

A.P. No. 001-341-19
Escrow No. 2000-30703-MLJ
R.P.T.T. \$23.40

WHEN RECORDED MAIL TO:
Mr. and Mrs. Ronald Robertson
5430 Eastwick Circle
Las Vegas, NV 89122

GRANT, BARGAIN and SALE DEED

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

J & S Properties, LLC, a Nevada Limited Liability Company

do(es) hereby GRANT, BARGAIN and SELL to

Ronald Robertson and Victoria L. Robertson, husband and wife as joint tenants with right of survivorship, and not as tenants in common

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

Parcel No. 40 as shown on Parcel Map for JAMES VINCENT, filed in the office of the County Recorder of Lincoln County on March 8, 1999, in Book B, Page 193 of Plats, as File No. 112429, and Certificate of Amendment recorded March 17, 1999, in Book B, Page 200 A/B of Plats as File No. 112466, located in a portion of NE 1/4 of Section 15, Township 1 North, Range 67 East, M.D.B.&M.

TOGETHER with all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Date 7/31/00

J & S Properties, LLC, a Nevada Limited Liability Company

Jim Vincent, M.G.P.
By James Vincent, Managing Member
Jim

**State of Nevada
Declaration of Value**

1. Assessor Parcel Number(s).

- a) 001-341-19
- 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	
Document/Instrument #:	114932
Book:	149
Page:	501
Date of Recording:	August 3 2000
Notes:	

3. Total Value/Sales Price of Property:

\$ 18,000.00

Deduct Assumed Liens and/or Encumbrances:

(_____)

(Provide recording information: Doc/Instrument #: _____ Book: _____ Page: _____)

Transfer Tax Value per NRS 375.010, Section 2:

\$ 18,000.00

Real Property Transfer Tax Due:

\$ 23.40

4. If Exemption Claimed:

- a. Transfer Tax Exemption, per NRS 375.090, Section: _____
- b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage being transferred: _____ %

The undersigned Seller (Grantor)/Buyer (Grantee), 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 1/2% per month. Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

Seller Signature: John Robertson
 Print Name: J & S Properties, LLC, a Nevada Limited Liability Company
 Address: 2012 Hamilton Ln
 City: Las Vegas
 State: NV Zip: 89106
 Telephone: 702-261-5496 w/c
 Capacity: Manager

Buyer Signature: _____
 Print Name: Ronald Robertson
 Address: _____
 City: _____
 State: _____ Zip: _____
 Telephone: _____
 Capacity: _____

COMPANY REQUESTING RECORDING

Co. Name: First American Title Company Of Nevada Escrow # 2000-30703-MLJ

State of Nevada
Declaration of Value

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- b) _____
- c) _____
- d) _____

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- d) 2-4 Plex
- e) Apt. Bldg.
- f) Comm'/Ind'l
- g) Agricultural
- h) Mobile Home
- i) Other _____

FOR RECORDERS OPTIONAL USE ONLY
 Document/Instrument #: 114932
 Book: 149 Page: 50
 Date of Recording: August 3, 2000
 Notes: _____

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\$ 18,000.00

Deduct Assumed Liens and/or Encumbrances: (_____)

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SELLER (GRANTOR) INFORMATION

Seller Signature: _____
 Print Name: J & S Properties, LLC, a Nevada Limited Liability Company
 Address: _____
 City: _____
 State: _____ Zip: _____
 Telephone: _____
 Capacity: _____

BUYER (GRANTEE) INFORMATION

Buyer Signature: Ronald Robertson
 Print Name: Ronald Robertson
 Address: 5430 Eastview Cir
 City: Las Vegas
 State: NV Zip: 89142
 Telephone: 702-431-5231
 Capacity: _____

COMPANY REQUESTING RECORDING

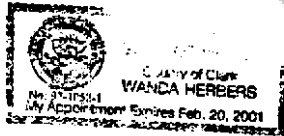
Co. Name: First American Title Company Of Nevada Escrow # 2000-30703-MLJ

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

State of Nevada
County of Clark

This instrument was acknowledged before me on July 31, 2000 by James Vincent,
Managing Member of J & S Properties, LLC, a Nevada Limited Liability Company

Wanda Herbers
Notarial Officer



NO. **114932**

FILED AND RECORDED AT REQUEST OF
First American Title
August 3, 2000

AT 17 MINUTES PAST 04 O'CLOCK
PM REC'D 149 OF OFFICIAL
RECORDS PAGE 501 LINCOLN
COUNTY, NEVADA

Leslie Boucher
COUNTY RECORDER
By Terese Lewis, Deputy