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FILED FOR RECORDING
AT THE REQUEST OF

A.P.N.: 001-332-28
File No: 152-2164404 (MJ)
R.P.T.T.: \$91.65

First American Title

2004 NOV 8 PM 1 33

LINCOLN COUNTY RECORDED
FEE \$15⁰⁰ 91.65 DEP
LESLIE BOUCHER LB

When Recorded Mail To: and Mail Tax Statements To:
Michael P. Collins and Lisa Ann Collins
8913 Colorful Pines Avenue
Las Vegas, NV 89143

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 P. Collins and Lisa Ann Collins, husband and wife, as joint tenants with right of survivorship, as to an undivided one-half interest, and Larry Czech, an unmarried man, as to an undivided one-half interest

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. & M., Lincoln County, Nevada, described as follows:

Parcel 15 of Parcel Map for J & S Properties recorded May 18, 2004 in Plat Book "C", Page 49 as File No. 122358 in the Office of the County Recorder, 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: 10/11/2004

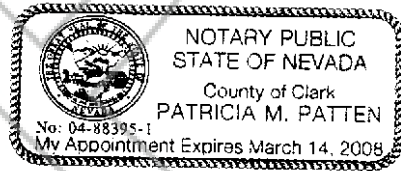
J & S Properties, LLC, a Nevada Limited Liability Company

Jim Vincent
By: Jim Vincent, Managing Member

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

This instrument was acknowledged before me on OCTOBER 14TH 2004 by **Jim Vincent.**

Patricia M. Patten
Notary Public
(My commission expires: 3/14/2008)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **October 11, 2004** under Escrow No. **152-2164404**.

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a) 001-332-28
 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>123368</u>
Book	<u>193</u> Page <u>225-226</u>
Date of Recording:	<u>November 8, 2004</u>
Notes:	_____

3. Total Value/Sales Price of Property: \$23,500.00
 Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
 Transfer Tax Value: \$23,500.00
 Real Property Transfer Tax Due \$91.65

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: _____ Capacity: _____
 Signature: _____ Capacity: _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

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

Print Name: Michael P. Collins and Lisa Ann Collins and Larry Czech
 Address: 8913 Colorful Pines Avenue
 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: 152-2164404 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)

Reproduced by First American Title Insurance Rev10/2001

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| g) <input type="checkbox"/> Agricultural | h) <input type="checkbox"/> Mobile Home |
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Signature: [Signature] Capacity: Manager
 Signature: _____ Capacity: _____

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