



When recorded, mail to:

James Vincent
34 Emerald Dunes Circle
Henderson, Nevada 89052

GRANT, BARGAIN AND SALE DEED

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

RICHARD B. VINCENT, a married man,

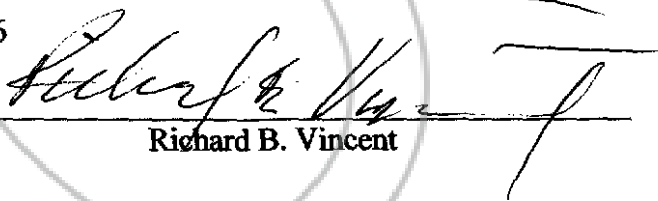
do(es) hereby GRANT, BARGAIN and SELL to

JAMES VINCENT, an unmarried man as to an undivided 80% interest, and GINO JAMES VINCENT, an unmarried man, as to an undivided 20% interest, the real property situate in the County of Lincoln, State of Nevada, described as follows:

Lots Twenty-Four (24) and Twenty-Five (25), Block 30, in the Town of Pioche, County of Lincoln as shown by map thereof filed and recorded in the Office of the County Recorder of Lincoln County, Nevada.

TOGETHER with all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues of profits thereof.

Dated November 21, 2006


Richard B. Vincent

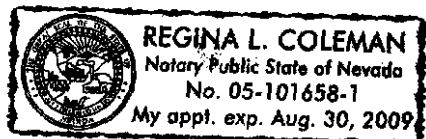
STATE OF NEVADA)

: ss.

COUNTY OF CLARK)

On November 21, 2006 personally appeared before me, a Notary Public, Richard B. Vincent who acknowledged that he executed the above instrument.


Notary Public



DOC # DV-128030

12/05/2006

02:46 PM

Official Record

Recording requested By
JIM VINCENT

Lincoln County - NV

Leslie Boucher - Recorder

Page 1 of 1 Fee: \$39.00
Recorded By: LB RPTT: \$592.80
Book- 227 Page- 0118

State of Nevada Declaration of Value

1. Assessor Parcel Number(s)

- a) 001-092-08
- b) _____
- c) _____
- d) _____

2. Type of Property

- a) Vacant Land
- b) Single Family Res.
- c) Condo/Townhouse
- d) 2-4 Pkcs
- e) Apartment Building
- f) Commercial /Ind'l
- g) Agriculture
- h) Mobile Home
- i) other _____

FOR RECORDERS OPTIONAL USE ONLY	
Document / Instrument #	_____
Book: _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. Total Value / Sales Price of Property

\$ 152,000

Deed In Lieu Only (value of forgiven debt)

\$ _____

Taxable Value

\$ _____

Real Property Transfer Tax Due:

\$ 592.80

4. If Exemption Claimed:

- a. Transfer Tax Exemption, per NRS 375.090, section: _____
- b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage being transferred: _____ %

The undersigned Seller (Grantor)/Buyer (Grantee), 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 parties agree that 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 1/2% per month. Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature Richard Vincent Capacity seller
 Signature James & Gino Vincent Capacity buyers

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

Print Name Richard B. Vincent
 Address _____
 City Henderson
 State NV Zip _____

Print Name JAMES & GINO JAMES VINCENT
 Address 34 EMERALD DUNE CIR
 City Henderson
 State NV Zip 89052

COMPANY/PERSON REQUESTING RECORDING (REQUIRED IF NOT BUYER OR SELLER)

Co. Name _____ Esc. # _____
 Address _____
 City _____ State: _____ Zip _____

(As a public record, this form may be recorded / microfilmed)