

APN: 1219-03-001-044,
& 1219-03-001-045



KAREN ELLISON, RECORDER

Recording Requested by:
Tod Carlini & Jennifer Yturbide
P.O. Box 1021
Minden, NV 89423

Return Recorded Original to:
Tod Carlini & Jennifer Yturbide
P.O. Box 1021
Minden, NV 89423

The undersigned hereby affirms that this document, including any exhibits, submitted for recording does not contain the social security number of any person or persons. (N.R.S. Chapter 239)

GRANT OF PUBLIC UTILITY EASEMENT

This indenture is made this 23 day of October, 2018, between JENNIFER ANN YTURBUDE, and the CARLINI/YTURBIDE TRUST by and through its Trustees Jennifer Ann Yturbide and Tod Carlini, ("Grantor"), and Douglas County, a political subdivision of the State of Nevada ("Grantee"). The Grantors hereby grants and conveys to the Grantee a permanent, non-exclusive public utility easement upon, over, under and through the real property located in the County of Douglas, State of Nevada, also known as Douglas County Assessor's Parcel Number 1219-03-001-044, and 1219-03-001-044, as more fully described in, and incorporated by reference as,

Exhibit and Description (the "Easement Area").

All rights, duties and obligations granted by this Grant of Public Utility Easement shall run with the land and shall be binding upon Grantors, its successors, agents and assigns forever.

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 Easement Area without the prior written consent of Grantee. Such structures and improvements include, but are not limited to: drainage facilities, trees, fencing, parking canopies, and other covered facilities. Grantor retains, for Grantor's benefit, the right to maintain, use, and otherwise landscape the Easement Area for Grantor's own purposes provided, however, that no use will interfere with, and

will be in all respects consistent with, the Grantee's rights herein and all state, federal, and local regulations.

Grantor hereby represents that this Grant of Public Utility Easement has been duly executed and constitutes a valid, binding and enforceable obligation.

GRANTOR

YTURBUDE/CARLINI TRUST

By: Jennifer Ann Yturbide
Jennifer Ann Yturbide, Trustee

By: Tod Carlini
Tod Carlini, Trustee

GRANTOR

JENNIFER ANN YTURBUDE

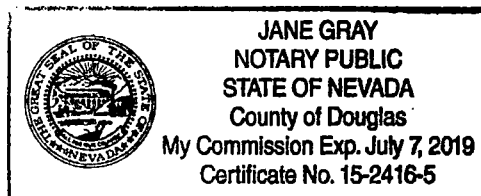
By: Jennifer Ann Yturbide
Jennifer Ann Yturbide

STATE OF Nevada)
) ss.
COUNTY OF Douglas)

The foregoing Grant of Public Utility Easement was acknowledged before me on this 23 day of October, 2018 by Tod F. Carlini and Jennifer Ann Yturbide who acknowledged to me that they are the owners and Trustees of the Yturbide/Carlini Trust and Jennifer Ann Yturbide being owner and being duly authorized, they executed the above instrument on behalf of Yturbide/Carlini Trust and Jennifer Ann Yturbide.

WITNESS my hand and official seal.

By: Jane Gray
Notary Public



DESCRIPTION
10' PUBLIC UTILITY EASEMENT

All that real property situate in the County of Douglas, State of Nevada, located within a portion of Section 3, Township 12 North, Range 19 East, Mount Diablo Meridian, described as follows:

A ten-foot (10') wide strip of land for public utility easement purposes lying 5 feet on both sides of the north line of Parcel 2-D and the south line of Parcel 1-D, per the Record of Survey to Support A Boundary Line Adjustment for Jennifer Ann Yturbide and Carlini/Yturbide Trust recorded concurrently herewith, said line more particularly described as follows:

BEGINNING at the northeast corner of said adjusted Parcel 2-D;

thence along said north line of Parcel 2-D, WEST, 226.36 feet;

thence continuing along said north line of Parcel 2-D, SOUTH, 70.54 feet to the **POINT OF TERMINUS**, containing 2,869 square feet more or less.

The sidelines of the above described easement shall be extended and trimmed at the westerly edge of the existing five-foot (5') public utility easement and the easterly edge of the existing five-foot (5') public utility easement as shown on Parcel Map #4 for Coldwell Banker Itildo, Inc., filed for record in the office of Recorder, Douglas County, Nevada on October 20, 1992 as Document No. 291152.

The Basis of Bearing of this description is South 00°07'52" East, the east line of Parcel 2-D as shown on Parcel Map #3 for Coldwell Banker Itildo, Inc., filed for record October 2, 1992 in the office of Recorder, Douglas County as Document No. 289989. Also, being the east line of Parcel 1-D as shown on Parcel Map #4 for Coldwell Banker Itildo, Inc., filed for record October 20, 1992 as Document No. 291152.

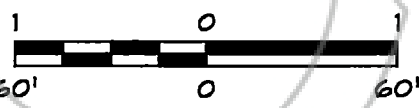
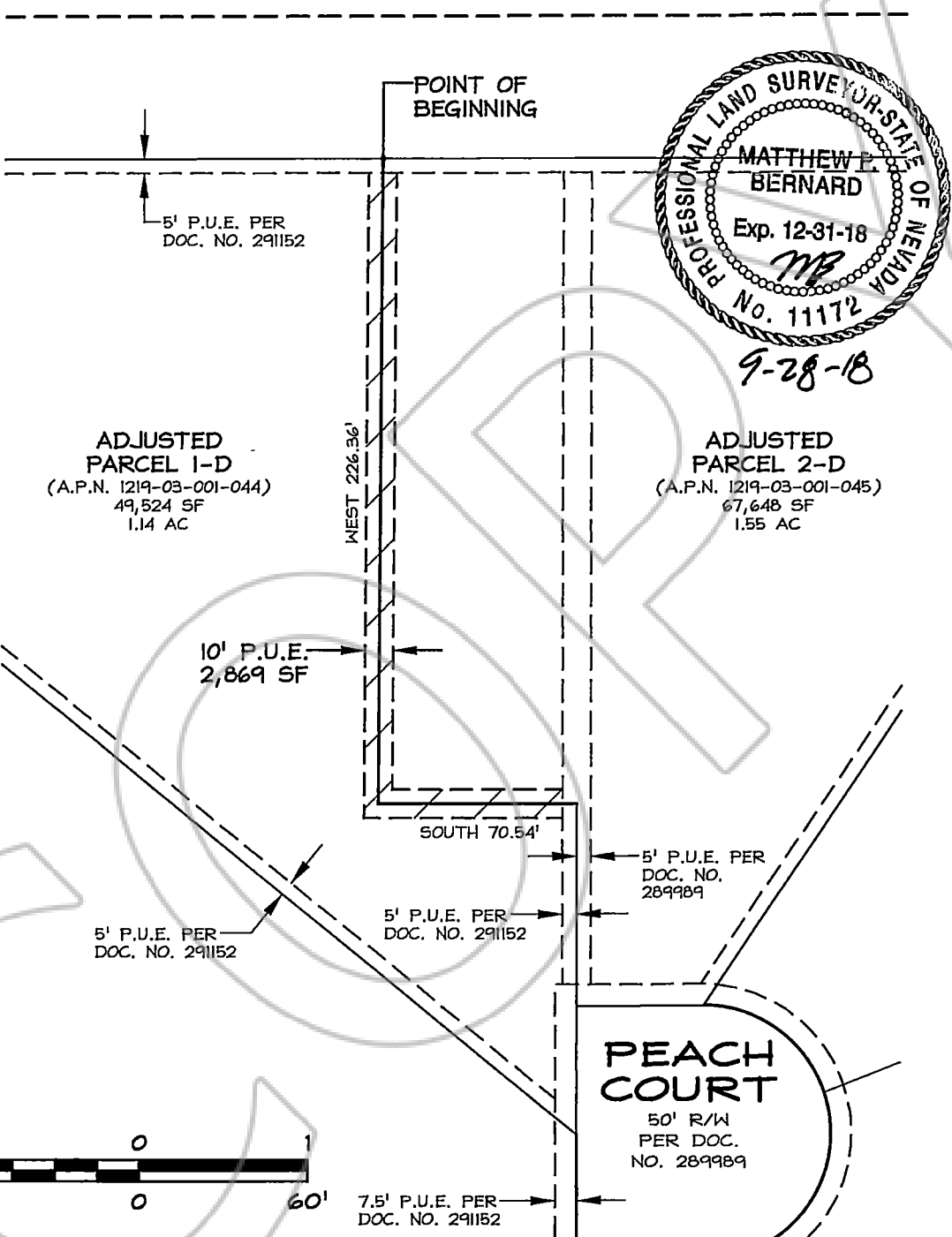
Prepared By: R.O. ANDERSON ENGINEERING, INC.
Matthew P. Bernard, PLS 1172
P.O. Box 2229
Minden, Nevada 89423



9-28-18

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SCALE: 1" = 60'



R | O | Anderson
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EXHIBIT
10' PUBLIC UTILITY EASEMENT
DOUGLAS COUNTY, NEVADA

09/20/18