

GRANT, BARGAIN AND SALE DEED

RPTT \$59.80
APN: 1320-33-815-015

THIS INDENTURE WITNESSETH: That

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
CHICHESTER ESTATES JOINT VENTURE JOINT VENTURE, A NEVADA JOINT VENTURE CONSISTING OF:
CSC NEVADA A LIMITED LIABILITY AND BOB F. SPENCE (A MARRIED MAN, AS HIS SOLE AND SEPARATE
PROPERTY)AN INDIVIDUAL

doe(es) hereby GRANT(s) BARGAIN SELL and CONVEY to
CLASSIC HOMES LLC, A NEVADA LIMITED LIABILITY COMPANY

and to the heirs and assigns of such Grantee forever, all the following real property situated in the city _____ county of
DOUGLAS, state of Nevada bounded and described as follows:

SEE ATTACHED EXHIBIT "A" FOR THE COMPLETE LEGAL DESCRIPTION

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

Dated: 8/13/02

STATE OF NEVADA

COUNTY OF _____

This instrument was acknowledged before me on

by _____

Notary Public

CHICHESTER ESTATES A NEVADA JOINT VENTURE

BY: [Signature]
SAMMY CEMO AUTHORIZED SIGNATURE

} s.s

Please see attached Certificate.

(This area for official notarial seal)

WHEN RECORDED MAIL TO

Name **CLASSIC HOMES LLC**
Street Address **1512 EUREKA BLVD**
City, State **Roseville, CA 95661**
Zip
Order No. **00023525-501-KTH**

86377

0549990

0468948/12/02

BK 0802 PG 06536

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

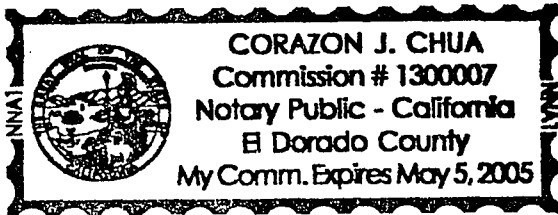
County of EL DORADO

} SS.

On AUG. 13, 2002, before me, CORAZON J. CHUA, Notary Public
Date Name and Title of Officer (e.g., "Jane Doe, Notary Public")

personally appeared SAMMY CEMO
Name(s) of Signer(s)

- personally known to me
- 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 the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Corazon J. Chua
Signature of Notary Public

Place Notary Seal Above

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: Grant, Bargain & Sale Deed Lot 47, Blk E, Checkster Estates

Document Date: 8/13/02 Number of Pages: 2

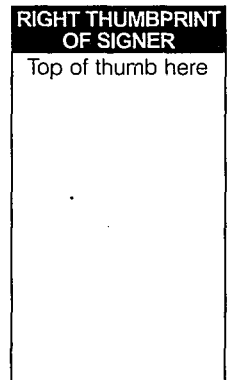
Signer(s) Other Than Named Above: None

Capacity(ies) Claimed by Signer

Signer's Name: Sammy Cemo

- Individual
- Corporate Officer — Title(s): _____
- Partner — Limited General
- Attorney in Fact
- Trustee
- Guardian or Conservator —
- Other: Authorized signer

Signer Is Representing: Checkster Estates JV



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EXHIBIT A

LOT 47, IN BLOCK E, AS SHOWN ON THE FINAL SUBDIVISION MAP NO. 1006-10 OF CHICHESTER ESTATES PHASE 10, FILED FOR RECORD IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA, ON APRIL 25, 2002, IN BOOK 0402, PAGE 7623, AS DOCUMENT NO. 540511.

COPY

REQUESTED BY
WESTERN TITLE COMPANY, INC.

IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

2002 AUG 20 PM 4: 26

LINDA SLATER
RECORDER

\$16⁰⁰ PAID *[Signature]* DEPUTY

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BK 0802 PG 06538