

This Document was Prepared by:
Mike Kincade
P.O. Box 2802
Rancho Cordova, CA 95741
After Recording Please Return to:
Andrew D. Ive
5745 Northway Road
Pleasanton, CA 94566

This Space Reserved for Recording Purposes
BOOK 369 PAGE 154
OFFICIAL RECORDS
RECORDED AT THE REQUEST OF
Mike Kincade
2003 NOV 14 PM 1:48
EUREKA COUNTY, NEVADA
M.N. REBALEATI, RECORDER
FILE NO. FEES 14.00

SPECIAL WARRANTY DEED

183180

THIS INDENTURE, made the 2nd day of Sept, 2003,
between Mike Kincade of the City of Sacramento, State of California, hereinafter called "Grantor" and
Andrew D. Ive whosaddress is 5745 Northway Rd., Pleasanton, CA 94566 of the County of Alameda
State of California hereinafter cal "Grantee" (the terms "Grantor" and "Grantee" are used for the singular and plural, as
the context demands).

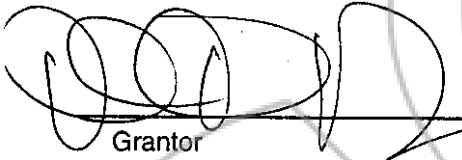
WITNESSETH that: Grantor, for an consideration of Ten Dollars (\$10.00) and other good and valuable considerations to
said Grantor in hand paid by said Gtee, the receipt whereof is hereby acknowledged, has granted, bargained and sold
and by these presents does grant, bain and sell unto the said Grantee, and Grantee's heirs and assigns forever, land
situate, lying and being in Eureka City, Nevada and more particularly described as follows:

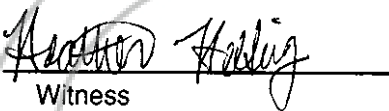
Township 29 North, Range 48 East, MDB & M
Section 33: S2NW4NE4; NE4NW4NE4
APN# 005-470-08

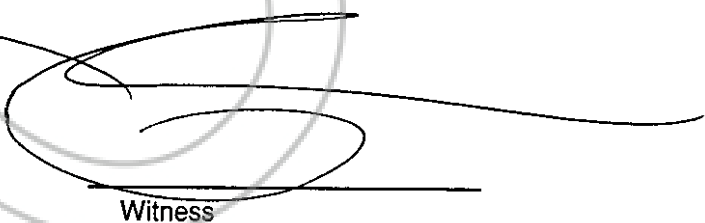
SUBJECT TO: Existing taxes, assenents, covenants, conditions, restrictions, rights of way and easements of record.

And the GRANTOR binds itself and successors to warrant the title against its acts and none other, subject to the matters
above set forth.

IN WITNESS WHEREOF, the Grant has executed this Deed on the date set forth above.


Grantor

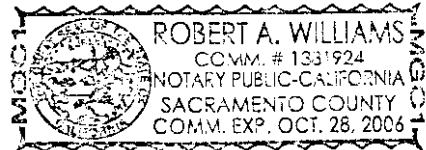

Witness


Witness

STATE OF California
:SS.
COUNTY OF Sacramento

The foregoing instrument was acknoded before me, Robert A. Williams, a notary public in and for the state of CA
by Mike Kincade on the 2nd day October, 2003

Witness my hand and official seal




NOTARY PUBLIC

My Commision Expires: Oct 28 2006

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**State of Nevada
Declaration of Value**

1. Assessor Parcel Number(s)

- a) 05-470-08
- 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
- i) Other _____

FOR RECORDER'S OPTIONAL USE ONLY	
Document/Instrument #	<u>183180</u>
Book: <u>369</u>	Page: <u>154</u>
Date of Recording:	<u>11-14-03</u>
Notes:	_____

3. Total Value/Sales Price of property: \$ 3450.00

Deed in Lieu of Foreclosure Only (value of property) \$ _____

Transfer Tax Value: \$ _____

Real Property Transfer Tax: \$ 13.65

4. If Exemption Claimed:

a. Transfer Tax Exemption: NRS 375.090, Section: _____

b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage 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 therein. 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 Seller and Buyer shall be jointly and severally liable for any additional amount owed.

Signature: [Signature] Capacity: Grantor(s)

Signature: [Signature] Capacity: Grantee(s)

SELLER (GRANTOR) INFORMATION (REQUIRED)

Print Name: Mike Kincade
 Address: P.O. Box 2802
 City: Rancho Cordova
 State: CA Zip 95741

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: Andrew D. Ive
 Address: 5745 Northway Road
 City: Pleasanton
 State: CA Zip 94566

COMPANY/PERSON REQUESTING RECORDING

(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: _____ Escrow # _____

Address: _____

City: _____ State _____ Zip _____