

GRANT, BARGAIN AND SALE DEED

THIS INDENTURE WITNESSETH: That for a valuable consideration, receipt of which is hereby acknowledged,

GARY R. JAMES and JOANNE L. JAMES Husband and Wife

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

DINA PARRA An Unmarried Woman

all that real property situated in the County of DOUGLAS, State of Nevada, being Assessor's Parcel Number 29-231-01, specifically described as follows:

LOT 89, as shown on the map of GARDNERVILLE RANCHOS UNIT NO. 6, filed for record in the office of the County Recorder of douglas County, Nevada, on May 29, 1973, in book 573, Page 1026, as File No. 66512.

THIS CONVEYANCE CONSUMMATES THE TERMS AND CONDITIONS OF THAT CERTAIN CONTRACT OF SALE, EVIDENCED BY A MEMORANDUM OF CONTRACT OF SALE WHICH WAS RECORDED MAY 24, 1994 AS DOCUMENT NO. 338173, IN BOOK 594 AT PAGE 4118, DOUGLAS COUNTY RECORDS, WHEREIN DOCUMENTARY TRANSFER TAX WAS COLLECTED IN THE AMOUNT OF \$16.90, REPRESENTING FULL VALUE OF PROPERTY CONVEYED LESS ENCUMBRANCE OF RECORD.

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

WITNESS my hand this 13 day of MAY, 1998

GARY R. JAMES (Signature)

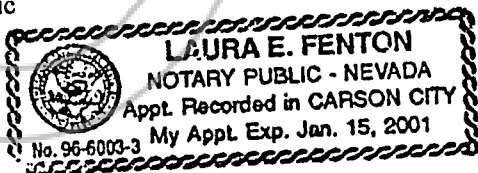
JOANNE L. JAMES (Signature)

STATE OF NEVADA COUNTY OF CARSON

On 5-18-98 personally appeared before me, a Notary Public, GARY R. JAMES and JOANNE L. JAMES

who acknowledged that they executed the above instrument.

Notary Public (Signature)



WHEN RECORDED MAIL TO:

Dina Parra 746 Lyell Way Gardnerville, NV 89410

The grantor (s) declare: Documentary transfer tax is \$ -0- paid on 1/5 594-4118 #3 Exempt - Please see recital in body of document.

MAIL TAX STATEMENTS TO: SAME AS ABOVE

REQUESTED BY MARQUIS TITLE & ESCROW, INC. IN OFFICIAL RECORDS OF DOUGLAS CO., NEVADA

'99 MAR 19 P2:45

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LINDA SLATER RECORDER \$7.00 PAID TO DEPUTY