

A.P.N. # 0923-07-000-016

R.P.T.T. \$ 195.00

ESCROW NO. 04020531

RECORDING REQUESTED BY:  
**STEWART TITLE COMPANY**  
MAIL TAX STATEMENTS TO:  
**Same as below**

WHEN RECORDED MAIL TO:  
**Mr. and Mrs. Hoffman**  
643 Sparks Road  
Sebastopol, Ca. 95472  
040560583

REQUESTED BY  
**Stewart Title of Douglas County**  
IN OFFICIAL RECORDS OF  
DOUGLAS COUNTY, NEVADA

2004 MAR 30 PM 4:20

WERNER CHRISTEN  
RECORDER

\$1500 PAID KJ DEPUTY

(Space Above for Recorder's Use Only)

**GRANT, BARGAIN, SALE DEED**

THIS INDENTURE WITNESSETH: That **DEBORAH C. MARTIN**, an unmarried woman, as to an undivided one-half interest and **CHARLES H. JAMES** and **CAREL LYTLE-JAMES**, husband and wife, as to an undivided one-half interest

in consideration of \$10.00, the receipt of which is hereby acknowledged, does hereby Grant, Bargain Sell and Convey to **PHILIP J. HOFFMAN** and **KATHLEEN A. HOFFMAN**, husband and wife as Joint Tenants

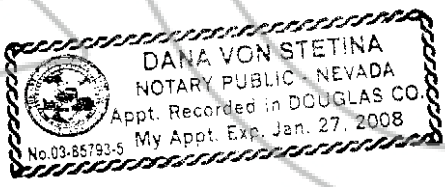
and to the heirs and assigns of such Grantee forever, all that real property situated in the County of **Douglas** State of Nevada, bounded and described as:

**SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF**

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.

DATE: **February 27, 2004**

*Deborah C. Martin*  
**DEBORAH C. MARTIN**



*Charles H. James*  
**CHARLES H. JAMES**

*Carel Lytle James*  
**CAREL LYTLE-JAMES**

STATE OF Nevada }  
COUNTY OF Carson City } ss.

This instrument was acknowledged before me on March 29, 2004  
by **DEBORAH C. MARTIN** and **CHARLES H. JAMES**  
**JAMES** and **CAREL LYTLE-JAMES**

Signature *Dana Von Stetina*  
Notary Public (One inch margin on all sides of document for Recorder's Use Only)

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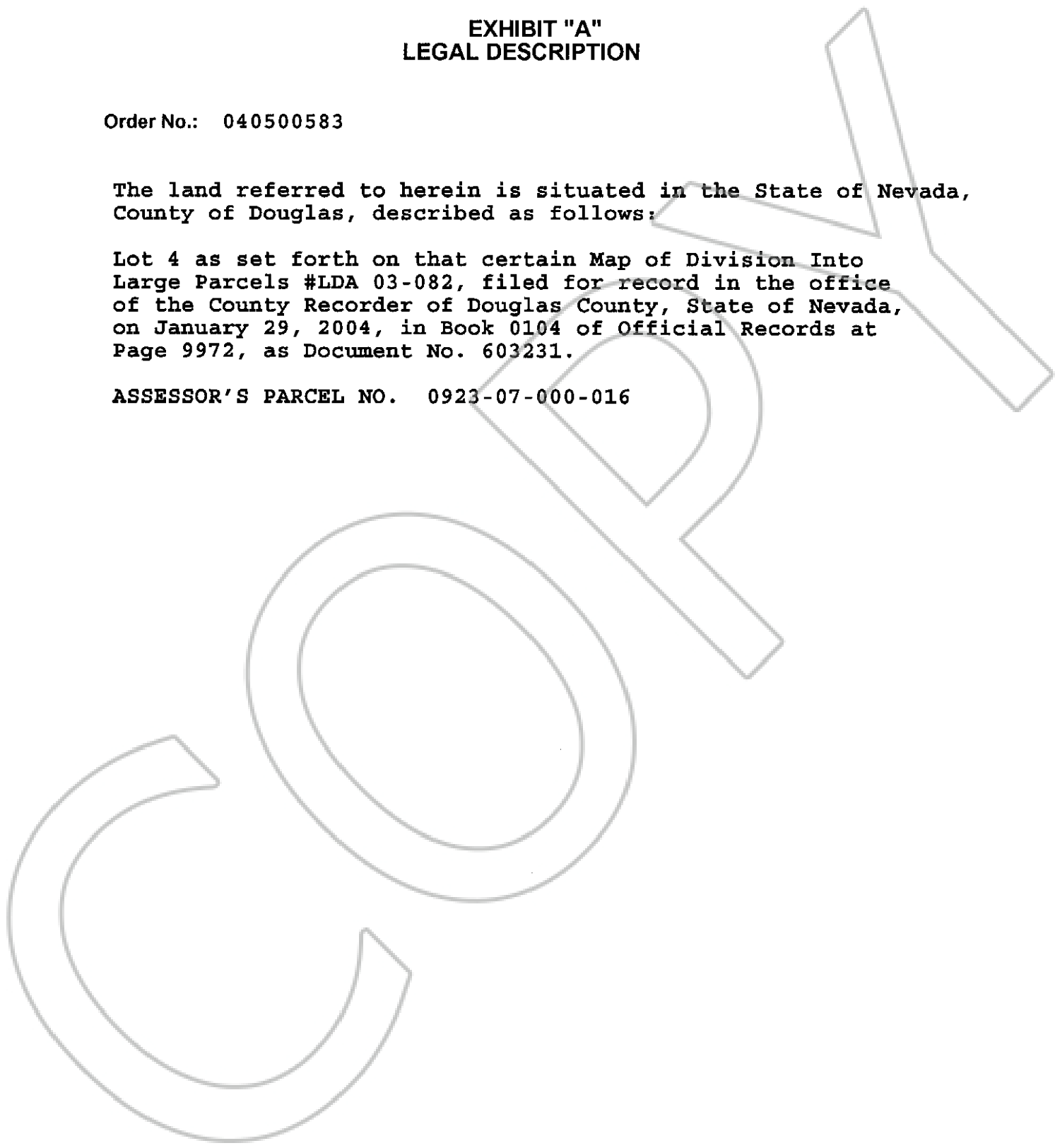
**EXHIBIT "A"  
LEGAL DESCRIPTION**

Order No.: 040500583

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

Lot 4 as set forth on that certain Map of Division Into  
Large Parcels #LDA 03-082, filed for record in the office  
of the County Recorder of Douglas County, State of Nevada,  
on January 29, 2004, in Book 0104 of Official Records at  
Page 9972, as Document No. 603231.

ASSESSOR'S PARCEL NO. 0923-07-000-016



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