

120667

FILED FOR RECORDING
AT THE REQUEST OF

First American Title

2003 AUG 5 PM 1 41

LINCOLN COUNTY RECORDER
FEE 1500
LESLIE BOUCHER

A.P.N.: 001-341-28
File No: 152-2068247 (M)

When Recorded, Mail Tax Statements To:
James and Ellen Russell
8660 West Brent Lane
Las Vegas, NV 89143

R.P.T.T.: \$24.70

GRANT, BARGAIN and SALE DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

James E. Wilkin and Uvada E. Wilkin, husband and wife

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

James O. Russell and Ellen L. Russell, 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 NO. 30 AS SHOWN ON PARCEL MAP FOR JAMES VINCENT, FILED IN THE OFFICE OF THE COUNTY RECORDER OF LINCOLN COUNTY, RECORDED MARCH 8, 1999 IN BOOK B, PAGE 195 OF PLATS, AS FILE NO. 112431 AND CERTIFICATE OF AMENDMENT RECORDED MARCH 17, 1999 IN BOOK B, PAGE 202 A/B OF PLATS AS FILE NO. 112468, LOCATED IN A PORTION OF THE NE 1/4 OF SECTION 15, TOWNSHIP 1 NORTH, RANGE 67 EAST, N.D.S.M., 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.

A.P.N. 001-241-28

Grant, Bargain and Sale Deed -
continued

File No.: 152-2080247 (M)

Date: Aug 1, 2003

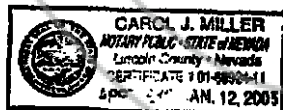
James E. Wilkin
James E. Wilkin

Uvada E. Wilkin
Uvada E. Wilkin

STATE OF NEVADA)
) ss.
COUNTY OF Lincoln)

This instrument was acknowledged before me on
August 1, 2003 by
James E. Wilkin and Uvada E. Wilkin.

Carol J. Miller
Notary Public
(My commission expires: Jan. 12, 2005.)



STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)

a) 001-341-28
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>120667</u>
Book	<u>176</u> Page: <u>147-148</u>
Date of	_____
Notes	_____

3. Total Value/Sales Price of Property:

\$19,000.00

Dead in Lieu of Foreclosure Only (value of property) (5)

Transfer Tax Value: \$19,000.00

Real Property Transfer Tax Due: \$24.70

4. If Exemption Claimed:

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

5. Partial Interest Percentage being transferred: _____ %

The undersigned declares and acknowledges, under penalty of perjury, pursuant to NRS 375.080 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: [Signature]
 Signature: [Signature]

Capacity: [Signature]
 Capacity: Escrow Agent for Seller

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: James E. Wilkin and Uvada E. Wilkin

Address: HC 34 Box 75

City: Caliente

State: NV Zip: 89008

Print Name: James O. Russell and Ellen L. Russell

Address: 8880 West Brent Lane

City: Las Vegas

State: NV Zip: 89143

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

Print Name: First American Title Company of Nevada File Number: 152-2089247 MJ/SKW

Address: 788 Aultman Street, P.O. Box 151048

City: Ely State: NV Zip: 89315

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