

A.P. No. 005-72-002  
Escrow No. 151-2169605-SG/BJF  
R.P.T.T. \$0.00 / 3.65

**WHEN RECORDED MAIL TO:**

American Dream Lands LLC  
P.O. Box 1712  
Flagstaff, AZ 86002

**MAIL TAX STATEMENT TO:**

P.O. Box 1712  
Flagstaff, AZ 86002

BOOK 404 PAGE 306-307  
OFFICIAL RECORDS  
RECORDED AT THE REQUEST OF  
*First American Title*  
2005 JAN 25 PM 2:43

EUREKA COUNTY, NEVADA  
M.N. REBALEATI, RECORDER  
FILE NO. FEES 15<sup>00</sup>

**195421**

**GRANT, BARGAIN and SALE DEED**

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

~~Edwin B. McLemore Jr.~~ & Gloria E. McLemore, Trustees of the McLemore 1994 Trust,  
dated 2/1/94

do(es) hereby **GRANT, BARGAIN and SELL** to

American Dream Lands LLC, an Arizona limited liability company

the real property situate in the County of Eureka, State of Nevada, described as follows:

**The North Half (N1/2) South Half (S1/2) Northwest Quarter (NW1/4) of Section 31,  
in Township 29 North, Range 52 East.**

Subject to:

1. All general and special taxes for the current fiscal year.
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.

**TOGETHER** with all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Date: 10/29/2004

*Gloria McLemore 10/29/04*

STATE OF **NEVADA** )  
 )  
 ) :ss.  
COUNTY OF **ELKO** )

This instrument was acknowledged before me on \_\_\_\_\_ by \_\_\_\_\_

\_\_\_\_\_  
Notary Public  
(My commission expires: \_\_\_\_\_ )

STATE OF CALIFORNIA )  
 ) ss.  
COUNTY OF LOS ANGELES )

On December 29, 2004 , before me, Janet Alexander, Notary Public, personally appeared , Gloria E. Mclemore, proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacity, and that by her signature on the instrument the person or the entity upon behalf of which the person acted, executed the instrument.

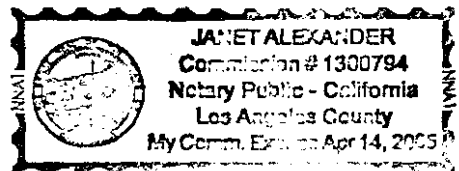
Witness my hand and official seal.

Signature *Janet Alexander*

Janet Alexander  
Name (typed or printed)

Commission Expires April 14, 2005

**195421**  
BOOK 404 PAGE 307



**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)  
 a) 005-72-002  
 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  
 i)  Other \_\_\_\_\_

FOR RECORDERS OPTIONAL USE ONLY	
Document/Instrument #	<u>195421</u>
Book <u>404</u>	Page: <u>306-307</u>
Date of Recording:	<u>1-25-05</u>
Notes:	_____

3. Total Value/Sales Price of Property: \$3,500.00  
 Deed in Lieu of Foreclosure Only (value of property) ( \$ \_\_\_\_\_ )  
 Transfer Tax Value: \$3,500.00  
 Real Property Transfer Tax Due \$13.65

4. **If Exemption Claimed:**  
 a. Transfer Tax Exemption, per 375.090, Section: \_\_\_\_\_  
 b. Explain reason for exemption: \_\_\_\_\_

5. Partial Interest: Percentage being 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: *Jim Zuffi* Capacity: Buyer  
 Signature: \_\_\_\_\_ Capacity: \_\_\_\_\_

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

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

Print Name: McLemore 1994 Trust  
 Address: 2712 West 82nd Place  
 City: Inglewood  
 State: CA Zip: 90304

Print Name: American Dream Lands LLC  
 Address: P.O. Box 1712  
 City: Flagstaff  
 State: AZ Zip: 86002

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

Print Name: First American Title Company of Nevada File Number: 151-2169605 SG/SG  
 Address: 2715 Argent Avenue, Suite 5  
 City: Elko State: NV Zip: 89801

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

**STATE OF NEVADA  
DECLARATION OF VALUE**

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- b) \_\_\_\_\_
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Notes:	_____

3. Total Value/Sales Price of Property:

Deed in Lieu of Foreclosure Only (value of property)

~~\$3,000.00~~ 3,500.00 F/M

Transfer Tax Value:

( \$ \_\_\_\_\_ )  
\$3,000.00

Real Property Transfer Tax Due

~~\$0.00~~ 13.65

4. If Exemption Claimed:

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- b. Explain reason for exemption: \_\_\_\_\_

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Signature: Gloria McLeone Capacity: Seller

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

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(REQUIRED)**

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