

FILED FOR RECORDING
AT THE REQUEST OF

A.P.N.: 004-132-12
File No: 152-2212206 (MJ)
R.P.T.T.: \$241.80

First American Title

2005 JUN 13 PM 12 48

LINCOLN COUNTY RECORDER
FEE \$15.00 NPPT
LESLIE BOUCHER

When Recorded Mail To: Mail Tax Statements To:
Dennis L McKinney and Darlene M. McKinney
P.O. Box 667
Overton, NV 89040

GRANT, BARGAIN and SALE DEED

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

Timothy O'Neill, a married man as his sole and separate property

do(es) hereby *GRANT, BARGAIN and SELL* to

Dennis L McKinney and Darlene M. McKinney, 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:

Lot Twenty-Five (25) of Alamo South Subdivision Tract No. 1, Unit No. 1, as shown by map thereof on file in Book A-1 of Plats, Page 124, in the Office of the County Recorder of 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.

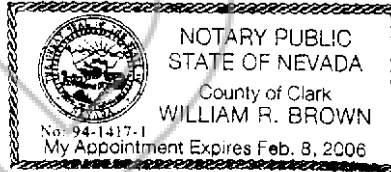
Date: June 2, 2005

Timothy O'Neill
Timothy O'Neill

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

This instrument was acknowledged before me on June 3, 2005 by **Timothy O'Neill**.

William R. Brown
Notary Public
(My commission expires: FEB 8, 2006)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **June 02, 2005** under Escrow No. **152-2212206**.

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 004-132-12
- 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>124746</u> |
| Book | <u>202</u> Page: <u>460-461</u> |
| Date of Recording: | <u>June 13, 2005</u> |
| Notes: | _____ |

3. Total Value/Sales Price of Property: _____

\$62,000.00

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

Transfer Tax Value: _____

\$62,000.00

Real Property Transfer Tax Due _____

\$241.80

4. **If Exemption Claimed:**

a. Transfer Tax Exemption, per 375.090, Section: _____

b. Explain reason for exemption: _____

5. Partial Interest: Percentage being transferred: 100 %

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: Timothy O'Neill Capacity: Seller

Signature: _____ Capacity: _____

SELLER (GRANTOR) INFORMATION

(REQUIRED)

Print Name: Timothy O'Neill

Address: P.O. Box 364591

City: North Las Vegas

State: NV Zip: 89036

BUYER (GRANTEE) INFORMATION

(REQUIRED)

Print Name: Dennis L. McKinney and Darlene M. McKinney

Address: P.O. Box 667

City: Overton

State: NV Zip: 89040

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

Print Name: First American Title Company of Nevada File Number: 152-2212206 MJ/DSP

Address: 768 Aultman Street, Ely, NV 89301, P.O. Box 151048

City: Ely State: NV Zip: 89315

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

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**STATE OF NEVADA
DECLARATION OF VALUE**

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Signature: Dennis L. McKinney Capacity: Buyer
 Signature: Darlene M. McKinney Capacity: Buyer

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Timothy O'Neill
 Address: P.O. Box 3645911
 City: North Las Vegas
 State: NV Zip: 89036

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Dennis L. McKinney and Darlene M. McKinney
 Address: P.O. Box 667
 City: Overton
 State: NV Zip: 89040

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

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