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OFFICIAL RECORDS
RECORDED AT THE REQUEST OF
Smile 4u Inc
2004 AUG 11 PM 1:38

APN: 002-026-05
Recording Requested by:
Michael James
905 43rd Street
Sacramento, CA 95819
Mail tax statements to above

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

190832

DEED

For and in consideration paid, the undersigned, **Smile4u, Inc.**, hereinafter referred to as Grantor, hereby conveys all rights and title in the following described real estate to **Michael James**, hereinafter referred to as Grantee, legally described as:

LEGAL DESCRIPTION: Block 3 Lot 2 Crescent Valley Ranch & Farms Unit #1

Situate in the County of Eureka in the state of Nevada

The Grantor will defend the right and title to the real estate described above against claims against the Grantee arising from, under or through the Grantor only.

The Grantee accepts the real estate in "as is" condition and where presently located including any improvements, structures, easements, or encumbrances. The Grantor makes no representation about the suitability of the real estate for a particular purpose or the conditions therein. The Grantee has had an opportunity for due diligence and is purchasing this property based on Grantee's judgment and inquiry.

If a court of competent jurisdiction finds any provision, clause, or section of this document to be illegal, invalid, or unenforceable as to any circumstance, that finding shall not make the offending provision, clause, or section illegal, invalid, or unenforceable as to any other circumstance. If feasible the offending provision, clause, or section shall be considered modified so that it shall become legal, valid, and enforceable. If the offending provision, clause, or section cannot be so modified, it shall be considered deleted from this document. Unless otherwise required by law, the illegality, invalidity, or unenforceability of any provision, clause, or section this document shall not affect the legality, validity, or enforceability of any other provision, clause, or section of this document.

Witness my hand this 18th day of June, 2004.

Mark Abbott
Mark Abbott

Acknowledgment - Corporation

State of Washington
County of Whatcom

The foregoing instrument was acknowledged before me this 18th day of June, 2004 by Mark Abbott, President of Smile4u, Inc., a Washington corporation on behalf of the said corporation.



Sherri Svedin
Notary Public

My Commission Expires: 4-22-07

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**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

a) 002-026-05
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
☐ Other

FOR RECORDERS OPTIONAL USE ONLY

Document/Instrument #: 190832

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Date of Recording: 8-11-04

Notes:

3. Total Value/Sales Price of Property

\$ 1,725.00

Deed in Lieu of Foreclosure Only (value of property)

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Transfer Tax Value:

\$ 1,725.00

Real Property Transfer Tax Due

\$ 7.80

4. If Exemption Claimed:

a. Transfer Tax Exemption per NRS 375.090, Section _____

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 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 Michael James

Capacity seller

Signature M. James

Capacity Buyer

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

Print Name: Smile4U, Inc.

Address: PO Box 888

City: Lynden

State: WA Zip: 98264

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

Print Name: Michael James

Address: 905 43rd Street

City: Sacramento

State: CA Zip: 95819

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

Print Name: _____ Escrow # _____

Address: _____

City: _____

State: _____

Zip: _____

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)