

APN# 1220-10-610-013

Recording Requested by/Mail to:

Name: Gardnerville Water Company

Address: 1579 Virginia Ranch Rd.

City/State/Zip: Gardnerville/NV/89410

Mail Tax Statements to:

Name: _____

Address: _____

City/State/Zip: _____



KAREN ELLISON, RECORDER

Water Infrastructure Easement

Title of Document (required)

------(Only use if applicable)-----

The undersigned hereby affirms that the document submitted for recording
DOES contain personal information as required by law: (check applicable)

Affidavit of Death – NRS 440.380(1)(A) & NRS 40.525(5)

Judgment – NRS 17.150(4)

Military Discharge – NRS 419.020(2)

Mark Gonzales
Signature

Mark Gonzales
Printed Name

This document is being (re-)recorded to correct document # _____, and is correcting

APN: 1220-10-610-013

When Recorded, Mail to:

Gardnerville Water Company
1579 Virginia Ranch Road
Gardnerville, Nevada 89410

**PROPERTY ADDRESS: 1573 Muller Parkway
WATER INFRASTRUCTURE RIGHT-OF-WAY
(EASEMENT)**

THIS INDENTURE is made this 27th day of June, 2018, by and between Gardnerville Property LLC, (“GRANTOR”), and the Gardnerville Water Company, Inc., (“GRANTEE”).

THAT FOR AND IN CONSIDERATION OF the sum of ONE DOLLAR (\$1.00) cash-in-hand-paid, the receipt of which is hereby acknowledged, and other good and valuable consideration, GRANTOR has this day bargained and sold, and by these presents does bargain and sell, transfer, and deliver unto the GRANTEE, a perpetual non-exclusive easement and right-of-way to have, install, construct, maintain, repair, alter, operate and rebuild pipelines, valves and other appurtenances for the purpose of conveying water over, across, through and under the lands hereinafter described, together with the right of ingress and egress, also together with the right to excavate for access to said improvements; and the right to remove trees, bushes, undergrowth, and any other obstructions, natural or constructed, interfering with the operation, location, construction, access and or maintenance of said improvements.

THE LAND AFFECTED by the grant of this easement and right-of-way is located in the County of Douglas, State of Nevada, and is part of Douglas County Assessor’s parcel number 1220-10-610-013, and is more particularly described in the attached Exhibit “A” and Exhibit “B”.

TO HAVE AND TO HOLD said easement and right-of-way unto the GRANTEE and its successors and assigns forever.

IN WITNESS WHEREOF, the said GRANTOR has executed this instrument on the day and year first above written.

GRANTOR

GARDNERVILLE PROPERTY, LLC

By: Denene Hurst, Executive Director
Denene Hurst

STATE OF Nevada)

COUNTY OF Douglas) SS.

*Denene Hurst

On the 27th day of June, 2018, personally appeared before me, a Notary Public, Kristien Bennett *, 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 executed the same in his/her authorized capacity(s), and that by his/her signature on this instrument, the person(s), or the entity(ies) upon behalf of which the person(s) acted, executed this instrument.

WITNESS my hand and official seal.

By: Kristien Bennett
Notary Public



EXHIBIT "A"
LEGAL DESCRIPTION
TWENTY FOOT UNDERGROUND PUBLIC UTILITY EASEMENT
ACROSS APN 1220-10-610-013
DOUGLAS COUNTY, NEVADA

A strip of land twenty feet in width for the purpose of the installation and maintenance of water lines and their appurtenances across a portion of that parcel of land described by the deed recorded on March 06, 2012, as Deed Document No. 798358 and shown on Record of Survey No. 605687, in the office of the Douglas County Recorder, lying entirely within the Northeast one-quarter of Section 10, Township 12 North, Range 20 East of the Mount Diablo Meridian, and being more particularly described as follows:

COMMENCING at the Northeast corner of said parcel of land described at Document no. 798358 located on the Mathias Parkway right-of-way;

Thence North 44°45'21" West along the southerly right-of-way of Mathias Parkway, as shown on Record of Survey No. 605687, a distance of 16.48 feet to the TRUE POINT OF BEGINNING;

Thence South 29°29'28" West a distance of 241.58 feet to a point along the Southerly line of said parcel described at Document no. 798358;

Thence North 60°24'44" West along the Southerly line of said parcel described at Document no. 798358, a distance of 20.00 feet;

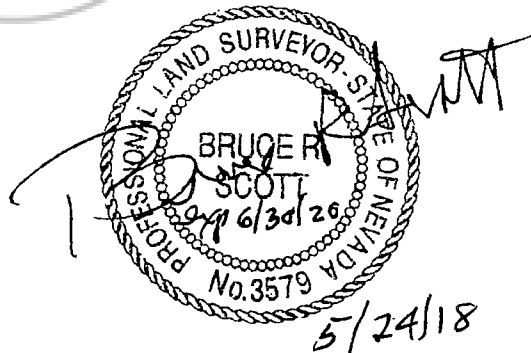
Thence North 29°29'28" East a distance of 247.19 feet to a point along the Southerly right-of-way of Mathias Parkway, as shown on Record of Survey No. 605687;

Thence South 44°45'21" East along the Southerly right-of-way of Mathias Parkway, as shown on Record of Survey No. 605687, a distance of 20.78 feet to the TRUE POINT OF BEGINNING.

Containing 4,888 square feet, or 0.11 acres, more or less.

Basis of Bearings: The Southerly right-of-way line of Mathias Parkway per the deed recorded at Document No. 798358 in the Douglas County Records. (S 44°45'21" E)

Prepared by:
Bruce R. Scott, Nevada PLS No. 3579
Resource Concepts, Inc.
340 N. Minnesota St.
Carson City, NV 89703
(775) 883-1600

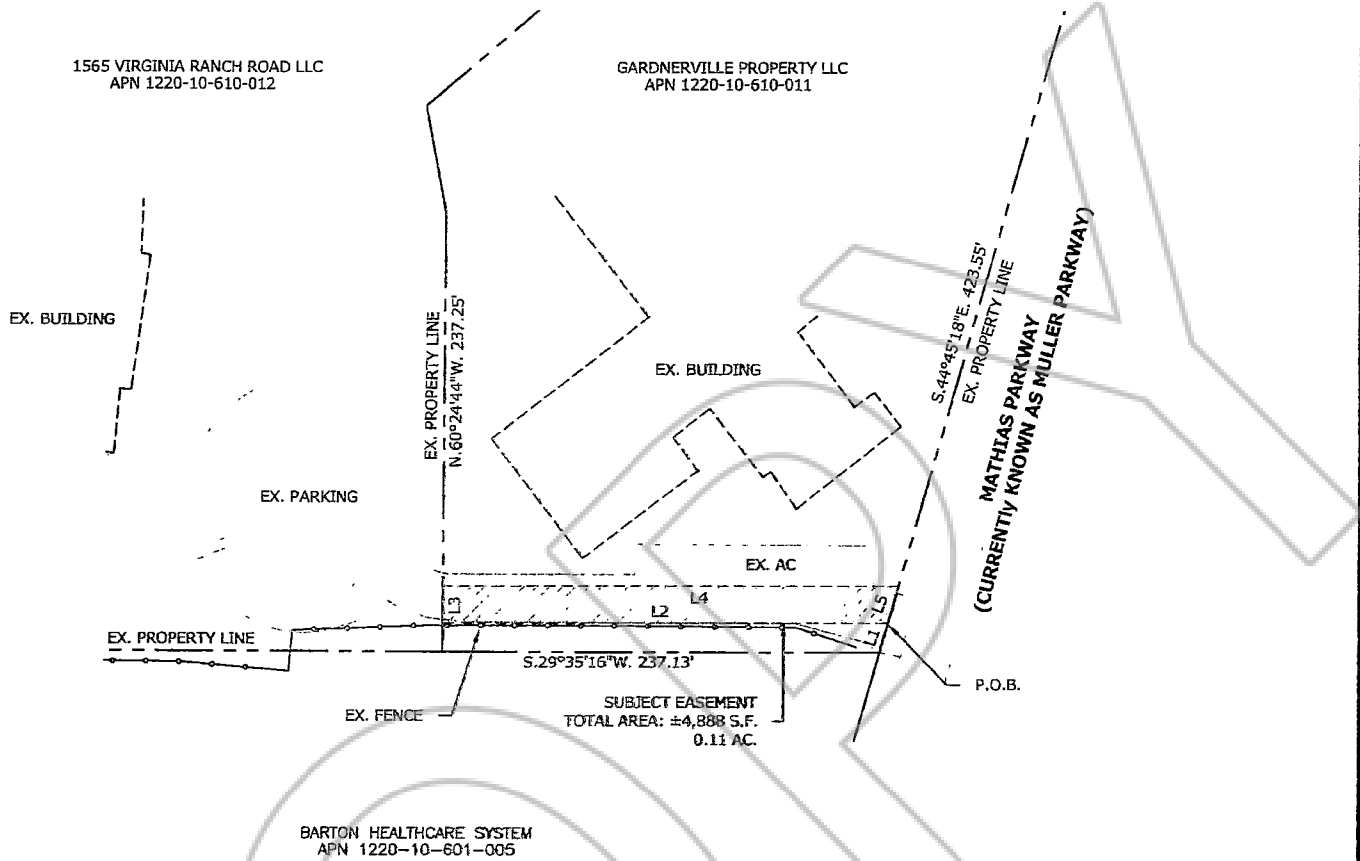


Resource Concepts, Inc.
Gardnerville Water Co.

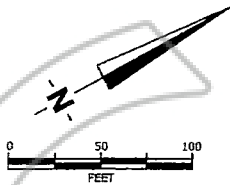
May 24, 2018
Project No. 16-277.7

EXHIBIT "B"

20' Underground Public Utility Easement Located within APN 1220-10-610-013



LINE TABLE		
NO.	BEARING	DISTANCE
L1	N.44°45'21"W.	16.48'
L2	S.29°29'28"W.	241.58'
L3	N.60°24'44"W.	20.00'
L4	N.29°29'28"E.	247.19'
L5	S.44°45'21"E.	20.78'

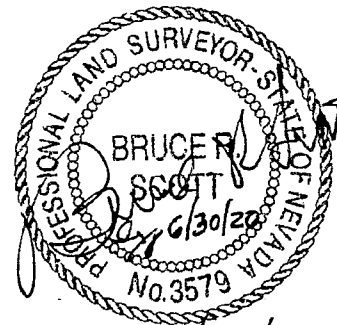


BASIS OF BEARING

The Southerly right-of-way of Mathias Parkway per Deed, Doc. No. 798358 in the Douglas County, Nevada Records (S.44°45'21"E.).

REFERENCE

1. Deed, Doc. No. 798358, recorded on March 6, 2012 at the Douglas County Recorder's Office, Douglas County, Nevada.
2. Record of Survey, Doc. No. 605687, at the Douglas County Recorder's Office, Douglas County, Nevada.



5/24/18

GARDNERVILLE WATER COMPANY
Located within the NE1/4 of Section 10, T.12N., R.20E., M.D.M.