

RECORDING REQUESTED BY:
Tahoe Regional Planning Agency
PO Box 5310
Stateline, NV 89449



KAREN ELLISON, RECORDER

WHEN RECORDED MAIL TO:
Tahoe Regional Planning Agency
PO Box 5310
Stateline, NV 89449
ATTN: Brandy McMahan

**DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS
FOR PERMANENT PARCEL CONSOLIDATION ("DEED RESTRICTION")
TO BE RECORDED AGAINST APNs 1418-34-210-011 and 1418-34-210-012 (ORIGINAL APNs)**

This Deed Restriction is made this 5 day of August, 2022, by Swen Temmel, Trustee, Dancing Water Trust (hereinafter "Declarant").

RECITALS

1. Declarant is the owner of certain real property located in Douglas County, Nevada, described as follows:

Parcel 1:

Lot 10 as shown on the AMENDED MAP OF LAKERIDGE ESTATES NO.1, filed in the Office of the County Recorder of Douglas County, Nevada on February 23, 1959 as Document No. 14083

(A.P.N. 1418-34-210-011)

Together with all that land lying Westerly of the above described land to the low waterline at elevation at elevation 6,223.00 feet, Lake Tahoe Datum, in accordance with NRS 321.595.

(A.P.N. 1418-34-210-012)

Parcel 2:

An easement for ingress and egress by pedestrians as conveyed by Max W Schultsmeyer, et ux, to Vincent S. Keele, et al in instrument recorded October 22, 1986 in Book 1086, Page 2985, Document NO. 143690, Official Records of Douglas County, Nevada.

2. Declarant received approval from the April 26, 2022, to merge or consolidate Parcel 1 and 2 as described above and currently known as Assessor's Parcel Numbers 1418-34-210-011 and 1418-34-210-012.

3. The Property is located in the Tahoe Region as described in the Tahoe Regional Planning Compact (P.L. 96-551, Stat. 3233, 1980), which region is subject to the regional plan and the ordinances adopted by the Tahoe Regional Planning Agency, pursuant to the Tahoe Regional Planning Compact.

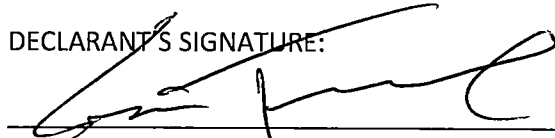
DECLARATIONS

1. Declarant hereby declares that in accordance with TRPA Code of Ordinances Subsection 2.3.2.K regarding parcel consolidations, the original parcels that made up the resultant parcel are permanently consolidated.
2. This Deed Restriction shall be deemed a covenant running with the land or an equitable servitude, as the case may be, and shall constitute benefits and burdens to the Property described above and shall be binding on the Declarants and Declarants' assigns and all persons hereafter acquiring or owning any interest in the Property.
3. This Deed Restriction may not be revoked or modified without the prior express written and recorded consent of the Tahoe Regional Planning Agency or its successor agency, if any. TRPA is deemed and agreed to be a third party beneficiary of this Deed Restriction and as such, can enforce the provisions of this Deed Restriction.

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IN WITNESS WHEREOF, Declarant has executed this Deed Restriction on the day and year written.

DECLARANT'S SIGNATURE:



Swen Temmel, Trustee, Dancing Water Trust

Dated:

8/5/22

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document, to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF NEVADA)

) SS.

COUNTY OF DOUGLAS)

On _____, before me, _____, Notary Public, personally appeared _____, 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/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of _____ that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature: _____

SEE ATTACHED
NOTARIZED CERTIFICATE
INITIAL 

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)
County of Los Angeles)
On August 5, 2022 before me, Monica Gomez, Notary Public
Date Here Insert Name and Title of the Officer
personally appeared Sven Temmel
Name(s) of Signer(s)

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/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Signature [Handwritten Signature]
Signature of Notary Public

Place Notary Seal Above

OPTIONAL

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document
Title or Type of Document: Letter of transmittal
Document Date: _____ Number of Pages: _____
Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____
 Corporate Officer — Title(s): _____
 Partner — Limited General
 Individual Attorney in Fact
 Trustee Guardian or Conservator
 Other: _____
Signer Is Representing: _____

Signer's Name: _____
 Corporate Officer — Title(s): _____
 Partner — Limited General
 Individual Attorney in Fact
 Trustee Guardian or Conservator
 Other: _____
Signer Is Representing: _____

APPROVED AS TO FORM:

Bridget K. Cornell

Bridget K. Cornell, Associate Planner
Tahoe Regional Planning Agency

Dated: May 10, 2022

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document, to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF NEVADA)
) SS.
COUNTY OF DOUGLAS)

On 5/10/22 before me, Georgina Balkwell a Notary Public,
personally appeared Bridget K. Cornell
who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to
the within instrument and acknowledged to me that she executed the same in her authorized capacity,
and that by her signature on the instrument the person, or the entity upon behalf of which the person
acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of Nevada that the foregoing paragraph
is true and correct.

WITNESS my hand and official seal.

Signature: *Georgina Balkwell*

Name: Georgina Balkwell
(typed or printed)

