

APN# : 1219-03-002-100 & 1219-03-002-099

**Recording Requested By:**

Larry Lee Lackey

**When Recorded Mail To:**

Larry Lee Lackey and Joyce M.

Lackey

1233 Jones Ranch Road

Gardnerville, NV 89460

**Mail Tax Statements to: (deeds only)**

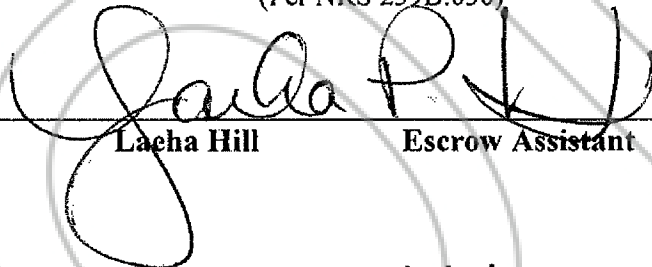
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

(space above for Recorder's use only)

I the undersigned hereby affirm that the attached document, including any exhibits, hereby submitted for recording does not contain the social security number of any person or persons.

(Per NRS 239B.030)

Signature \_\_\_\_\_



Lacha Hill

Escrow Assistant

This document is being recorded as an accomodation only.

**Private Access Easement**

This page added to provide additional information required by NRS 111.312 (additional recording fee applies)

APN: 1219-03-002-100 (Portion)

1219-03-002-099

RECORDING REQUESTED BY:

Larry Lee Lackey

AFTER RECORDATION, RETURN BY MAIL TO:

Larry Lee Lackey & Joyce M. Lackey  
1233 Jones Ranch Rd.  
Gardnerville, NV 89460

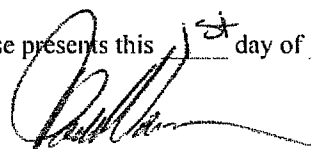
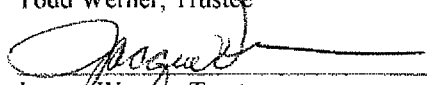
SPACE ABOVE THIS LINE FOR RECORDER'S USE

**PRIVATE ACCESS EASEMENT**

FOR VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, TODD WERNER and JACQUE WERNER, Co-Trustees of the WERNER FAMILY TRUST AGREEMENT dated November 13, 2013, do hereby Grant LARRY LEE LACKEY and JOYCE M. LACKEY, husband and wife as joint tenants with right of survivorship, for their real property with APN 1219-03-002-099, a private access easement over a portion of Grantors' real property with APN 1219-03-002-100, situate in the County of Douglas, State of Nevada, described as follows:

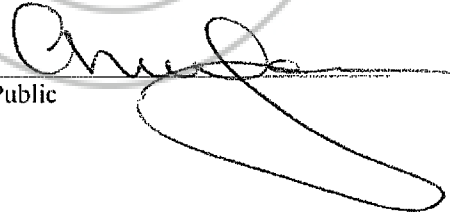
SEE EXHIBIT "A" AND EXHIBIT "B" ATTACHED HERETO AND MADE A PART HEREOF FOR DESCRIPTION OF EASEMENT. SEE EXHIBIT "C" ATTACHED HERETO AND MADE A PART HEREOF FOR FULL LEGAL DESCRIPTION OF THE WERNER TRUST PROPERTY. SEE EXHIBIT "D" ATTACHED HERETO AND MADE A PART HEREOF FOR THE FULL LEGAL DESCRIPTION OF THE LACKEY PROPERTY.

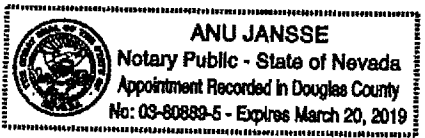
IN WITNESS WHEREOF, the said first party has signed and sealed these presents this 1<sup>st</sup> day of March 2019.

  
\_\_\_\_\_  
Todd Werner, Trustee  
  
\_\_\_\_\_  
Jacquie Werner, Trustee

STATE OF NEVADA     )  
  ) ss.  
COUNTY OF DOUGLAS    )

This instrument was acknowledged before me on the 1<sup>st</sup> day of March, 2019 by Todd Werner and Jacquie Werner.

  
\_\_\_\_\_  
Notary Public



2764-001  
02/25/19

**EXHIBIT "A"**

**DESCRIPTION  
PRIVATE ACCESS EASEMENT  
Over Parcel 2  
(A.P.N. 1219-03-002-100)**

A parcel of land for private access purposes located within a portion of the south one-half (S1/2) of Section 3, Township 12 North, Range 19 East, Mount Diablo Meridian, Douglas County, Nevada, more particularly described as follows:

BEGINNING at the northwesterly corner of Parcel 2 as shown on the Record of Survey for Todd & Jacque Werner filed for record February 21, 2019 in the office of the Recorder, Douglas County, Nevada, as Document No. 925951, said point also falling on the easterly right-of-way line of Jones Ranch Road;

thence along the northerly line of said Parcel 2 the following three (3) courses:

North 70°56'34" East, 171.96 feet;

South 19°00'13" East, 69.56 feet;

North 70°50'00" East, 209.41 feet;

thence leaving said northerly line of Parcel 2, South 19°10'00" East, 20.00 feet to a point on the northerly line of Parcel 1 of said Record of Survey;

thence along said northerly line of said Parcel 1 the following five (5) courses:

South 70°50'00" West, 207.83 feet;

Along the arc of a curve to the right, having a radius of 50.00 feet, central angle of 46°42'01" and arc length of 40.75 feet;

North 62°27'59" West, 45.92 feet;

Along the arc of a curve to the left, having a radius of 50.00 feet, central angle of 46°39'56" and arc length of 40.72 feet;

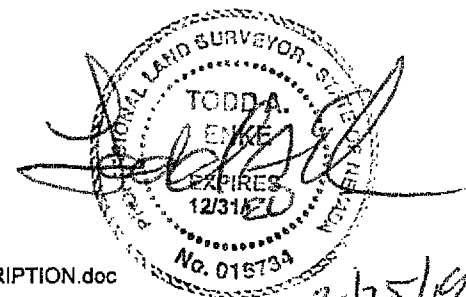
South 70°52'05" West, 71.31 feet to said easterly right-of way line of

Jones Ranch Road;

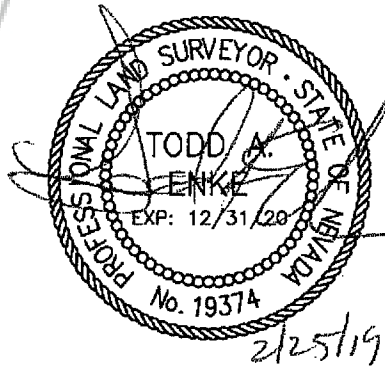
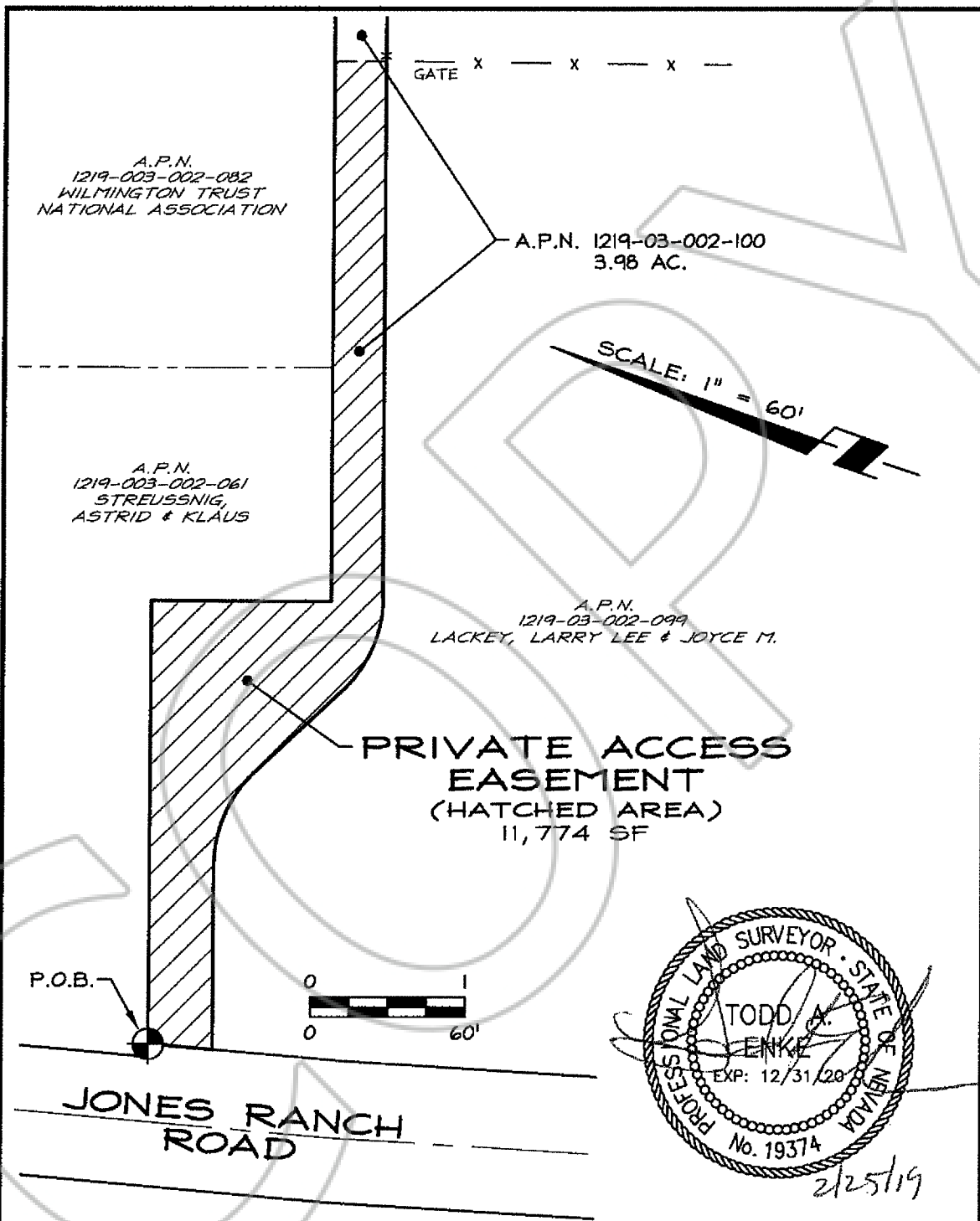
thence along said easterly right-of-way line of Jones Ranch Road, North 14°08'05" West, 25.11 feet to the POINT OF BEGINNING, containing 11,774 square feet of land, more or less

The basis of bearings for this description is identical to the Record of Survey for Todd & Jacque Werner filed for record February 21, 2019 in the office of the Recorder, Douglas County, Nevada, as Document No. 925951.

Prepared By: R.O. ANDERSON ENGINEERING, INC.  
Todd A. Enke, P.L.S. 19734  
P.O. Box 2229  
Minden, Nevada 89423



Y:\Client Files\2764\2764-001\CAD\Survey\Exhibits\2764-001 ACCESS EASEMENT.dwg 2/25/2019 4:15:01 PM Todd Enke



**RO Anderson**  
WWW.ROANDERSON.COM

MINDEN 1603 Emerald Ave  
P.O. Box 2229 Minden, NV 89423  
p 775.782.2322 f 775.782.7084

RENO 140 W. Huffaker Lane Suite 507 Reno, NV 89511  
p 775.782.2322 f 775.782.7084

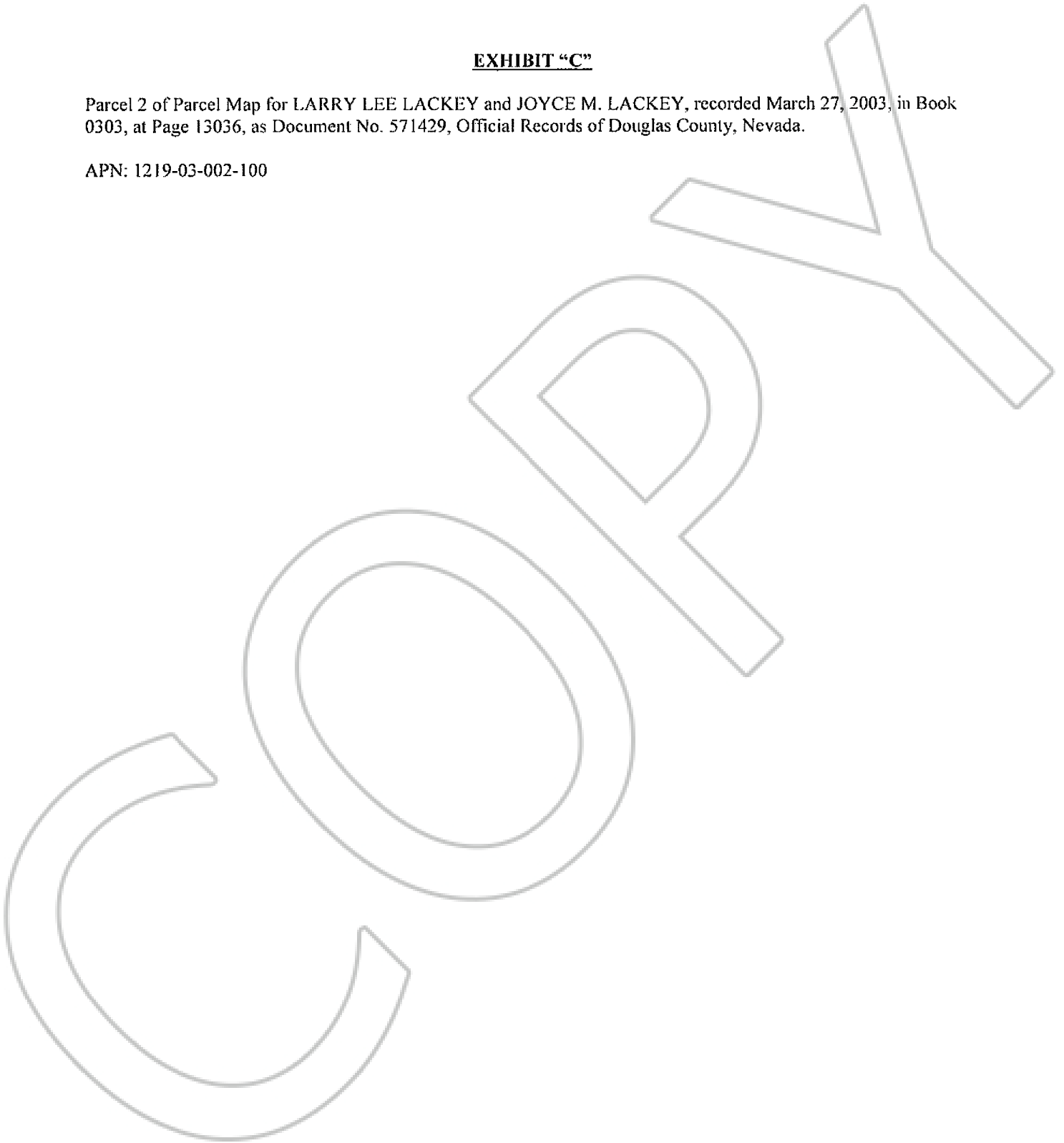
**EXHIBIT "B"**  
PRIVATE ACCESS EASEMENT  
(OVER A.P.N. 1219-03-002-100)  
DOUGLAS COUNTY, NEVADA

02/25/19

**EXHIBIT "C"**

Parcel 2 of Parcel Map for LARRY LEE LACKEY and JOYCE M. LACKEY, recorded March 27, 2003, in Book 0303, at Page 13036, as Document No. 571429, Official Records of Douglas County, Nevada.

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**EXHIBIT "D"**

Parcel 1 of Parcel Map for LARRY LEE LACKEY and JOYCE M. LACKEY, recorded March 27, 2003, in Book 0303, at Page 13036, as Document No. 571429, Official Records of Douglas County, Nevada.

APN: 1219-03-002-099

