

File No: 152-2043939 (M)
A.P.N.: 013-042-21
When Recorded, Mail Tax Statements To:
Scott Oldham & Toni Sutton
301 McHenry St.
Las Vegas, NV. 89144-4128

R.P.T.T.: \$19.50

GRANT, BARGAIN and SALE DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Gerold C. Howard and Norma S. Howard, husband and wife

do(es) hereby GRANT, BARGAIN, and SELL to

Scott Oldham, a single man, and Toni Sutton, a single woman, as joint tenants with right of survivorship

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

LOT 49, OF HIGHLAND KNOLLS SUBDIVISION, ACCORDING TO THE OFFICIAL MAP THEREOF,
FILED IN THE OFFICE OF THE COUNTY RECORDER OF LINCOLN COUNTY, NEVADA ON
AUGUST 9, 1972, AS FILE NO. S1895.

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. 013-042-21

Grant, Bargain and Sale Deed -
continued

File No.: 152-2043939 (M)

Date: 1-3-03

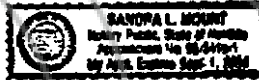
Gerald C. Howard
Gerald C. Howard

Norma S. Howard
Norma S. Howard

STATE OF NEVADA)
) ss.
COUNTY OF CLARK)

This instrument was acknowledged before me on
January 3, 2003 by
Gerald C. Howard and Norma S. Howard.

Sandra M. Hunt
Notary Public
(My commission expires: 9-1-04)



119747
FILED FOR RECORDING
AT THE REQUEST OF
First American Title
2ND FLOOR PM 9 10
LESLIE DONALDSON
PLANNED INVESTMENTS OF A

171 REC 108

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

a) 013-042-21
 b) _____
 c) _____
 d) _____

2. Type of Property

a) Vacant Land b) Single Fam. Res.
 c) Condo/Twnhse d) 2-4 Pkgs
 e) Apt. Bldg. f) Comm/Ind'l
 g) Agricultural h) Mobile Home
 i) Other _____

FOR RECORDERS OPTIONAL USE ONLY
 Document/Instrument # 119747
 Book 171 Page 107-108
 Date of Recording: March 10, 2003
 Notes: _____

3. Total Value/Sales Price of Property: \$15,000.00

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

Transfer Tax Value: \$15,000.00

Real Property Transfer Tax Due \$19.50

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 declares and acknowledges, under penalty of perjury, pursuant to NRS 375.090 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 disaffirmance 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: Toni Sutton
 Signature: Scott Oldham

Capacity: _____
 Capacity: _____

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

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

Print Name: Gerald C. Howard and Norma S. Howard

Print Name: Scott Oldham and Toni Sutton

Address: 325 Heather Drive

Address: 301 McHenry Street

City: Henderson

City: Las Vegas

State: NV Zip: 89105

State: NV Zip: 89144-4128

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

Print Name: First American Title Company of Nevada
 Address: 768 Aullman Street, Ely, NV 89301, P.O. Box 131048
 City: Ely

File Number: 152-2043839 M/M/J
 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) 013-042-21
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/Ind?l
g) Agricultural h) Mobile Home
i) Other _____

FOR RECORDERS OPTIONAL USE ONLY
Document/Instrument # 119747
Book 171 Page: 107-108
Date of Recording: March 10, 2003
Notes: _____

3. Total Value/Sales Price of Property: \$15,000.00

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

Transfer Tax Value: \$15,000.00

Real Property Transfer Tax Due \$16.50

4. **Exemption Claimed:**

a. Transfer Tax Exemption, per 375.080, Section: _____
b. Explain reason for exemption: _____

5. Partial Interest: Percentage being transferred: _____ %

The undersigned declare and acknowledge, under penalty of perjury, pursuant to NRS 375.080 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 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: Gerald C. Howard & Norma S. Howard Capacity: Grantor

Signature: _____ Capacity: _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Gerald C. Howard and Norma S. Howard
Address: 325 Heather Drive
City: Henderson
State: NV Zip: 89105

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Scott Oldham and Toni Sutton
Address: 301 McHenry Street
City: Las Vegas
State: NV Zip: 89144-8128

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

Print Name: First American Title Company of Nevada File Number: 152-2043939 MUMJ
Address: 768 Aulman Street, Ely, NV 89301, P.O. Box 151048
City: Ely State: NV Zip: 89315

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