

File No: 152--2017363 (MJ)  
A.P.N.: 001-341-24  
When Recorded, Mail Tax Statements To:  
Terry and Mary Ann Williams  
4234 E. Baltimore  
Las Vegas, NV 89104

R.P.T.T.: \$22.10

### **GRANT, BARGAIN and SALE DEED**

FOR 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

**Terry Williams and Mary Ann Williams, husband and wife as joint tenants with right of survivorship**

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

**Parcel 35 on that certain Subsequent Parcel Map for JAMES VINCENT, filed in the Official Records of Lincoln County, Nevada, on March 8, 1999 in Plat Book B, page 194, as File No. 112430 and amended by that certain Certificate of Amendment, recorded on March 17, 1999 in Plat Book B, Page 201 A&B, as File No. 112467; being a portion of the Northeast Quarter (NE 1/4) of the Northeast Quarter (NE 1/4) of Section 15, Township 1 North, Range 67 East, M.D.B. & M.**

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.

A.P.N.

Grant, Bargain and Sale Deed -  
continued

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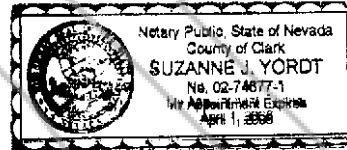
Date: 7/5/02

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

James Vincent, Manager  
By: James Vincent, Managing Member

STATE OF NV )  
                  ) : ss.  
COUNTY OF Clark )

This instrument was acknowledged before me on  
July 5, 2002 by  
**James Vincent,**  
**Managing Member of**  
for  
**J & S Properties, LLC**



Suzanne J. Yordt  
Notary Public  
(My commission expires: April 1, 2006)

118469

FILED FOR RECORDING  
AT THE REQUEST OF

First American Title

2002 JUL 12 PM 2 04

LINCOLN COUNTY RECORDED  
FILED 1500 N.E.P.T. DEPT. TWS  
LESLIE BOLLCHER

**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)  
 a) 001-341-24  
 b) \_\_\_\_\_  
 c) \_\_\_\_\_  
 d) \_\_\_\_\_

2. Type of Property
- |  |   |
|--|---|
| a) <input checked="" type="checkbox"/> Vacant Land | b) <input type="checkbox"/> Single Fam. Res |
| c) <input type="checkbox"/> Condo/Twnhse           | d) <input type="checkbox"/> 2-4 Plex        |
| e) <input type="checkbox"/> Apt. Bldg.             | f) <input type="checkbox"/> Comm'l/Ind'l    |
| g) <input type="checkbox"/> Agricultural           | h) <input type="checkbox"/> Mobile Home     |
| i) <input type="checkbox"/> Other                  |   |

FOR RECORDERS OPTIONAL USE ONLY	
Document/Instrument #	<u>118469</u>
Book	<u>165</u> Page: <u>234-235</u>
Date of Recording	<u>July 12, 2002</u>
Notes:	_____

3. Total Value/Sales Price of Property: \$17,000.00  
 Deed in Lieu of Foreclosure Only (value of property) ( \$ \_\_\_\_\_ )  
 Transfer Tax Value: \$17,000.00  
 Real Property Transfer Tax Due \$22.10

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: James Vincent

Capacity: Manager

Signature: \_\_\_\_\_

Capacity: \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION**

**BUYER (GRANTEE) INFORMATION**

(REQUIRED)  
 Print Name: JAMES VINCENT  
 Address: 34 Emerald Dunes Circle  
 City: Henderson  
 State: Nevada Zip: 89052

(REQUIRED)  
 Print Name: \_\_\_\_\_  
 Address: \_\_\_\_\_  
 City: \_\_\_\_\_  
 State: \_\_\_\_\_ Zip: \_\_\_\_\_

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

Print Name: First American Title Company of Nevada File Number: 152--2017363 MJ/LF  
 Address: Post Office Box 151048  
 City: Ely State: NV Zip: 89315

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

**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 001-341-24
- 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>118469</u>
Book <u>145</u>	Page: <u>234-235</u>
Date of Recording: <u>July 12, 2007</u>	
Notes: _____	

3. Total Value/Sales Price of Property:

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Signature: \_\_\_\_\_ Capacity: \_\_\_\_\_

Signature: Terry & Mary Ann Williams Capacity: Buyer

**SELLER (GRANTOR) INFORMATION**  
(REQUIRED)

**BUYER (GRANTEE) INFORMATION**  
(REQUIRED)

Print Name: \_\_\_\_\_

Print Name: TERRY & MARY ANN WILLIAMS

Address: \_\_\_\_\_

Address: 4234 E. BALTIMORE AVE

City: \_\_\_\_\_

City: LAS VEGAS

State: \_\_\_\_\_ Zip: \_\_\_\_\_

State: NEVADA Zip: 89104

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

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