

APN: 006-040-22
RPTT \$

GRANT, RGAIN AND SALE DEED

177815

THIS INDENTURE WITNESSETH: That Julia S. Bower
FOR A VALUABLE CONSIDERATION, rec of which is hereby acknowledged,

do(es) hereby GRANT(s) BARGAIN SELL CONVEY to

Josephine T. Wager

and to the heirs and assigns of such Grantor ever, all the following real property situated in the city _____ county of Eureka
state of Nevada bounded and ribed as follows:

T31N, R48E SEC. SW48E4NW4

TOGETHER with all tenements, hereditas and appurtenances, if any, thereto belonging or appertaining, and any
reversions, remainders, rents, issues or ps thereof.

Dated: February 4, 2002

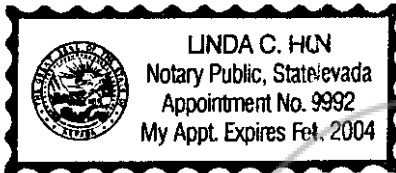
STATE OF NEVADA

COUNTY OF Washoe } ss. Julie S. Bower

This instrument was acknowledged before me:

February 4, 2002
by Julie S Bower by Barbara S Keighly, Atty, in fact by Barton S. Keighly, attorney-in-fact

Linda C. Hun
Notary Public



SPACE BELOW THIS LINE FOR RECORDER'S USE

(This area for official notarial seal)

WHEN RECORDED MAIL TO:

Name Josephine Wagoner
Street Address 2657 Claibourne
City, State Zip Annapolis, MD. 403
MAIL TAX STATEMENTS TO:
Name same place as above
Street Address
City, State Zip
Order No.

BOOK 346 PAGE 184
OFFICIAL RECORDS
RECORDED AT THE REQUEST OF
Sandy Morris
02 FEB 20 PM 2:45

EUREKA COUNTY NEVADA
M.N. REBALEATI, RECORDER
FILE NO. FEES 14.00

177815 0285722/1/02

BOOK 346 PAGE 184

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s):
 a) 006-040-22
 b) _____
 c) _____
 d) _____

FOR RECORDERS OPTIONAL USE ONLY
 Document/Instrument No.: 177815
 Book: 346 Page: 184
 Date of Recording: 2/20/02
 Notes: _____

2. Type of Property:
 a) Vacant Land b) _____ Single Family Res.
 c) _____ Condo/Townhouse d) _____ 2-4 Plex
 e) _____ Apartment Bldg. f) _____ Comm'l/Ind'l
 g) _____ Agricultural h) _____ Mobile Home
 i) Other: _____

3. Total Value/Sales Price of Property \$ 1,000,000
 Deed in Lieu of Foreclosure (Value of Property) \$ _____
 Transfer Tax Value \$ 1,000.00
 Real Property Transfer Tax: \$ 1.30

4. If Exemption Claimed:
 a. Transfer Tax Exemption: NRS 375.090, Section: _____
 b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage of interest 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 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: Julia S. Bower & Robert S. Kencil Capacity: _____
attorney-in-fact
 Signature: _____ Capacity: _____

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

(required)
 X Print Name: JULIA S. BOWER
 Address: 3216 MACRIDGE DR
 City/State/Zip: RENO, NV 89509

(required)
 X Print Name: JOSEPHINE T. WAGONER
 Address: 2657 MARLBOROUGH ECLAIBOURNE RD
 City/State/Zip: ANNAPOLIS, MD 21403

COMPANY/PERSOR REQUESTING RECORDING (required if not the Seller or Buyer)

Company Name: _____ Escrow No.: _____
 Address: _____
 City/State/Zip: _____

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