



KAREN ELLISON, RECORDER E03

A.P.N.: 1320-23-002-083

File No:

R.P.T.T.:

When Recorded Mail to: Mail Tax Statement to:

Eric & Lucy Class
1055 Arroyo Dr.
Gardnerville, NV 89410

GRANT, BARGAIN AND SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Helmut H. Huttenmayer and Sally W. Huttenmayer, husband and wife as joint tenants

do(es) hereby GRANT, BARGAIN AND SELL to

Eric M. Class and Lucera Rose Class, husband and wife as joint tenants

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

See Exhibit "A-5" attached hereto and made a part hereof

DEED RESTRICTIONS:

- 1) Kristi Lane will remain a private road and access to Kristi Lane will be restricted to only those owners who access their properties from Kristi Lane.**

Subject to

- 1) All general and special taxes for the current fiscal year.**
- 2) Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.**



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**Exhibit "A-5"
Kristi Lane Parcel
DESCRIPTION
KRISTI LANE
(EASTERLY OF EAST VALLEY ROAD)**

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

That portion of Kristi Lane located within a portion of Section 23, Township 13 North, Range 20 East, Mount Diablo Meridian as shown on the Division of Land Map for Nevis Industries, Inc. recorded February 2, 1979 in the office of Recorder, Douglas County, Nevada as Document No. 29636, the Record of Survey for Nevis Industries, Inc. recorded December 23, 1980 in said office of Recorder as Document No. 51917, the Initial Final Map for Buckeye Creek recorded June 30, 1989 in said office of Recorder as Document No. 205898 and the Final Map PD 99-12-01 for Grandview Estates, Phase 1, recorded January 6, 2003 in said office of Recorder as Document No. 562908, lying easterly of East Valley Road, more particularly described as follows:

Commencing at the intersection of the centerline of East Valley Road and the southerly line of said Section 23 as shown on said Final Map, Document No. 562908;

thence along said southerly line of Section 23 and the southerly line of Kristi Lane as shown on said Final Map, Document No. 562908, South 88°57'43" East, 50.00 feet to the POINT OF BEGINNING;

thence along the easterly line of East Valley Road, North 00°55'14" East, 79.94 feet;

thence along the southeasterly return of said East Valley Road and the southerly line of Lot 42 as shown on said Final Map, Document No. 562908, along the arc of a curve to the left, non-tangent to the preceding course, having a radius of 30.00 feet, central angle of 89°52'57", arc length of 47.06 feet, and chord bearing and distance of South 44°01'14" East, 42.38 feet;

thence along the southerly line of Lots 42 through 47 as shown on said Final Map, Document No. 562908, and the northerly line of said Kristi Lane, South 88°57'43" East, 1251.12 feet to the southeasterly corner of said Lot 47;

thence continuing along said northerly line of Kristi Lane, South 88°49'58" East, 1323.08 feet to the line common to Sections 23 and 24, T.13N., R.20E., M.D.M.;

thence along said common line, South 00°08'40" West, 50.01 feet to the corner common to Sections 23, 24, 25 and 26, T.13N., R.20E., M.D.M.;

thence along said southerly line of Section 23 and the southerly line of Kristi Lane, North 88°49'58" West, 1324.90 feet;

thence continuing along said southerly line of Section 23 and said southerly line of Kristi Lane, North 88°57'43" West, 1279.92 feet to the POINT OF BEGINNING, containing 2.99 acres, more or less.



Exhibit "A-5", continued

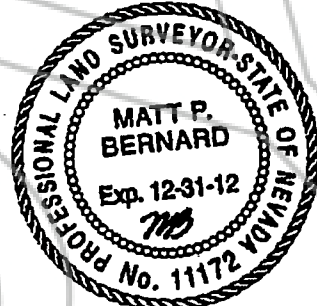
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The Basis of Bearing of this description is Final Map PD 99-12-01 for Grandview Estates, Phase 1, recorded January 6, 2003 in the office of Recorder, Douglas County, Nevada as Document No. 562908.

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



4-7-11



STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
 a) 1320-23-002-083
 b) _____
 c) _____
 d) _____

2. Type of Property:
 a) Vacant Land b) Single Fam. Res.
 c) Condo/Twnhse d) 2-4 Plex
 e) Apt. Bldg f) Comm'l/Ind'l
 g) Agricultural h) Mobile Home
 i) Other _____

FOR RECORDERS OPTIONAL USE ONLY	
BOOK _____	PAGE _____
DATE OF RECORDING: _____	
NOTES: _____	

3. Total Value/Sales Price of Property: \$ 0
 Deed in Lieu of Foreclosure Only (value of property) _____
 Transfer Tax Value: \$ _____
 Real Property Transfer Tax Due: \$ 0

4. If Exemption Claimed:
 a. Transfer Tax Exemption per NRS 375.090, Section # 3
 b. Explain Reason for Exemption: Common area lease

5. Partial Interest: Percentage being transferred: 100 %

The undersigned declares and acknowledges, under penalty of perjury, pursuant to NRS 375.060 and NRS 375.110, that the information provided is correct to the best of their information and belief, and can be supported by documentation if called upon to substantiate the information provided herein. Furthermore, the parties agree that disallowance of any claimed exemption, or other determination of additional tax due, may result in a penalty of 10% of the tax due plus interest at 1% per month.

Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature Sally Huttermayer Capacity Grantor

Signature Helmut Huttermayer Capacity Grantor

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Sally + Helmut Huttermayer
 Address: 1840 Fish Springs Rd
 City: Gardnerville
 State: NV Zip: 89410

Print Name: Eric + Lucy Class
 Address: 1055 Arroyo
 City: Gardnerville
 State: NV Zip: 89410

COMPANY/PERSON REQUESTING RECORDING
(required if not the seller or buyer)

Print Name: _____ Escrow # _____
 Address: _____
 City: _____ State: _____ Zip: _____

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)