

JOINT TENANCY DEED

THIS INDENTURE WITNESSETH: That

John R. Fent and Shelly Fent, husband and wife

in consideration of the sum of TEN DOLLARS (\$10.00) lawful money of the United States, and other good and valuable consideration, the receipt of which is hereby acknowledged, do hereby Grant, Bargain, Sell and Convey to

James Lyle Luse and Anna Luse, husband and wife, as joint tenants with right of survivorship, and not as tenants in common,

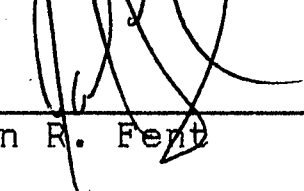
and to the heirs and assigns of such Grantee forever, all that real property situated in the County of Douglas, State of Nevada, bounded and described as follows:

AS PER ATTACHED EXHIBIT "A" WHICH BY REFERENCE HERETO BECOMES A PART HEREOF

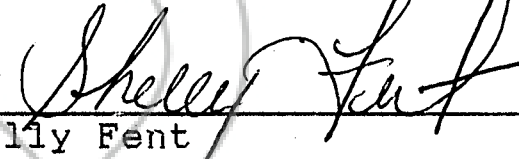
ASSESSORS PARCEL NO: 27-333-01

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 our hands this 17th day of June, 1996.



 John R. Fent



 Shelly Fent

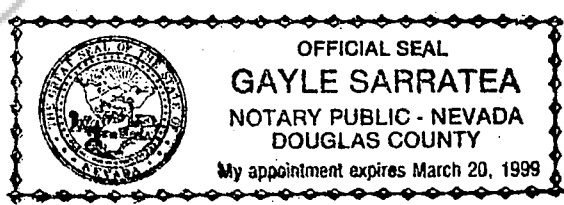
STATE OF Nevada)
) SS.
 COUNTY OF Douglas)

On 10-17-1996, personally appeared before me, a Notary Public, John R. Fent & Shelly Fent

personally known or proved to me to be the persons whose names are subscribed to the above instrument who acknowledged that they executed the same for the purposes therein stated.



 Notary Public



WHEN RECORDED, MAIL TO:

James Lyle Luse
 34231 Kathryn Drive
 Lillian, Al 36549

The Grantor(s) declare(s):
 Document Transfer Tax is \$205.40
 (X) computed on full value of property conveyed

MAIL TAX STATEMENTS TO:

Same as above

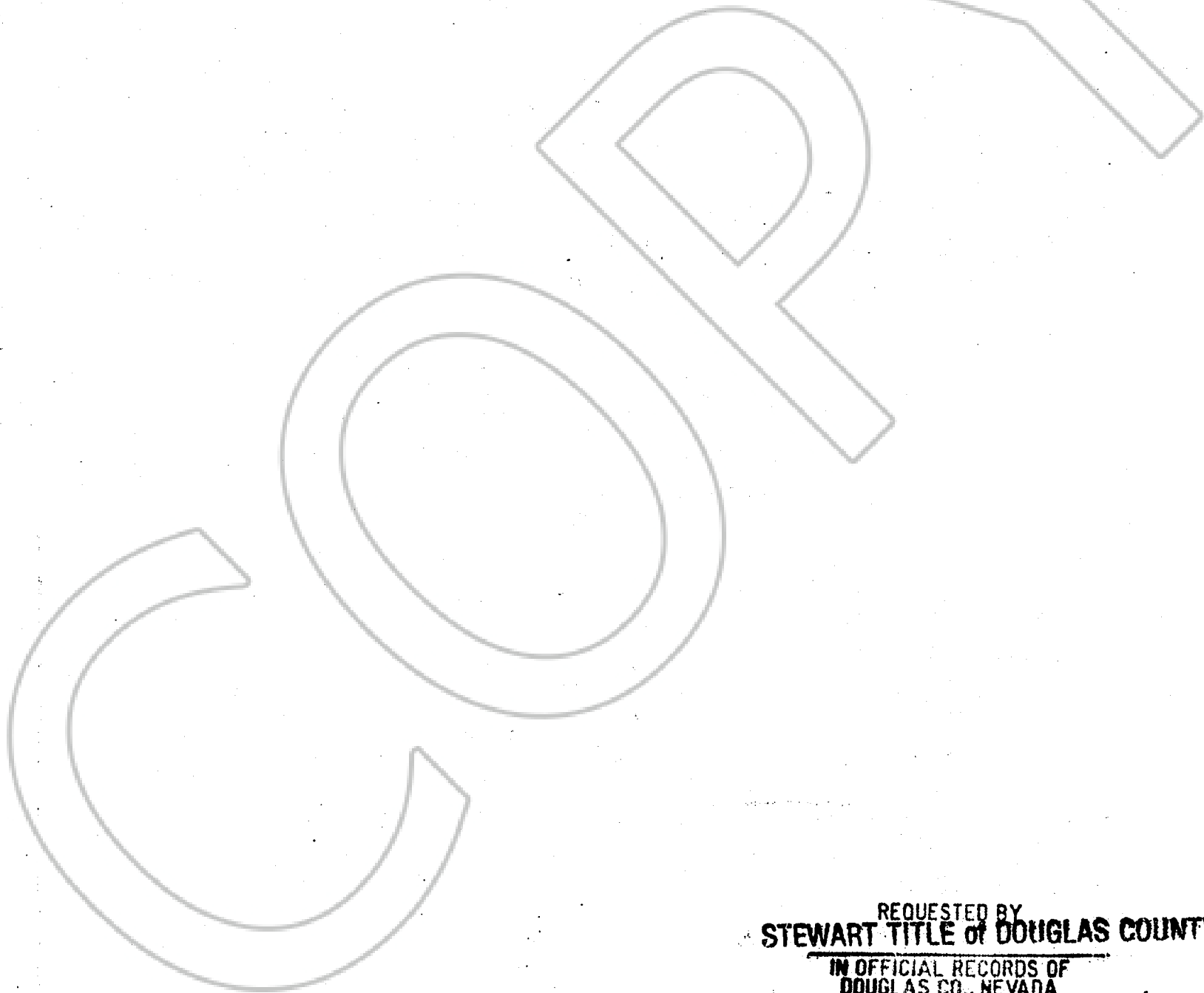
EXHIBIT "A"

LEGAL DESCRIPTION

The land referred to herein is situated in the State of Nevada, County of Douglas,, described as follows:

Lot 358, as said lot is shown on the Official Plat of GARDNERVILLE RANCHOS UNIT NO. 2, filed in the office of the County Recorder of Douglas County, Nevada, on June 1, 1965, in Book 1 of Maps, filed as No. 28309, and Title Sheet amended on June 4, 1965, as Filing No. 28377.

Assessor's Parcel No. 27-333-01



REQUESTED BY
STEWART TITLE OF DOUGLAS COUNTY
IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

'96 JUN 24 P3:07

390595

BK0696PG3949

LINDA SLATER
RECORDER
\$ 8.00 PAID ke DEPUTY