GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That CARL J. WATT, A Widower

in consideration of $ 10.00, the receipt of which is hereby acknowledged, do hereby Grant, Bargain, Sell and Convey to IGNACIO O. SARRATEA and KAREN LEE SARRATEA, Husband and Wife as Joint Tenants with Right of Survivorship

and to the heirs and assigns of such Grantee forever, all that real property situated in the Unincorporated County of Douglas, State of Nevada, bounded and described as follows:

Lot 3, as shown on the map of WILDROSE SUBDIVISION PLAT NO. 1, filed for record in the Office of the County Recorder of Douglas County, State of Nevada, on October 28, 1964, in Book 27, Page 452, as Document No. 26425.

A.P.N. 25-263-01

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.

Witness my hand this 5th day of January, 19 90.

STATE OF NEVADA

COUNTY OF Douglas SS

On January 5, 1990 personally appeared before me, a Notary Public, Carl J. Watt who acknowledged that he executed the above instrument.

Charlene L. Hanover
Notary Public

CHARLENE L. HANOVER
NOTARY PUBLIC - NEVADA
DOUGLAS COUNTY
My Appt. Expires Jan. 27, 1991

Carl J. Watt
CARL J. WATT

ORDER NO.
ESCROW NO. M46975CH

WHEN RECORDED MAIL TO:

Mr. and Mrs. Ignacio Sarratea
P.O. Box 1701
Minden, Nv 89423

The grantor(s) declare(s):
Documentary transfer tax is $ 93.50
(XX) computed on full value of property conveyed, or
( ) computed on full value less value of liens and encumbrances remaining at time of sale.

MAIL TAX STATEMENTS TO:

American Federal Savings
P.O. Box 11070
Reno, Nv 89510-1070

FOR RECORDER'S USE

REQUESTED BY
WESTERN TITLE COMPANY, INC.
IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

'90 JAN -8 P3:40

SUZANNE BEAUDREAU
RECORDER

217827

$ 5.00 PAID LR DEPUTY

BOOK 190 PAGE 1418

MANOIJKIAN, SCARPELLO & ALLING, LTD.
ATTORNEYS AT LAW

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