

DOC # 0139510

09/23/2011 10:55 AM

**Official Record**

Recording requested By  
TIMIOS, INC

Lincoln County - NV  
Leslie Boucher - Recorder

Fee \$15.00 Page 1 of 2  
RPTT: \$312.00 Recorded By: LB  
Book- 266 Page- 0715



APN: 04-132-17

**Prepared By:**  
LAURA CABAN  
Timios, Inc.  
5716 Corsa Ave., Suite 102  
Westlake Village, CA 91362  
Phone: (877) 884-6467

**Mail Tax Statements and After Recording Return to:**  
**ROBERT FOREMASTER BROOKE FOREMASTER**  
388 Peggy Way  
ALAMO, NV 89001

**GRANT, BARGAIN, SALE DEED**

THIS INDENTURE WITNESSETH: That **ARCH BAY HOLDINGS, LLC – SERIES 2010A**  
of the County of Phoenix State of Arizona, GRANTOR,

in consideration of **\$79,900.00**, receipt of which is hereby acknowledged, does hereby Grant,  
Bargain, Sell and Convey to **ROBERT FOREMASTER and BROOKE FOREMASTER ,**  
**HUSBAND AND WIFE**, as joint tenants with right of survivorship, GRANTEES

all that real property situate in the, County of **LINCOLN**, State of Nevada, bounded and  
described as follows:

LOT TWENTY (20) OF ALAMO SOUTH SUBDIVISION, TRACT NO. 1, UNIT NO. 1, AS  
SHOWN BY MAP THEREOF ON FILE IN BOOK A-1 OF PLATS, PAGE 124, IN THE  
OFFICE OF THE COUNTY RECORDER OF LINCOLN COUNTY, NEVADA. BEING THE  
SAME PROPERTY CONVEYED TO SAMUEL L. SPENCER AND NECAR L. SPENCER,  
HUSBAND AND WIFE AS JOINT TENANTS BY DEED FROM MAXINE H. POULSEN, AN  
UNMARRIED WOMAN RECORDED 07/12/2002 IN DEED BOOK 165 PAGE 238, IN THE  
LINCOLN COUNTY, NEVADA, RECORDER'S OFFICE.



Property Address: 20 PEGGY WAY, ALAMO, NV 89001

SUBJECT TO:

- 1. All general and special taxes for the current fiscal year.
- 2. Reservations, restrictions and conditions if any; rights of way and easements either of record or actually existing on said premises.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

WITNESS the following signatures and seal:

ARCH BAY HOLDINGS, LLC - SERIES 2010A

By: *Christopher R. Warner*

Printed Name: Christopher R. Warner

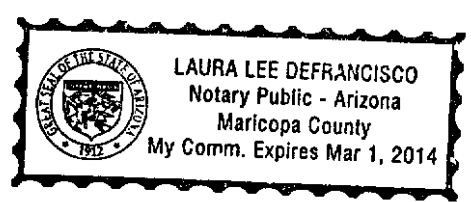
Title: Vice President

STATE OF ARIZONA )  
 ) ss  
COUNTY OF MARICOPA )

The foregoing Grant, Bargain and Sale Deed was acknowledged before me this 20<sup>th</sup> day of September, 2011, by Christopher R. Warner who is the Vice President of ARCH BAY HOLDINGS, LLC - SERIES 2010A.

*Laura Lee De Francisco*  
Notary Public  
My Commission expires: March 1, 2014

ESCROW NO. 633003



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TIMIOS, INC

Lincoln County - NV  
Leslie Boucher - Recorder

Page 1 of 1 Fee: \$15.00  
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STATE OF NEVADA  
DECLARATION OF VALUE FORM

- 1. Assessor Parcel Number(s)
  - a. 04-132-17
  - 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
  - Other \_\_\_\_\_

FOR RECORDER'S OPTIONAL USE ONLY

Book: \_\_\_\_\_ Page: \_\_\_\_\_  
Date of Recording: \_\_\_\_\_  
Notes: \_\_\_\_\_

- 3. a. Total Value/Sales Price of Property \$ 79900.00
- b. Deed in Lieu of Foreclosure Only (value of property) ( \_\_\_\_\_ )
- c. Transfer Tax Value: \$ 79900.00
- d. Real Property Transfer Tax Due \$ 312.00

- 4. **If Exemption Claimed:**
  - a. Transfer Tax Exemption per NRS 375.090, Section none
  - 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: Jana Cabano

Capacity: Escrow Officer

Signature: \_\_\_\_\_

Capacity: \_\_\_\_\_

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

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

Print Name: Arch Bay Holdings, LLC - Series 2010A  
Address: 1925 W Pinnacle Peak Rd  
City: Phoenix  
State: Arizona Zip: 85027

Print Name: Robert Foremaster  
Address: 388 Peggy Way  
City: Alamo  
State: Nevada Zip: 89001

**COMPANY REQUESTION RECORDING**

Print Name: Timios, Inc.  
Address: 5716 CORSA AVE STE 102  
City: Westlake Village

Escrow #: 633003  
State: CA Zip: 91362