



KAREN ELLISON, RECORDER

RECORDED AT THE REQUEST OF:

Heybourne Flood Control Community Association, Inc.
c/o 1603 Esmeralda Avenue
Minden, NV 89423

The party executing this document hereby affirms that this document submitted for recording does not contain the social security number of any person or persons pursuant to NRS 239B.030

FLOOD STORM DRAIN EASEMENT

THIS INDENTURE MADE THIS 24 day of December 2019, between ALTON A. AND SUSAN L. ANKER (hereafter simply ANKER), together hereinafter called GRANTORS, and HEYBOURNE FLOOD CONTROL COMMUNITY ASSOCIATION (hereafter simply ASSOCIATION), a non-profit Nevada corporation formed under NRS Chapter 82, hereinafter called GRANTEE.

WHEREAS:

- A. ANKER is the owner of certain real property within Douglas County, Nevada, generally described as APN 1320-29-000-014;
- B. ASSOCIATION operates as a limited-purpose association established for the purpose of maintaining, repairing, replacing and operating the flood control facilities designed and constructed to protect portions of the Heybourne Meadows subdivision located in Douglas County, NV.

WITNESSETH:

That GRANTORS, do by these presents, grant unto the GRANTEE and to its assigns forever, a perpetual flood control storm drain easement for the location, construction, maintenance, repair, and replacement of flood control improvements, and necessary incidents thereto, upon, over, across, and through the real properties situated within portions of Sections 29, Township 13 North, Range 20 East, Mount Diablo Meridian, County of Douglas, State of Nevada, and more particularly depicted in Exhibit 'A', and described on Exhibit 'B' attached hereto and incorporated by reference.

**DESCRIPTION
40' WIDE FLOOD STORM
DRAIN EASEMENT
(OVER A.P.N. 1320-29-000-014)**

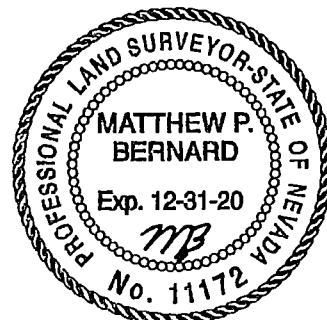
All that real property situate in the County of Douglas, State of Nevada, described as follows:

A 40-foot wide (40') strip of land for flood control purposes located within a portion of Section 29, Township 13 North, Range 20 East, Mount Diablo Meridian, lying 20' on both sides of the following described centerline:

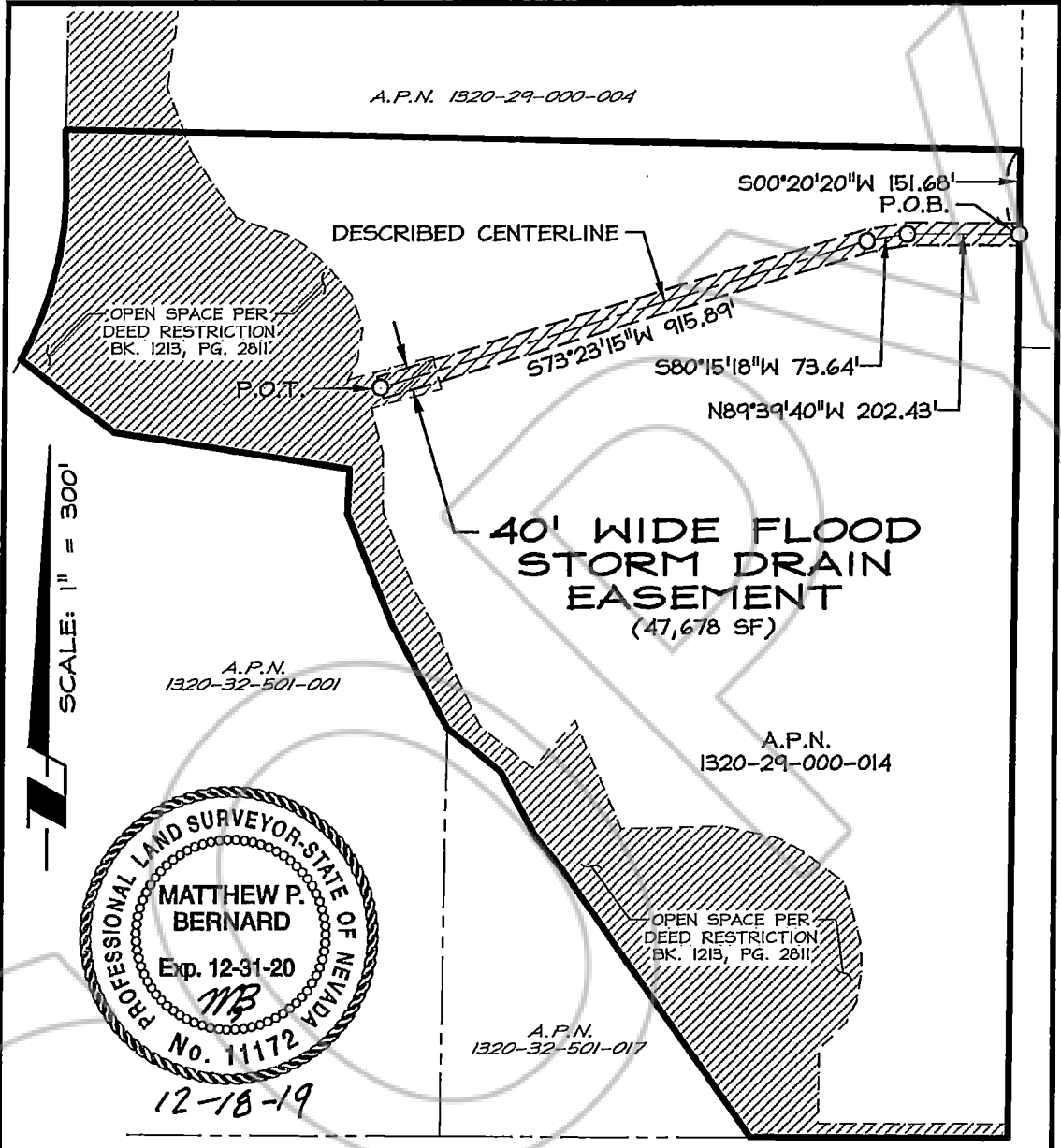
BEGINNING at a point the easterly line of Adjusted A.P.N. 1320-29-000-007 as shown on that Record of Survey to support a boundary line adjustment for Alton A. & Susan L. Anker and Park Cattle Co. filed for record June 28, 2006 in the office of Recorder, Douglas County, Nevada as Document No. 678199, said point bears South 00°20'20" West, 151.68 feet from the northeast corner of said Adjusted A.P.N. 1320-29-000-007;
thence North 89°39'40" West, 202.43 feet;
thence South 80°15'18" West, 73.64 feet;
thence South 73°23'15" West, 915.89 feet to the **TERMINUS** of this description, containing 47,678 square feet, more or less.

The Basis of Bearing of this description is North 00°20'20" East, the east line of Adjusted A.P.N. 1320-29-000-007 as shown on that Record of Survey to support a boundary line adjustment for Alton A. & Susan L. Anker and Park Cattle Co. filed for record June 28, 2006 in the office of Recorder, Douglas County, Nevada as Document No. 678199.

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

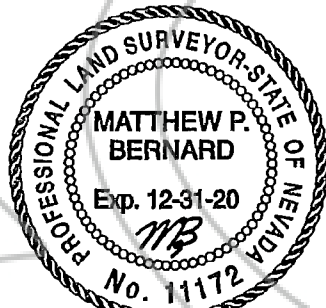


12-18-19



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SCALE: 1" = 300'



12-18-19



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RENO 9060 Double Diamond Pkwy, Unit 1B Reno, NV 89521 p 775.782.2322 f 775.782.7084

EXHIBIT
40' WIDE FLOOD STORM DRAIN EASEMENT
(OVER A.P.N. 1320-29-000-014)

12/02/19