

Official Record

Recording requested By
FIRST AMERICAN TITLE

Lincoln County - NV

Leslie Boucher - Recorder

Fee: \$15.00

Page 1 of 3

RPTT: \$770.25

Recorded By: LB

Book- 233 Page-

0096

A.P.N.: 004-164-03

File No: 152-2312289 (MJ)

R.P.T.T.: \$770.25



When Recorded Mail To: Mail Tax Statements To:
Roy T. Walch and Jenna C. Walch
Post Office Box 649
Alamo, NV 89001

GRANT, BARGAIN and SALE DEED

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

Cottonwood Heights, LLC. a Limited Liability Company of Nevada

do(es) hereby GRANT, BARGAIN and SELL to

Roy T. Walch and Jenna C. Walch, 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 8, BLOCK 3, OF ALAMO WEST SUBDIVISION - PHASE II, AS SHOWN BY MAP THEREOF RECORDED OCTOBER 15, 1993 IN PLAT BOOK A, PAGE 392, AS FILE NO. 101044 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: 02/21/2007



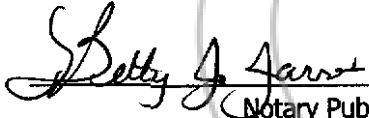
Cottonwood Heights, LLC. a Limited Liability
Company of Nevada


By: ~~Tyler~~ Mason, Managing Member


By: Anthony Perkins, Managing Member

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

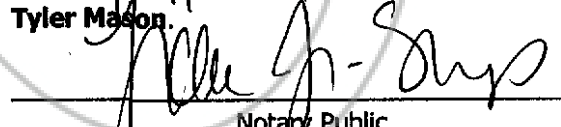
This instrument was acknowledged before me on May 4, 2007 by
Anthony Perkins.

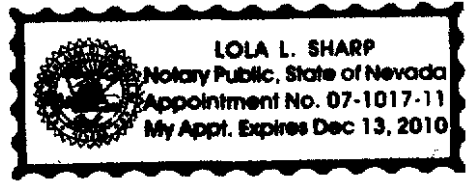

Notary Public
(My commission expires: March 20, 2009)



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

This instrument was acknowledged before me on
May 7, 2007 by
Tyler Mason.


Notary Public
(My commission expires: Dec. 13, 2007)





This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **February 21, 2007** under Escrow No. **152-2312289**.

COPY

Recording requested By
FIRST AMERICAN TITLE

Lincoln County - NV
Leslie Boucher - Recorder

Page 1 of 2 Fee: \$16.00
Recorded By: LB RPTT: \$770.25
Book- 233 Page- 0096

STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
a) 004-164-03
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
Book _____ Page: _____
Date of Recording: _____
Notes: _____

3. Total Value/Sales Price of Property: \$197,160.00
Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
Transfer Tax Value: \$197,160.00
Real Property Transfer Tax Due \$770.25

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: _____
Signature: _____

Capacity: _____
Capacity: _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Cottonwood Heights, LLC
Address: 3275 N Fort Apache Drive Suite
City: Las Vegas
State: NV Zip: 89129

Print Name: Roy Tyrel Walch and Jenna C. Walch
Address: Post Office Box 649
City: Alamo
State: NV Zip: 89001

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

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

File Number: 152-2312289 MJ/LK
State: NV Zip: 89301

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



**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
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- b) _____
- c) _____
- d) _____

2. Type of Property
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- e) Apt. Bldg. f) Comm'l/Ind'l
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FOR RECORDERS OPTIONAL USE	
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Signature: _____

Signature: _____

Capacity: Roy Tyrel Walch

Capacity: Jenna C. Walch

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Cottonwood Heights, LLC

Address: 2480 North Decatur Boulevard

City: Las Vegas

State: NV Zip: 89108

Print Name: Jenna C. Walch

Address: Post Office Box 649

City: Alamo

State: NV Zip: 89001

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

First American Title Insurance

Print Name: Company

Address: 768 Aultman Street

City: Ely

File Number: 152-2312289 MJ/LK

State: NV Zip: 89301

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