

Official RecordRecording requested By
FIRST AMERICAN TITLE COMPANY

Lincoln County - NV

Leslie Boucher - Recorder

Fee: \$15.00

Page 1 of 2

RPTT: \$97.50

Recorded By: AE

Book- 228 Page- 0620

A.P.N.: 004-161-09
File No: 152-2308849 (MJ)
R.P.T.T.: \$97.40 C



When Recorded Mail To: Mail Tax Statements To:
Devon Miller and Shannon R. Miller
Post Office Box 689
Alamo, NV 89001

GRANT, BARGAIN and SALE DEED

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

Douglas R Brown and Tona D Brown, husband and wife as joint tenants with right of survivorship

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

Devon Miller and Shannon R. Miller, 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 1 of Block 2 of Alamo West Subdivision - Phase II as shown on the subdivision map thereof, filed in the Office of the County Recorder of Lincoln County on October 15, 1993, in Book A, Page 392 of Plats as File No. 101044.

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: 01/24/2007



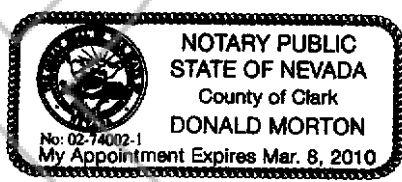
[Signature]
Douglas R Brown

Tona D. Brown
Tona D Brown

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

This instrument was acknowledged before me on February 13, 2007 by
Douglas R Brown and Tona D Brown.

Donald Morton
Notary Public
(My commission expires:
03/08/2010)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated
January 24, 2007 under Escrow No. **152-2308849.**

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STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)

- a) 004-161-09
- 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'/Ind'l
- g) Agricultural
- h) Mobile Home
- i) Other _____

FOR RECORDERS OPTIONAL USE	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. Total Value/Sales Price of Property:

\$25,000.00

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

Transfer Tax Value: \$25,000.00

Real Property Transfer Tax Due \$97.40

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 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% per month. Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature: *Devon Miller*

Capacity: buyer

Signature: *Shannon P. Miller*

Capacity: wife

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

(REQUIRED)

(REQUIRED)

Douglas R Brown and Tona D

Devon Miller and Shannon

Print Name: Brown

Print Name: R. Miller

Address: 6747 Bastille Avenue

Address: Post Office Box 689

City: Las Vegas

City: Alamo

State: NV Zip: 89130

State: NV Zip: 89001

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

First American Title Insurance

Print Name: Company

File Number: 152-2308849 M J / L K

Address: 768 Aultman Street

City: Ely

State: NV Zip: 89301

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

**STATE OF NEVADA
DECLARATION OF VALUE**

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Notes: _____	

3. Total Value/Sales Price of Property: \$25,000.00
 Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
 Transfer Tax Value: \$25,000.00
 Real Property Transfer Tax Due \$97.40

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 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% per month. Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature: [Signature]
 Signature: Tona D Brown

Capacity: GRANTOR
 Capacity: GRANTOR

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Douglas R Brown and Tona D Brown
 Address: 6747 Bastille Avenue
 City: Las Vegas
 State: NV Zip: 89130

Print Name: Devon Miller and Shannon R. Miller
 Address: Post Office Box 689
 City: Alamo
 State: NV Zip: 89001

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

Print Name: First American Title Insurance Company
 Address: 768 Aultman Street
 City: Ely

File Number: 152-2308849 MJ/LK
 State: NV Zip: 89301

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