FILED FOR RECORDING AT THE REQUEST OF

A.P.N.:

005-251-24

File No:

152-2154759 (MJ)

R.P.T.T.:

\$128.70

First American Title

2004 SEP 7 PM 12 47

FEE \$15.00 1138.70DEP LESLIE BOUCHER LE

When Recorded Mail To: and Mail Tax Statements To: Donald M. Abley and MaryAnn Sharpe-Abley 9716 Trail Rider Drive Las Vegas, NV 89117

GRANT, BARGAIN and SALE DEED

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

Richard J. Moser, a single man and Allison Newlon, a single woman

do(es) hereby GRANT, BARGAIN and SELL to

Donald M. Abley and MaryAnn Sharpe-Abley, 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 25 Township 5 North, Range 65 East, M.D.B. & M., Lincoln County, Nevada, described as follows:

Parcel 1D of Subsequent Parcel Map Dividing Parcel One, Plat Book B, Page 363, for Richard Moser and Allison Newlon, as shown upon map thereof recorded November 3, 2003 as file 121196 in Plat Book C, Page 13.

Subject to

- 1. All general and special taxes for the current fiscal year.
- 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: 08/26/2004

Richard J. Moser	20	Allison Newlon					
STATE OF NEVADA COUNTY OF CLARK) : ss.						
This instrument was acknowle		ugust 31, 2004 by					
Richard J. Moser, a single	Richard J. Moser, a single man and Allison Newlon, a single woman.						
Mary Susar Notary Put (My commission expires:	- N. N.	MARY SUSAN FREEMAN Notary Public. State of Nevada Appointment No. 99407841 My Appt. Expires Apr. 11, 2007					

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **August 26, 2004** under Escrow No. **152-2154759**.

STATE OF NEVADA DECLARATION OF VALUE

1.	Assessor Parcel Number(s)		\ \		
a)_	005-251-24		\ \		
b)_			\ \		
c)_ d)			\		
2.	Type of Property		/		
a)	X Vacant Land b) Single Fam. Res	FOR RE	CORDERS OPTIONAL USE ONLY		
c)	Condo/Twnhse d) 2-4 Plex		Instrument # 133010		
e)	Apt. Bldg. f) Comm'l/Ind'l	Book	190 Page: 484		
g)	Agricultural h) Mobile Home	Date of Re	cording: Supt. 7, 2004		
i)	Other	Notes:			
			7		
3.	Total Value/Sales Price of Property:	\$33,000.0	00		
	Deed in Lieu of Foreclosure Only (value of property)	(_\$)		
	Transfer Tax Value:	\$33,000.0	00		
	Real Property Transfer Tax Due	\$128.70	/_/		
4.	If Exemption Claimed:				
	a. Transfer Tax Exemption, per 375.090, Section:				
	b. Explain reason for exemption:				
		1			
5.	Partial Interest: Percentage being transferred:	%			
	· · · · · · · · · · · · · · · · ·	_/			
tha	e undersigned declares and acknowledges, under penalty of part the information provided is correct to the best of their	perjury, pursua information ar	nt to NRS 375.060 and NRS 375 10. Individual by the belief, and can be supported by		
do	currientation if called upon to substantiate the information pro	vided herein.	Furthermore, the disallowance of any		
inte	imed exemption, or other determination of additional tax due erest at 1% per month. Pursuant to NRS 375.030, the Buyer	, may result in and Seller shal	I be jointly and severally liable for any		
ado	ditional amount owed.	1 1			
Sic	inature)	Conneity	Se/ler		
- OIG	Tradition of the state of the s	Capacity	36//64		
Sig	gnature:	Capacity: _			
	SELLER (GRANTOR) INFORMATION	BUYE	R (GRANTEE) INFORMATION		
	(REQUIRED)		(REQUIRED) Donald M. Abley and MaryAnn		
Pri	nt Name: Richard J. Moser	Print Name:	Sharpe-Abley		
Ad	dress: 400 Davenport	Address:	9716 Trail Rider Drive		
Cit	y: Las Vegas	Cîty:	Las Vegas		
Sta	ate: <u>NV</u> Zip: <u>89107</u>	State:	NV Zip: 89117		
COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)					
The Person Lines	nt Name: First American Title Company of Nevada	File Number:	152-2154759 MJ/SKW		
	dress 768 Aultman Street, P.O. Box 151048				
Cit	-4	State: NV	Zip: <u>89315</u>		
	(AS A PUBLIC RECORD THIS FORM MAY I	BE RECORDE	J/MIGROFILMED)		

STATE OF NEVADA DECLARATION OF VALUE

1.	Assessor Parcel Number(s)		\ \			
a)	005-251-24		\ \			
b)			\ \			
c) d)			\ \			
2.	Type of Property		~ \ \			
a)		FOR RE	CORDERS OPTIONAL USE CALY			
,		Danumant	Instrument # 123010			
C)		1				
e)		Book				
g)	Agricultural h) Mobile Home	Date of Re	cording Sept. 7, 2004			
i)	Other	Notes:				
3.	Total Value/Sales Price of Propeπy:	\$33,000.0	0			
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	Transfer Tax Value:	\$33,000.0	0			
	Real Property Transfer Tax Due	\$128.70				
4.	If Exemption Claimed:					
•						
	Transfer Tax Exemption, per 375.090, Section: Explain reason for exemption: b.		-			
	e. /	/				
		\				
5.	Partial Interest: Percentage being transferred:	%				
The undersigned declares and acknowledges, under benalty of penury, pursuant to NRS 375,060 and NRS 375,110,						
th:	at the information provided is correct to the best of their is ocumentation if called upon to substantiate the information prov	nformation an	id belief, and can be supported by			
C.	aimed exemption, or other determination of additional tax que.	may result in	a penalty of 10% of the tax due plus			
	terest at 1% per month. Pursuant to NRS 375.030, the Buyer additional amount owed.	ind Seller shal	I be jointly and severally liable for any			
_	0. ///	/ /	P			
S	gnature: August M. Cluby	Capacity: _	Duyen			
9	gnature Ware and Sharpelle	daßagity:	Buren			
J	SELLER (GRANTOR) INFORMATION	/	R (GRANTEE) INFORMATION			
	(REQUIRED)	<u> </u>	(REQUIRED)			
			Donald M. Abley and MaryAnn			
٩	rint Name: Richard J. Moser	Print Name:	Sharpe-Abley			
Α	ddress: 400 Davenport	Address:	9716 Trail Rider Drive			
С	ity: Las Vegas	City:	Las Vegas			
S	tate: NV Z:p: 89107	State:	NV Zip: 89117			
	OMPANY/PERSON REQUESTING RECORDING (required if					
\\ <u>\</u>						
Ρ	rint Name: First American Title Company of Nevada	File Number:	152-2154759 MJ/SKW			
Α	ddress 768 Auitman Street, P.O. Box 151048					
С	ity: Ely	State: NV	Zip: 89315			
	(AS A PUBLIC RECORD THIS FORM MAY B	E RECORDE	D/MICROFILMED)			

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