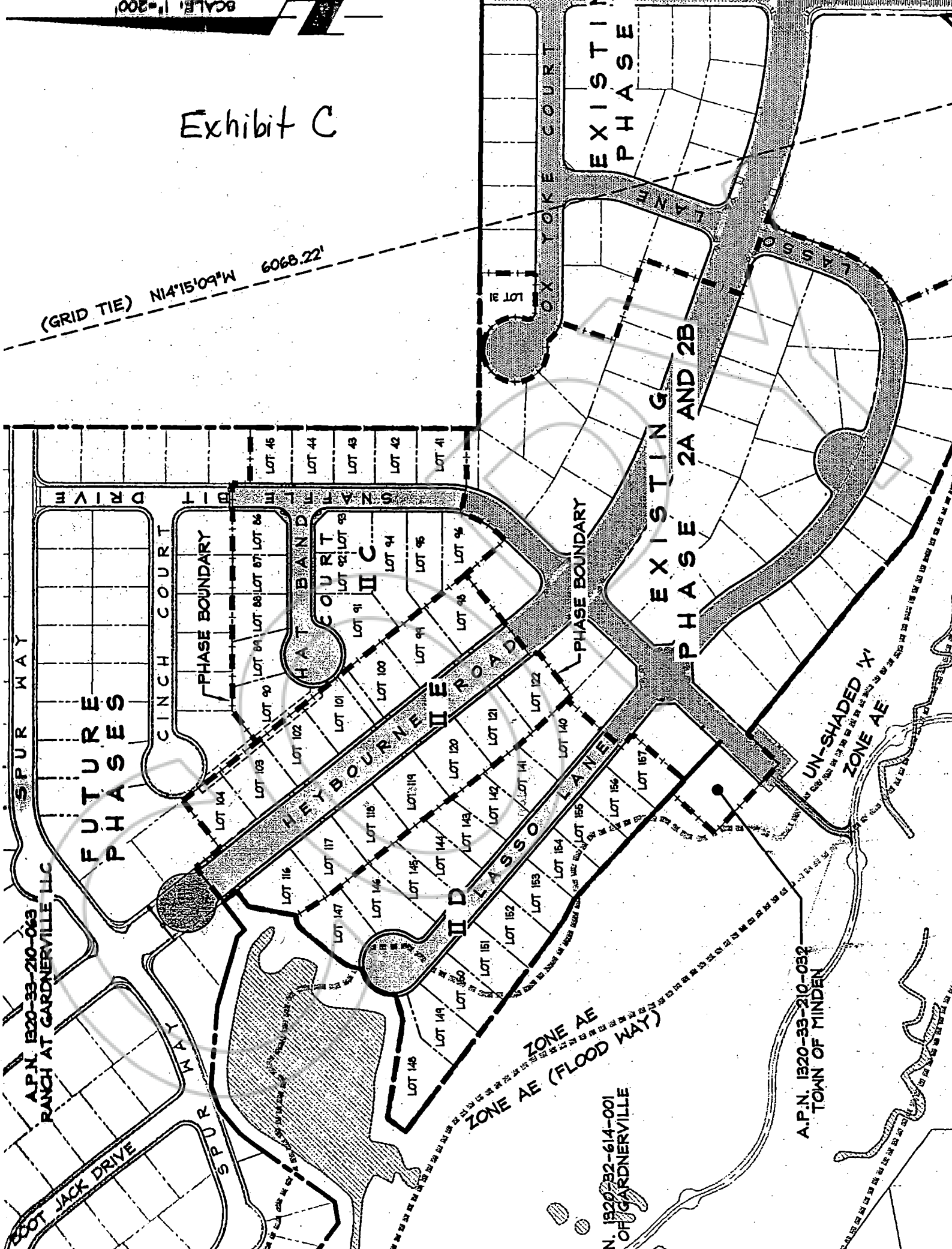


Exhibit C



A.P.N. 1320-33-210-063
RANCH AT GARDNERVILLE LLC

N. 1320-32-614-001
OF GARDNERVILLE

A.P.N. 1320-33-210-032
TOWN OF MINDEN

ZONE AE
ZONE AE (FLOOD WAY)

UN-SHADED 'X'
ZONE AE

EXISTING PHASE 2A AND 2B

EXISTING PHASE

FUTURES PHASES

(GRID TIE) N14°15'09"W 6068.22'

ROOT JACK DRIVE

SPUR WAY

CINCH COURT

SPLAY BOURNE ROAD

LASO LANE

OX YOKE COURT

ONANTLE BIT DRIVE

PHASE BOUNDARY

HAT BAND

COURT

PHASE BOUNDARY

EXISTING

PHASE 2A AND 2B

ZONE AE

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