

180396

RPTT: Exempt 8a
APN: 3-085-06

GRANT, BARGAIN, AND SALE DEED

THIS INDENTURE WITNESS: That RONALD R. FELLION, A Single Man, As His Sole and Separate Property [hereinafter called RANTOR(S)] in consideration of \$ ZERO Dollars (\$ 0), the receipt of which is hereby acknowledged, do hoy GRANT, BARGAIN, SELL AND CONVEY to RONALD R. FELLION, or IRINA FELLION, Trust or their successors in trust, under the FELLION LIVING TRUST, dated NOV 15 2002 and amendments thereto [hereinafter called "GRANTEE(S)"] all that real property situated in the County of Eca, State of Nevada, bounded and described as follows:

LOT 3, BLOCK 5, ESCENT VALLEY RANCH & FARMS UNIT NO. 4

SUBJECT TO tax for the present fiscal year and subsequently, covenants, conditions, restricts, exceptions and reservations, easements, encumbrances, leases or licenses, us and rights of way of record, if any.

-WITH WARRANTY CONANTS-

Together with all tenement creditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, any reversions, remainders, rents, issues or profits thereof.

IN WITNESS WHEREOF, have hereunto set our hands this 15 day of NOV, 2002.

Ronald R. Fellion
(Signature)

(Signature)

RONALD R. FELLION
(Print Name)

(Print Name)

STATE OF NEVADA)
) SS.
COUNTY OF CLARK)

On this 15th day of November, 2002,
personally appeared before me a Notary Public

RONALD R. FELLION

personally known to me to be the person whose name is subscribed to the above instrument who acknowledged that he executed this instrument.

Myla F. Wilderman
Notary Public

RECORDING REQUESTED BY AND MAIL TO

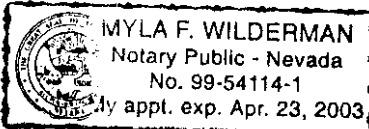
NAME: Mr. and Mrs. Ronald R. Fellion
ADDRESS: 5724 Majestic Tide Avenue
CITY: Las Vegas
STATE/ZIP: NV 89131

If applicable, mail tax statements to:

NAME: Mr. and Mrs. Ronald R. Fellion
ADDRESS: 5724 Majestic Tide Avenue
CITY: Las Vegas
STATE/ZIP: NV 89131

SPACE BELOW THIS LINE FOR RECORDERS USE ONLY

Place Seal Here



State of Nevada
Declaration of Value

1. Assessor Parcel Number

- a) 3-085-05
- b) 3-085-06
- c) _____
- d) _____

FOR RECORDERS OPTIONAL USE ONLY
 Document/Instrument # 180396
 Book 356 Page 252
 Date of Recording: 12-20-02
 Notes: _____

2. Type of Property:

- a) Vacant Land
- b) Single Fam. Res.
- c) Condo/Town
- d) 2-4 Plex
- e) Apt. Bldg.
- f) Comm'l/Ind'l
- g) Agriculture
- h) Mobile Home
- i) Other _____

3. Total Value/Sales Price Property: \$ _____

Deduct Assumptions and/or Encumbrances: (_____)

Transfer Tax Valuer NRS 375.010, Section 2: \$ _____

Real Property Transfer Tax Due: \$ _____

4. **If Exemption Claimed**

- a. Transfer Tax Exemption, per NRS 375.090, Section: 8a
- b. Explain Reason for exemption: Ronald R. Fellion and Irina Fellion are trustees of the Fellion Living Trust and transfer is made without consideration

5. Partial Interest: Percent being transferred: 100 %

The undersigned does 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 375.090, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature: Ronald R. Fellion Capacity: Grantor
 Signature: Irina Fellion Capacity: Grantee

SELLER (GRANTOR) INFORMATION (REQUIRED)

Print Name: Ronald R. Fellion
 Address: 5724 Majestic Tide Ave
 City: Las Vegas
 State: Nevada 7 89131

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: Irina Fellion, Trustor/Trustee
 Address: 5724 Majestic Tide Ave
 City: Las Vegas
 State: Nevada Zip: 89131

COMPANY REQUESTING RECORDING (required if not seller or buyer)

Print Name: _____ Escrow # _____
 Address: _____
 City: _____ State: _____ Zip: _____

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