

BOOK 406 PAGE 381  
OFFICIAL RECORDS  
RECORDED AT THE REQUEST OF  
ULS Properties  
2005 FEB 14 PM 4:14

RECORDING REQUESTED BY :  
STEFANO PECCHIA )  
57 McCrimmon Drive )  
Brampton, ON L7A2Z5 Canada )

EUREKA COUNTY, NEVADA  
M.N. REBALEATI, RECORDER  
FILE NO. FEE \$4.00

SEND FUTURE TAX STATEMENTS TO:  
AND WHEN RECORDED MAIL TO:  
JERRY LEMAR & ANITA LEMAR )  
9 Helianthus St. )  
Rancho Santa Margarita, CA 92688 )

196226

**GRANT DEED**

ULS Properties, an individual, as Grantor for the consideration of One Thousand Dollars even (\$1,000.00), hereby conveys, grants and deeds to JERRY LEMAR & ANITA LEMAR, as Grantee, the real property locally known as, and furthermore described as: **Lot 2, Block E, Nevelco Inc. Unit #2 being located in Eureka County, Nevada**

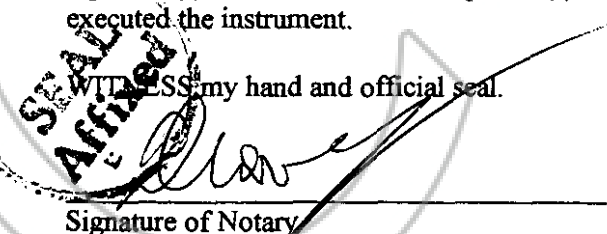
On this 27th day of January 2005, in the Province of Ontario, Region of Peel, I/we herewith sign this Grant Deed.

  
ULS PROPERTIES (Stefano Pecchia)

Province of Ontario )  
) ss  
Region of Peel)

On this the 27th day of January, 2005, ~~2004~~, before me, the undersigned, a notary public in and for said Province, personally appeared Stefano Pecchia of ULS Properties, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

  
Signature of Notary

A Notary Public in and for the Province of Ontario  
My Commission is for life

196226

STATE OF NEVADA  
DECLARATION OF VALUE

1. Assessors Parcel Number(s)  
a) 003-202-01 (Lot 2 only)  
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 \_\_\_\_\_

<b>FOR RECORDERS OPTIONAL USE ONLY</b>	
DOCUMENT/INSTRUMENT #:	<u>196226</u>
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DATE OF RECORDING:	<u>2-14-05</u>
NOTES:	_____

3. Total Value/Sales Price of Property: \$ 1000.00  
Deed in Lieu of Foreclosure Only (value of property) ( — )  
Transfer Tax Value: \$ 1000.00  
Real Property Transfer Tax Due: \$ 3.90

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 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 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature \_\_\_\_\_ Capacity Seller  
Signature \_\_\_\_\_ Capacity \_\_\_\_\_

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

Print Name: UBS Properties  
Address: 57 McCrimmon Drive  
City: Brampton  
State: Ontario Zip: L7A 2Z5  
Canada

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

Print Name: Jerry Lemar & Anita Lemar  
Address: 9 Helianthus Street  
City: Rancho Santa Margarita  
State: California Zip: 92688

**COMPANY/PERSON REQUESTING RECORDING**

(required if not the seller or buyer)

Print Name: Stefano Pechia (UBS Properties) Escrow # \_\_\_\_\_  
Address: 57 McCrimmon Drive  
City: Brampton, ON Canada State: \_\_\_\_\_ Zip: L7A 2Z5