

File No: 101--2016827 (SC)
A.P.N.: 6-271-19
When Recorded, Mail Tax Statements To:
Jeffrey Foutz and Pamela Foutz
6625 Weather View
Las Vegas, NV 89110

R.P.T.T.: \$234.00

GRANT, BARGAIN and SALE DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Russell E. Avery and Maureen J. Avery

do(es) hereby GRANT, BARGAIN, and SELL to
Jeffrey and Pamela Foutz, husband and Wife AS joint tenants

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

That portion of the Southwest Quarter (SW1/4) of the Southeast Quarter (SE1/4) of Section 10, Township 1 North, Range 59 East, M.D.B.&M., described as follows:

Parcel 3 of that certain Parcel Map recorded December 17, 1993 in Plat Book A, Page 401 as File No. 101245, in the Office of the County Recorder of Lincoln County, Nevada.

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.

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: 06-25-02

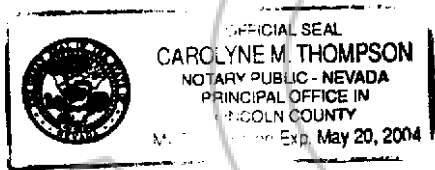
Russell E. Avery
Russell E. Avery

Maureen J. Avery
Maureen J. Avery
(Elwood)

STATE OF NV)
COUNTY OF ^{Lincoln} ~~Clark~~ : ss.)

This instrument was acknowledged before me on
June 25, 2002 by
Russell E. Avery and Maureen J. Avery.

Carolyn M. Thompson
Notary Public
(My commission expires: May 20, 2004)



118409

FILED FOR RECORDING
AT THE REQUEST OF

First American Title

2002 JUN 28 PM 4 07

LINCOLN COUNTY RECORDED
FEE 15.00
LESIE BOUCHER DEPT. TWS

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 6-271-19
- 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 #	<u>118409</u>
Book <u>165</u>	Page: <u>58.59</u>
Date of Recording: <u>June 28, 2002</u>	
Notes: _____	

3. Total Value/Sales Price of Property: \$180,000.00

Deed in Lieu of Foreclosure Only (value of property) (\$ _____)

Transfer Tax Value: \$180,000.00

Real Property Transfer Tax Due \$234.00

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 375.090, Section: _____
- b. Explain reason for exemption: _____

5. Partial Interest: Percentage being transferred: _____ %

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: Russell E. Avery Capacity: Seller
 Signature: Maurice Gruen (Elder) Capacity: E/O

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

(REQUIRED)
 Print Name: RUSSELL E. AVERY
 Address: HC 74 Box 173
 City: Pioche,
 State: NV. Zip: 89043

(REQUIRED)
 Print Name: Jeff Fortz
 Address: 6425 Weather View
 City: Las Vegas
 State: NV Zip: 89110

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

Print Name: First American Title Company of Nevada File Number: 101--2016827 SC/SC
 Address: 3760 Pecos-McLeod #7
 City: Las Vegas State: NV Zip: 89121

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