

Official Record

Recording requested By  
FIRST AMERICAN TITLE COMPANY

Lincoln County - NV

Leslie Boucher - Recorder

Fee: \$15.00

Page 1 of 2

RPTT: \$514.80

Recorded By: AE

Book- 249 Page- 0405

A.P.N.: 001-341-18  
File No: 116-2382615 (TKG)  
R.P.T.T.: \$514.80



When Recorded Mail To: Mail Tax Statements To:  
Lee R. Dane  
5295 El Parque Ave.  
Las Vegas, NV 89146

**GRANT, BARGAIN and SALE DEED**

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

Anthony D. Guenther as trustee of the Vernon H. Guenther Trust

do(es) hereby GRANT, BARGAIN and SELL to

Lee R. Dane, an unmarried man

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

**PARCEL NO. 41 AS SHOWN ON PARCEL MAP FOR JAMES VINCENT, FILED IN THE OFFICE OF THE COUNTY RECORDER OF LINCOLN COUNTY ON MARCH 8, 1999, IN BOOK B OF PLATS, PAGE 193, AS FILE NO. 112429; AND AMENDED BY CERTIFICATE OF AMENDMENT, RECORDED MARCH 17, 1999, IN BOOK B OF PLATS, PAGE 200 A/B, AS FILE NO. 112466; BEING A PORTION OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 15, TOWNSHIP 1 NORTH, RANGE 67 EAST, M.D.B. & M., 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: 07/10/2009



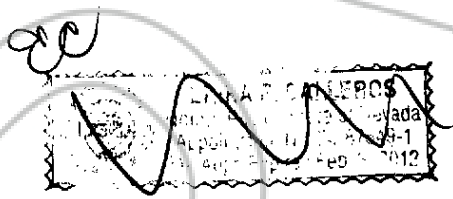
*Anthony D. Guenther*  
Anthony D. Guenther as trustee of the  
Vernon H. Guenther Trust

STATE OF NEVADA )  
                                  : ss.  
COUNTY OF CLARK )

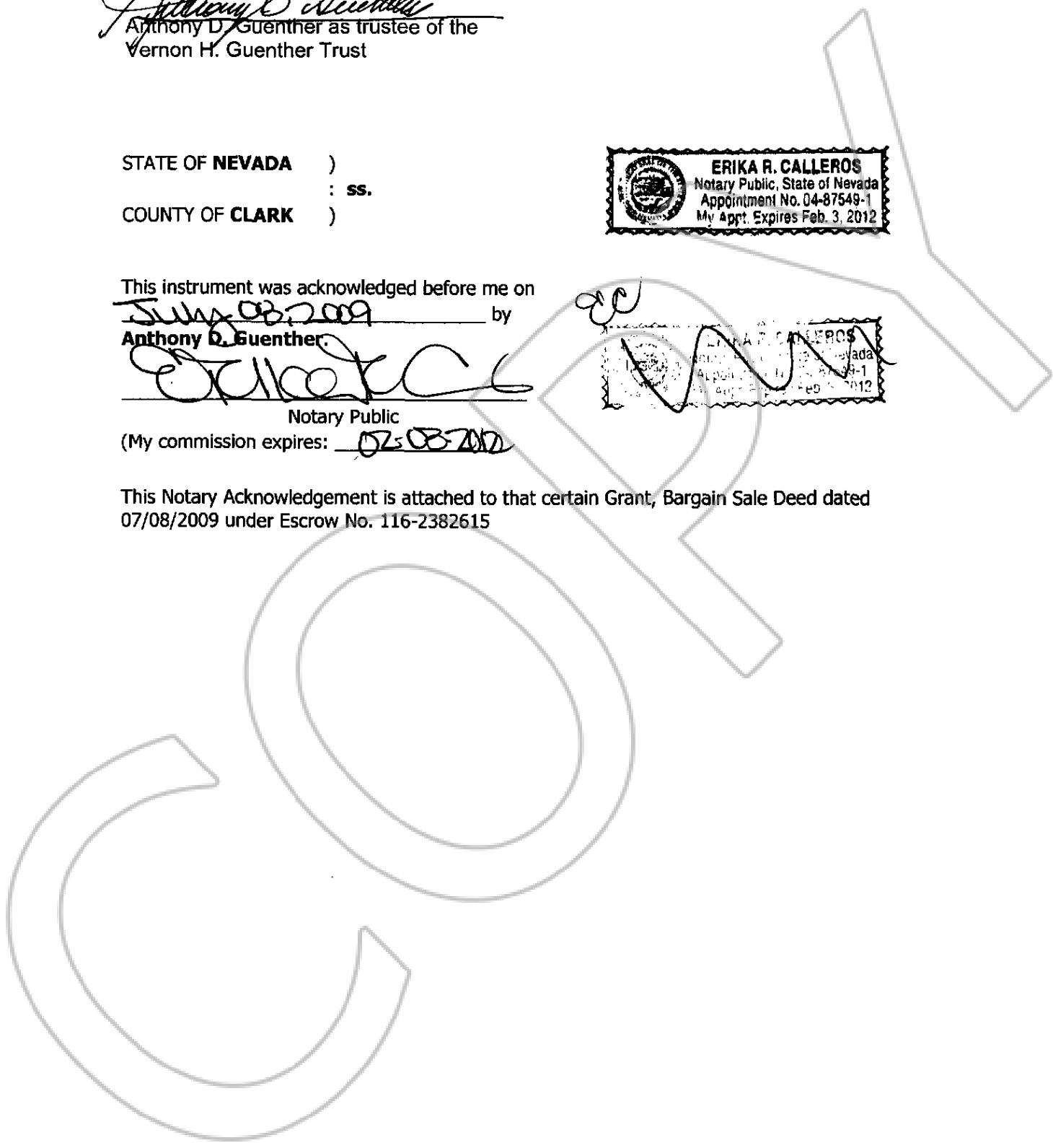


This instrument was acknowledged before me on  
July 08, 2009 by  
Anthony D. Guenther.

*Erika R. Calleros*  
\_\_\_\_\_  
Notary Public  
(My commission expires: 02-03-2012)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated  
07/08/2009 under Escrow No. 116-2382615



Recording requested By  
FIRST AMERICAN TITLE COMPANY

Lincoln County - NV  
Leslie Boucher - Recorder

Page 1 of 1 Fee: \$15.00  
Recorded By: AE RPTT: \$514.80  
Book- 249 Page- 0405

STATE OF NEVADA  
DECLARATION OF VALUE

- 1. Assessor Parcel Number(s)
  - a) 001-341-18
  - 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 \_\_\_\_\_

<b>FOR RECORDERS OPTIONAL USE</b>	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

- 3. a) Total Value/Sales Price of Property: \$132,000.00
- b) Deed in Lieu of Foreclosure Only (value of ( \$ \_\_\_\_\_ ))
- c) Transfer Tax Value: \$132,000.00
- d) Real Property Transfer Tax Due \$514.80

- 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]  
Signature: \_\_\_\_\_

Capacity: Esron Agent  
Capacity: \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION**  
(REQUIRED)

**BUYER (GRANTEE) INFORMATION**  
(REQUIRED)

Print Name: Anthony D. Guenther

Print Name: Lee R. Dane

Address: 800 Singing Drum Dr.

Address: 5295 El Parque Ave.

City: Henderson

City: Las Vegas

State: NV Zip: 89002

State: NV Zip: 89146

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

First American Title Insurance  
Print Name: Company Lenders Advantage  
Address: 2490 Paseo Verde Parkway, Suite 100  
City: Henderson

File Number: 116-2382615 TKG/LM  
State: NV Zip: 89074