

124248

A.P.N.: 001-341-22  
File No: 152-2197174 (MJ)  
R.P.T.T.: \$89.70

FILED FOR RECORDING  
AT THE REQUEST OF

*First American Title*

2005 MAR 31 PM 2 13

LINCOLN COUNTY RECORDER  
FEE \$89.70  
LESLIE BOUCHER

When Recorded Mail To: Mail Tax Statements To:  
Rolf E. Bundy and Teresa A. Bundy  
1354 Villa Park Court  
Las Vegas, NV 89110

**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

Rolf E. Bundy and Teresa A. Bundy, 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. 37 as shown on the Parcel Map for James Vincent, as 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 202A/B of plats as File No. 112468, filed in the Office of the County Recorder, Lincoln County, Nevada, located in a portion of the Northeast Quarter (NE 1/4) of Section 15, Township 1 North, Range 67 East, M.D.B. & M.**

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: 03/16/2005

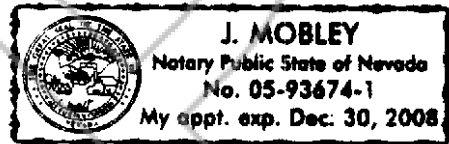
J & S Properties, LLC, a Nevada Limited Liability Company

*Jim Vincent*  
By: Jim Vincent, Managing Member

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

This instrument was acknowledged before me on March 17, 2005 by Jim Vincent.

*J. Mobley*  
Notary Public  
(My commission expires: Dec 30 2008 )



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **March 16, 2005** under Escrow No. **152-2197174**.

**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)  
 a) 001-341-22  
 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'l/Ind'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>124248</u>
Book <u>199</u>	Page: <u>75-76</u>
Date of Recording: <u>MARCH 30, 2005</u>	
Notes: _____	

3. Total Value/Sales Price of Property: \$23,000.00  
 Deed in Lieu of Foreclosure Only (value of property) ( \$ \_\_\_\_\_ )  
 Transfer Tax Value: \$23,000.00  
 Real Property Transfer Tax Due \$89.70

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: [Signature] Capacity: Manager  
 Signature: \_\_\_\_\_ Capacity: \_\_\_\_\_

<b><u>SELLER (GRANTOR) INFORMATION</u></b>		<b><u>BUYER (GRANTEE) INFORMATION</u></b>	
<b>(REQUIRED)</b>		<b>(REQUIRED)</b>	
Print Name:	<u>J &amp; S Properties, LLC, a Nevada Limited Liability Company</u>	Print Name:	<u>Rolf E. Bundy and Teresa A. Bundy</u>
Address:	<u>34 Emerald Dunes Circle</u>	Address:	<u>1354 Villa Park Court</u>
City:	<u>Henderson</u>	City:	<u>Las Vegas</u>
State:	<u>NV</u> Zip: <u>89052</u>	State:	<u>NV</u> Zip: <u>89110</u>

**COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)**  
 Print Name: First American Title Company of Nevada File Number: 152-2197174 MJ/SKW  
 Address: 768 Aultman Street  
 City: Ely State: NV Zip: 89301

**BOOK 199 PAGE 77**

**STATE OF NEVADA  
DECLARATION OF VALUE**

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- 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
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Signature: Rolf E. Bundy Capacity: Buyer  
 Signature: Teresa A. Bundy Capacity: Buyer

**SELLER (GRANTOR) INFORMATION**

**BUYER (GRANTEE) INFORMATION**

<b>(REQUIRED)</b>		<b>(REQUIRED)</b>	
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City:	Henderson	City:	Las Vegas
State:	NV Zip: 89052	State:	NV Zip: 89110

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

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