

122784

A.P.N.: 001-331-83
File No: 152-2147189 (MJ)
R.P.T.T.: \$156.00

FILED FOR RECORDING
AT THE REQUEST OF

First American Title

2004 AUG 9 PM 2 42

LINCOLN COUNTY RECORDED
FEE 15.00
LESLIE BOUCHER

When Recorded Mail To: and Mail Tax Statements To:
Richard Lewis Vincent and Kathleen Anna Vincent
8360 Monico Valley Court
Las Vegas, NV 89138-2004

GRANT, BARGAIN and SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Jim Vincent, an unmarried man

do(es) hereby GRANT, BARGAIN and SELL to

Richard Lewis Vincent and Kathleen Anna Vincent, 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:

**That portion of the Northeast Quarter (NE1/4) 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, as shown upon Subsequent Parcel Map for Jim Vincent recorded November
17, 2003 in Plat Book C, Page 17, as File 121255.**

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.

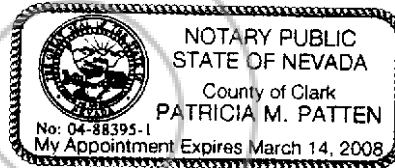
Date: 07/21/2004

Jim Vincent
Jim Vincent

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

This instrument was acknowledged before me on July 27, 2004 by **Jim Vincent**.

Patricia M. Patten
Notary Public
(My commission expires: 3/14/08)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **July 21, 2004** under Escrow No. **152-2147189**.

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 001-331-81
- 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>122784</u>
Book	<u>189</u> Page: <u>291</u>
Date of Recording:	<u>Aug. 9, 2004</u>
Notes:	_____

3. Total Value/Sales Price of Property: _____

\$40,000.00

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

(\$ _____)

Transfer Tax Value: _____

\$40,000.00

Real Property Transfer Tax Due _____

\$156.00

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 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: Kathleen Vincent Capacity: _____
 Signature: Richard Vincent Capacity: _____

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

(REQUIRED)

(REQUIRED)

Print Name: Jim Vincent
 Address: 34 Emerald Dunes Circle
 City: Henderson
 State: NV Zip: 89052

Print Name: Richard Lewis Vincent and Kathleen Anna Vincent
 Address: 8360 Monico Valley Court
 City: Las Vegas
 State: NV Zip: 89108-87128 ^{KV}

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

Print Name: First American Title Company of Nevada File Number: 152-2147189 MJ/SKW
 Address: 768 Aultman Street, Ely, NV 89301, P.O. Box 151043
 City: Ely State: NV Zip: 89315

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

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