

R.P.T.T. \$24.05

A.P. NO. 001-341-08

ESCROW NO. 2000-31488-MLJ

**WHEN RECORDED MAIL TO:**

Mr. and Mrs. Mike R. Romero

115 Ocotillo

Henderson, NV 89015

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**JOINT TENANCY 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

Mike R. Romero and Toni R. Romero, husband and wife as joint tenants

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. 51 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 190 of Plats, as File No. 112426, and Certificate of Amendment recorded March 17, 1999, in Book B, Page 197 A/B of Plats, as File No. 112463, located in a portion of NE 1/4 of Section 15, T. 1 North, R. 67 East, M.D.B&M., Lincoln County, Nevada.

**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.

Dated: 8/14/00

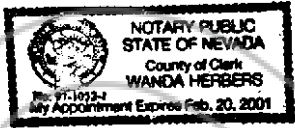
J & S Properties, LLC, a Nevada Limited Liability Company

Jim Vincent  
By: Jim Vincent, Managing Member

State of Nevada  
County of Clark

This instrument was acknowledged before me on August 14, 2000, by Jim Vincent, Managing Member of J & S Properties, LLC, a Nevada Limited Liability Company

Wanda Herbers  
Notarial Officer



NO. 114991

FILED AND RECORDED AT REQUEST OF  
FIRST AMERICAN TITLE  
AUGUST 16, 2000

AT 03 MINUTES PAST 01 O'CLOCK  
PM IN BOOK 150 OF OFFICIAL  
RECORDS PAGE 50 LINCOLN

COUNTY, NEVADA  
Julie Boucher  
COUNTY RECORDER

State of Nevada  
Declaration of Value

1. Assessor Parcel Number(s).

- a) 001-341-08
- 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 \_\_\_\_\_

<b>FOR RECORDERS OPTIONAL USE ONLY</b>	
Document/Instrument #:	<u>114991</u>
Book:	<u>150</u>
Page:	<u>50-51</u>
Date of Recording:	<u>Aug. 16, 2000</u>
Notes:	

3. Total Value/Sales Price of Property:

\$ 18,500.00

Deduct Assumed Liens and/or Encumbrances:

( \_\_\_\_\_ )

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

Transfer Tax Value per NRS 375.010, Section 2:

\$ 18,500.00

Real Property Transfer Tax Due:

\$ 24.05

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: J. Jument, Mon  
 Print Name: J & S Properties, LLC, a Nevada Limited Liability Company  
 Address: 2012 HAM. Ct NW  
 City: Las Vegas  
 State: NV Zip: 89106  
 Telephone: 702-382-0265  
 Capacity: \_\_\_\_\_

Buyer Signature: \_\_\_\_\_  
 Print Name: Mike R. Romero  
 Address: \_\_\_\_\_  
 City: \_\_\_\_\_  
 State: \_\_\_\_\_ Zip: \_\_\_\_\_  
 Telephone: \_\_\_\_\_  
 Capacity: \_\_\_\_\_

**COMPANY REQUESTING RECORDING**

Co. Name: First American Title Company Of Nevada Escrow # 2000-31488-MLJ

State of Nevada  
Declaration of Value

1. Assessor Parcel Number(s).

- a) 001-341-08
- b) \_\_\_\_\_
- c) \_\_\_\_\_
- d) \_\_\_\_\_

2. Type of Property:

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- c)  Condo/Twnhse
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Seller Signature: \_\_\_\_\_  
 Print Name: J & S Properties, LLC, a Nevada Limited Liability Company  
 Address: \_\_\_\_\_  
 City: \_\_\_\_\_  
 State: \_\_\_\_\_ Zip: \_\_\_\_\_  
 Telephone: \_\_\_\_\_  
 Capacity: \_\_\_\_\_

BUYER (GRANTEE) INFORMATION

Buyer Signature: Mike R. Romero  
 Print Name: Mike R. Romero  
 Address: 115 Ocotillo  
 City: Henderson  
 State: Nev Zip: 89015  
 Telephone: 702-565-7020  
 Capacity: \_\_\_\_\_

COMPANY REQUESTING RECORDING

Co. Name: First American Title Company Of Nevada Escrow # 2000-31488-MLJ

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