

127536

A.P.N. # 1-331-77

R.P.T.T. S
ESCROW NO. ACC 910
RECORDING REQUESTED BY:

MAIL TAX STATEMENTS TO:
SAME AS BELOW

WHEN RECORDED MAIL TO:
Charles Edward Saxton Jr.
2761 Jim Hampton Ct.
Las Vegas, NV 89117

FILED FOR RECORDING
AT THE REQUEST OF

Clark County
Title
2006 OCT 6 PM 4 43

LINCOLN COUNTY RECORDER
FEE \$15.00
LESLIE BOUCHER DEP

(Space Above for Recorder's Use Only)

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Cynthia Allen and Matthew Saxton, Successor
co-trustees of the Charles E. Saxton Living Trust dated November 24, 1997

in consideration of \$10.00, the receipt of which is hereby acknowledged, does hereby Grant, Bargain Sell
and Convey to Charles Edward Saxton, Jr. and Nicole Saxton, husband and wife
as joint tenants

and to the heirs and assigns of such Grantee forever, all that real property situated in the
County of Lincoln State of Nevada, bounded and described as:

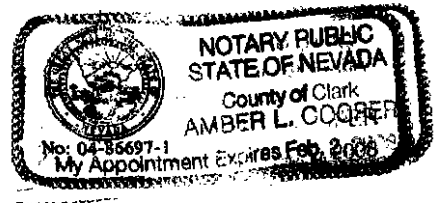
SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in
anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.

DATE: September 28, 2006

Cynthia Allen
as successor co-trustee
Matthew Saxton
as successor co-trustee

STATE OF Nevada |
| ss.
COUNTY OF Clark |



This instrument was acknowledged before me on September 28, 2006
by: Cynthia J. Allen and
Matthew J. Saxton

Signature: [Signature]
Notary Public (One inch margin on all sides of document for Recorder's Use Only)

EXHIBIT "A"

LEGAL DESCRIPTION

ESCROW NO.: 19027263

All that certain real property situate in the County of Lincoln, State of Nevada, described as follows:

That portion of the Southeast Quarter (SE1/4) of the Southeast Quarter (SE1/4) of Section 10, Township 1 North, Range 67 East, M.D.B.&M., Lincoln County, Nevada more particularly described as follows:

Parcel 4 of that certain Parcel Map recorded February 7, 2001 in the Office of the County Recorder of Lincoln County, Nevada as Book B of Plats, page 359, as File No. 115944, Lincoln County, Nevada records.

ASSESSOR'S PARCEL NUMBER FOR 2003 - 2004: 01-331-77

STATE OF NEVADA DECLARATION OF VALUE

1. Assessor Parcel Number(s):
 a) 1-331-77
 b) _____
 c) _____
 d) _____

FOR RECORDERS OPTIONAL USE ONLY	
Document/Instrument No.:	<u>127536</u>
Book: <u>223</u>	Page: <u>409</u>
Date of Recording:	<u>Oct 6, 2006</u>
Notes:	_____

2. Type of Property:
 a) Vacant Land
 b) _____ Single Family Res.
 c) _____ Condo/Townhouse
 d) _____ 2-4 Plex
 e) _____ Apartment Bldg.
 f) _____ Comm'l/Ind'l
 g) _____ Agricultural
 h) _____ Mobile Home
 i) Other: _____

3. Total Value/Sales Price of Property \$ 22,000.00
 Deed in Lieu of Foreclosure Only (Value of Property) \$ 0.00
 Transfer Tax Value \$ 0.00
 Real Property Transfer Tax Due: \$ 0.00

4. If Exemption Claimed:
 a. Transfer Tax Exemption, per NRS 375.090, Section: 17
 b. Explain Reason for Exemption: transfer of property from trust

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: [Signature] Capacity: Grantor
 Signature: [Signature] Capacity: Grantee

SELLER (GRANTOR) INFORMATION (required)

Print Name: Matthew Saxton
 Address: 5313 Pacific Opal Ave.
 City/State/Zip: Las Vegas, NV 89131

BUYER (GRANTEE) INFORMATION (required)

Print Name: Charles Edward Saxton J
 Address: 2761 Jim Hampton Ct.
 City/State/Zip: Las Vegas, NV 89117

COMPANY/PERSON REQUESTING RECORDING (required if not the Seller or Buyer)

Company Name: _____ Escrow No.: _____
 Address: _____
 City/State/Zip: _____