

WHEN RECORDED MAIL TO:  
FRANCES L. MADSEN  
3853 SAPPHIRE ROAD  
WELLINGTON, NEVADA 89444

Order No.  
Escrow No.  
R.P.T.T. 0.00  
Based on full value  
Based on full value  
less liens

#3

INDIVIDUAL GRANT DEED

THIS INDENTURE WITNESSETH:

That for a valuable consideration, receipt of which is hereby acknowledged  
FRANCES L. MADSEN AN UNMARRIED WOMAN AND JOHN W. HANCOCK AND SANDRA  
HANCOCK, HUSBAND AND WIFE

(GRANTOR),  
does hereby grant, bargain, sell, and convey to FRANCES L. MADSEN, AN  
UNMARRIED WOMAN AND JOHN W. HANCOCK AND SANDRA HANCOCK, HUSBAND AND WIFE,  
ALL AS JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP

(GRANTEE),  
all that real property in the County of DOUGLAS, State of Nevada,  
being Assessor's Parcel Number 37-453-10, specifically described as:

LOT 24, IN BLOCK H, A SHOWN ON THE MAP OF TOPAZ RANCH ESTATES UNIT NO. 4,  
FILED FOR RECORD IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY,  
STATE OF NEVADA, ON NOVEMBER 16, 1970, IN BOOK 1, OF MAPS, PAGE 224, AS  
DOCUMENT NO. 50212.

APN# 37-453-10

THIS DOCUMENT IS RECORDED AS AN ACKNOWLEDGMENT ONLY  
and without liability for the consideration thereon, or as to the validity  
sufficiency of said instrument, or for the effect of such recording on the title  
the property involved.

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.

Dated January 3, 1996

STATE OF NEVADA

County of DOUGLAS

Frances L. Madsen  
FRANCES L. MADSEN  
John W. Hancock  
JOHN W. HANCOCK  
Sandra Hancock  
SANDRA HANCOCK

)  
)SS.  
)

This instrument was acknowledged  
before me on Jan. 26, 1996  
by Frances L. Madsen & John W. Hancock &  
Sandra Hancock



MAIL TAX STATEMENT TO:  
SAME AS ABOVE

FOR RECORDER'S USE

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

'96 MAR -4 P12:07

LINDA SLATER  
RECORDER

\$7.00 PAID DEPUTY

382540

BK0396PG0336