A.P. No.

001-341-13, 001-341-12

Escrow No.

2000-31440-MLJ

R.P.T.T. \$41.60

WHEN RECORDED MAIL TO: Mr. Jerry C. Coombes 5202 East Longboat Boulevard Tampa, FL 33615

## GRANT, BARGAIN and SALE DEED

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

J & S Properties LLC, a Nevada LLC,

do(es) hereby GRANT, BARGAIN and SELL to

Charles E. Coombes, an unmarried man, as to an undivided 1/2 interest, Jerry C. Coombes, an unmarried man, as to an undivided 1/4 interest, and Barbara J. Mason, an unmarried woman, as to an undivided 1/4 interest

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

Parcel No. 46 and 47 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 191, of Plats, as File No. 112427; and Certificate of Amendment recorded March 17, 1999, in Book B, Page 198 A/B of Plats as File No. 112464, located in a portion of NE 1/4 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.

Date

J & S Properties, LLC, a Nevada Limited Liability

Company

By: Jim Vincent, Managing Member

800x 150 page 153

State of Nevada County of Clark

Notarial Officer

NOTARY PUBLIC STATE OF NEVADA COUNTY of Court WANDA HERBERS WANDA HERBERS ACCOUNTY Feb. 20, 2001

NO. 115042

FILED AND RECORDED AT REQUEST OF

FIRST American Title

August 23, 2000

AT 20 MHHUTES PAST 11 O'CLOCK

AM N BOOK 150 OF OFFICIAL
RECORDS PAGE 153 LINCOLN

COUNTY, NEVADA

By Delen Agerto, Deputy

2008 15C race 154

## State of Nevada Declaration of Value

Deciaration of value	
1. Assessor Parcel Number(s). a) 001-341-13 b) 001-341-12 c) d) 2. Type of Property:	
a) \( \subseteq \text{ Vacant Land} \) b) \( \subseteq \text{ Single Fam. Res.} \) c) \( \subseteq \text{ Condo/Twnhse} \) d) \( \subseteq \text{ 2-4 Plex} \) e) \( \subseteq \text{ Apt. Bldg.} \) f) \( \subseteq \text{ Comm'!/Ind'!} \) g) \( \subseteq \text{ Agricultural} \) h) \( \subseteq \text{ Mobile Home} \) i) \( \subseteq \text{ Other} \)	FOR RECORDERS OPTIONAL USE ONLY Document/Instrument #: 1/50/2  Book: 150 Page: 153  Date of Recording: August 23 200  Notes:
3. Total Value/Sales Price of Property:	\$ 32,000.00
Deduct Assumed Liens and/or Encumbrances:	(
(Provide recording information: Doc/Instrumer	at #:Book:Page:
Transfer Tax Value per NRS 375.010, Section 2:	\$ 32,000.00
Real Property Transfer Tax Due:	\$41.60
4. If Exemption Claimed:	
a. Transfer Tax Exemption, per NRS 375.090, Section:	<del>-/-/</del>
b. Explain Reason for Exemption:	<del></del>
5. Partial Interest: Percentage being transferred:	
The undersigned Seller (Grantor)/Buyer (Grantee), declares 375.060 and NRS 375.110, that the information provided is consupported by documentation if called upon to substantiate the indisallowance of any claimed exemption, or other determination of due plus interest at 1.1/2% per month. Pursuant to NRS 375.0 for any additional amount owed.	formation provided herein. Furthermore, the parties agree that of additional tax due, may result in a penalty of 10% of the tax
SELLER (GRANTOR) INFORMATION	BUYER (GRANTEE) INFORMATION
Seller Signature: Seller Seller Signature:	
Print Name: J & S Properties, LLC, a Nevada Limited Liability Company Address: 0 00 / 00   1   444 / 40 / 40 / 40 / 40 / 40 / 40 / 4	Print Name: Charles E. Coombes / Jerry C. Coombes Address:
Address: 2012 Ham How La	City:
WAS UKANS	State: Zip:
100 - 100	Telephone:
100-302000)	Capacity:
MANTEN	STING RECORDING
Co.Name: First American Title Company Of Nevada Esc	crow # 2000-31440-MLJ

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

## State of Nevada Declaration of Value

4	
Assessor Parcel Number(s).	
a) 001-341-13	
b) 001-341-12	
c) d)	
Type of Property:	
a) Vacant Land b) Single Fam. Res.	FOR RECORDERS OPTIONAL USE ONLY
c) Condo/Twnhse d) 2-4 Plex	Document/Instrument #: \\SOU'\a
e) Apt. Bldg. f) Comm'l/Ind'l	Book: 150 Page: 153
g) Agricultural h) Mobile Home	Date of Recording: August 23 2000
i) Other	Notes:
Total Value/Sales Price of Property:	\$ 32,000.00
Deduct Assumed Liens and/or Encumbrances:	(
(Provide recording information: Doc/Instrum	nent #:Book:Page:)
Transfer Tax Value per NRS 375.010, Section 2:	\$ 32,000.00
Real Property Transfer Tax Due:	\$ 41,60
If Exemption Claimed:	
a. Transfer Tax Exemption, per NRS 375.090, Section:	
b. Explain Reason for Exemption:	
o, Explain reason for Exemption.	
Partial Interest: Percentage being transferred:	%
	<del></del>
The undersigned Seller (Grantor)/Buyer (Grantee), declar 375.060 and NRS 375.110, that the information provided is	res and acknowledges, under penalty of perjury, pursuant to NRS correct to the best of their information and belief, and can be
The undersigned Seller (Grantor)/Buyer (Grantee), declar 375.060 and NRS 375.110, that the information provided is supported by documentation if called upon to substantiate the	res and acknowledges, under penalty of perjury, pursuant to NRS correct to the best of their information and belief, and can be information provided herein. Furthermore, the parties agree that
The undersigned Seller (Grantor)/Buyer (Grantee), declar 375.060 and NRS 375.110, that the information provided is supported by documentation if called upon to substantiate the disallowance of any claimed exemption, or other determination	res and acknowledges, under penalty of perjury, pursuant to NRS a correct to the best of their information and belief, and can be information provided herein. Furthermore, the parties agree that on of additional tax due, may result in a penalty of 10% of the tax
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The undersigned Seller (Grantor)/Buyer (Grantee), declar 375.060 and NRS 375.110, that the information provided is supported by documentation if called upon to substantiate the disallowance of any claimed exemption, or other determination due plus interest at 1 1/2% per month. Pursuant to NRS 375 for any additional amount owed.	res and acknowledges, under penalty of perjury, pursuant to NRS correct to the best of their information and belief, and can be information provided herein. Furthermore, the parties agree that on of additional tax due, may result in a penalty of 10% of the tax 5.030, the Buyer and Seller shall be jointly and severally liable
The undersigned Seller (Grantor)/Buyer (Grantee), declar 375.060 and NRS 375.110, that the information provided is supported by documentation if called upon to substantiate the disallowance of any claimed exemption, or other determination due plus interest at 1 1/2% per month. Pursuant to NRS 375	res and acknowledges, under penalty of perjury, pursuant to NRS a correct to the best of their information and belief, and can be information provided herein. Furthermore, the parties agree that on of additional tax due, may result in a penalty of 10% of the tax
The undersigned Seller (Grantor)/Buyer (Grantee), declar 375.060 and NRS 375.110, that the information provided is supported by documentation if called upon to substantiate the disallowance of any claimed exemption, or other determination due plus interest at 1 1/2% per month. Pursuant to NRS 375 for any additional amount owed.  SELLER (GRANTOR) INFORMATION Seller Signature:	res and acknowledges, under penalty of perjury, pursuant to NRS is correct to the best of their information and belief, and can be information provided herein. Furthermore, the parties agree that in of additional tax due, may result in a penalty of 10% of the tax 5.030, the Buyer and Seller shall be jointly and severally liable  BUYER (GRANTEE) INFORMATION  Buyer Signature:
The undersigned Seller (Grantor)/Buyer (Grantee), declar 375.060 and NRS 375.110, that the information provided is supported by documentation if called upon to substantiate the disallowance of any claimed exemption, or other determination due plus interest at 1 1/2% per month. Pursuant to NRS 375 for any additional amount owed.  SELLER (GRANTOR) INFORMATION  Seller Signature:  Print Name: J & S Properties, LLC, a Nevada Limited Liability Company	res and acknowledges, under penalty of perjury, pursuant to NRS is correct to the best of their information and belief, and can be information provided herein. Furthermore, the parties agree that on of additional tax due, may result in a penalty of 10% of the tax 5.030, the Buyer and Seller shall be jointly and severally liable  BUYER (GRANTEE) INFORMATION  Buyer Signature:  Print Name: Charles E. Coombes / Jerry C. Coombes
The undersigned Seller (Grantor)/Buyer (Grantee), declar 375.060 and NRS 375.110, that the information provided is supported by documentation if called upon to substantiate the disallowance of any claimed exemption, or other determination due plus interest at 1 1/2% per month. Pursuant to NRS 375 for any additional amount owed.  SELLER (GRANTOR) INFORMATION Seller Signature:  Print Name: J & S Properties, LLC, a Nevada Limited	res and acknowledges, under penalty of perjury, pursuant to NRS is correct to the best of their information and belief, and can be information provided herein. Furthermore, the parties agree that on of additional tax due, may result in a penalty of 10% of the tax 5.030, the Buyer and Seller shall be jointly and severally liable  BUYER (GRANTEE) INFORMATION  Buyer Signature:  Print Name: Charles E. Coombes / Jerry C. Coombes
The undersigned Seller (Grantor)/Buyer (Grantee), declar 375.060 and NRS 375.110, that the information provided is supported by documentation if called upon to substantiate the disallowance of any claimed exemption, or other determination due plus interest at 1 1/2% per month. Pursuant to NRS 375 for any additional amount owed.  SELLER (GRANTOR) INFORMATION  Seller Signature:  Print Name: J & S Properties, LLC, a Nevada Limited Liability Company	res and acknowledges, under penalty of perjury, pursuant to NRS is correct to the best of their information and belief, and can be information provided herein. Furthermore, the parties agree that on of additional tax due, may result in a penalty of 10% of the tax 5.030, the Buyer and Seller shall be jointly and severally liable  BUYER (GRANTEE) INFORMATION  Buyer Signature:  Print Name: Charles E. Coombes / Jerry C. Coombes
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The undersigned Seller (Grantor)/Buyer (Grantee), declar 375.060 and NRS 375.110, that the information provided is supported by documentation if called upon to substantiate the disallowance of any claimed exemption, or other determination due plus interest at 1 1/2% per month. Pursuant to NRS 378 for any additional amount owed.  SELLER (GRANTOR) INFORMATION  Seller Signature:  Print Name: J & S Properties, LLC, a Nevada Limited Liability Company Address:  City:  State: Zip:	res and acknowledges, under penalty of perjury, pursuant to NRS is correct to the best of their information and belief, and can be information provided herein. Furthermore, the parties agree that in of additional tax due, may result in a penalty of 10% of the tax 5.030, the Buyer and Seller shall be jointly and severally Hable  BUYER (GRANTEE) INFORMATION  Buyer Signature:  Print Name: Charles E. Coombes / Jerry C. Coombes  Address:  City:  Pioche  State:  Zip: F3043
The undersigned Seller (Grantor)/Buyer (Grantee), declar 375.060 and NRS 375.110, that the information provided is supported by documentation if called upon to substantiate the disallowance of any claimed exemption, or other determinatio due plus interest at 1 1/2% per month. Pursuant to NRS 375 for any additional amount owed.  SELLER (GRANTOR) INFORMATION  Seller Signature:  Print Name: J & S Properties, LLC, a Nevada Limited Liability Company Address:  City:  State: Zip:  Telephone:  Capacity:	res and acknowledges, under penalty of perjury, pursuant to NRS is correct to the best of their information and belief, and can be information provided herein. Furthermore, the parties agree that in of additional tax due, may result in a penalty of 10% of the tax 5.030, the Buyer and Seller shall be jointly and severally llable  BUYER (GRANTEE) INFORMATION Buyer Signature:  Print Name: Charles E. Coombes / Jerry C. Coombes  Address:  P. D. Boy 4  City:  State:  Zip: \$9043  Telephone: 775-962-5376

## State of Nevada Declaration of Value

eciaration of value	
Assessor Parcel Number(s).	
a) 001-341-13	
b) 001-341-12	
c)	
d)	
Type of Property:	
a) Vacant Land b) Single Fam. Res.	FOR RECORDERS OPTIONAL USE ONLY
c) Condo/Twnhse d) 2-4 Plex	Document/Instrument #: \\\\ \\\ \\ \\ \\ \\ \\ \\ \\ \\ \\ \\
e) Apt. Bldg. f) Comm'l/Ind'l	Book: 150 Page: 153
g) Agricultural h) Mobile Home	Date of Recording: August 23, 2000
i) Other	Notes:
Total Value/Sales Price of Property:	\$ 32,000.00
Deduct Assumed Liens and/or Encumbrances:	(
(Provide recording information: Doc/Instrum	nent#: Book: Page: )
Transfer Tax Value per NRS 375.010, Section 2:	\$ 32,000.00
Real Property Transfer Tax Due:	\$41.60
If Exemption Claimed:	
a. Transfer Tax Exemption, per NRS 375.090, Section:	<del>\ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ </del>
b. Explain Reason for Exemption:	\ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \
Partial Interest: Percentage being transferred:	%
The undersigned Seller (Grantor)/Buver (Grantee), declar	es and acknowledges, under penalty of perjury, pursuant to NRS
	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
	n of additional tax due, may result in a penalty of 10% of the tax 5.030, the Buyer and Seller shall be jointly and severally liable
for any additional amount owed.	A South and Senter sines or joining and Artering made
SELLER (GRANTOR) INFORMATION	BUYER (GRANTEN INFORMATION
Seller Signature:	Buyer Signature San
Print Name: J & S Properties, LLC, a Nevada Limited	Print Name: Charles E. Coombes / Jerry C. Coombes
Liability Company	
Address:	Address: 5202-E. Longof Bl
City:	City: Tanga
State: Zip:	State: Zip: 221
Telephone:	Telephone: 812 & CC 1244
Capacity:	Capacity: 0 13 - 0 33 - 1 3 1
COMPANY REQU	ESTING RECORDING
Co.Name: First American Title Company Of Nevada	Escrow # 2000-31440-MLJ
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