

1 2 2 4 9 8

A.P.N.: Portion of 091-331-03
File No: 152-2141446 (MJ)
R.P.T.T.: \$68.25

FILED FOR RECORDING
AT THE REQUEST OF

First American Title

2004 JUN 15 PM 2 40

LINCOLN COUNTY RECORDED
FEE 1500 DEPT
6835
LESLIE DOUGHER

When Recorded, Mail Tax Statements To:
Michael S. Young & Janet C. Alexander
P.O. Box 667
Pioche, NV 89043

GRANT, BARGAIN and SALE DEED

FOR A 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

Michael S. Young, an unmarried man and Janet C. Alexander, an unmarried woman, as joint tenants with right of survivorship

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 67 East, M.D.B. and M., Lincoln County, Nevada, described as follows:

Parcel 4, of Subsequent Parcel Map for J and S Properties recorded May 18, 2004 in Plat Book C, page 46 as file 122355, 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: 06/10/2004

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

Jim Vincent, Managing Member

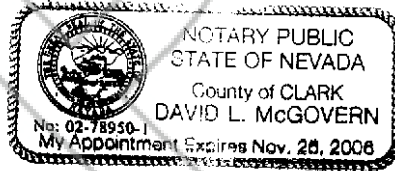
By: Jim Vincent, Managing Member

STATE OF **NEVADA**)
 : ss.
COUNTY OF **CLARK**)

This instrument was acknowledged before me on June 12, 2004 by **Jim Vincent.**

David L. McGovern
Notary Public

(My commission expires: 11/26/06)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **June 10, 2004** under Escrow No. **152-2141446**.

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a) Portion of 001-331-06
 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'Vind'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>122498</u>
Book	<u>187</u> Page: <u>266</u>
Date of Recording:	<u>June 15, 2004</u>
Notes:	_____

3. Total Value/Sales Price of Property: \$17,500.00
 Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
 Transfer Tax Value: \$17,500.00
 Real Property Transfer Tax Due \$68.25

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 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: Michael S. Young Capacity: _____
 Signature: Janet C. Alexander Capacity: _____

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

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

Print Name: J & S Properties, LLC
 Address: 34 Emerald Dunes Circle
 City: Henderson
 State: NV Zip: 89052

Print Name: Michael S. Young & Janet C. Alexander
 Address: P.O. Box 667
 City: Pioche
 State: NV Zip: 89043

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

Print Name: First American Title Company of Nevada File Number: 152-2141446 MJ/SKW
 Address 768 Aultman Street, P.O. Box 151048
 City: Ely State: NV Zip: 89315

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

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Signature: *Jim Vincent* Capacity: Manager
 Signature: _____ Capacity: _____

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