

16'  
Recording Requested By  
Chicago Title

DOC # 0694184  
02/01/2007 02:06 PM Deputy: PK  
OFFICIAL RECORD  
Requested By:  
TITLE COURT SERVICE

APN: 1220-21-810-089  
Affix R.P.T.T. Exempt #5

WHEN RECORDED MAIL TO and MAIL TAX  
STATEMENT TO:

LEOBARDO GARCIA  
637 BLUEROCK ROAD  
GARDNERVILLE, NV 89460

Douglas County - NV  
Werner Christen - Recorder  
Page: 1 Of 3 Fee: 16.00  
BK-0207 PG- 114 RPTT: # 5



ESCROW NO: 07002090-020-MDC

### GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That  
TERESA GARCIA, SPOUSE OF THE GRANTEE HEREIN

in consideration of \$10.00 and other valuable consideration, the receipt of which is hereby  
acknowledged, do hereby Grant, Bargain, Sell and Convey to

LEOBARDO GARCIA, A MARRIED MAN AS HIS SOLE AND SEPARATE PROPERTY  
all that real property situated in the County of Douglas, State of Nevada, bounded and described  
as follows:

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

- Subject to:
1. Taxes for the current fiscal year, paid current.
  2. Conditions, covenants, restrictions, reservations, rights, rights of way and easements now of record, if any.

Together with all and singular the tenements, hereditaments and appurtenances thereunto  
belonging or in anywise appertaining.

**IT IS THE EXPRESS INTENT OF THE GRANTOR, BEING THE SPOUSE OF THE  
GRANTEE, TO CONVEY ALL RIGHT, TITLE AND INTEREST OF THE GRANTOR,  
COMMUNITY OR OTHERWISE, IN AND TO THE HEREIN DESCRIBED PROPERTY  
TO THE GRANTEE AS HIS/HER SEPARATE PROPERTY.**

Witness my/our hand(s) this 26<sup>th</sup> day of January, 2007

This document is being recorded  
as an accommodation only  
and Chicago Title Company  
assumes no responsibility for  
correctness or validity thereof.

Teresa Garcia  
TERESA GARCIA

ESCROW NO: 07002090-020-MDC

STATE OF NEVADA )  
 )ss.  
COUNTY OF DOUGLAS)

On this 26 January 2007  
appeared before me, a Notary Public,  
Teresa Garcia

personally known or proven to me to be  
the person(s) whose name(s) is/are  
subscribed to the above instrument, who  
acknowledged that he/she/they executed  
the instrument for the purposes therein  
contained.

[Signature]  
Notary Public  
My commission expires: Apr 16, 2008

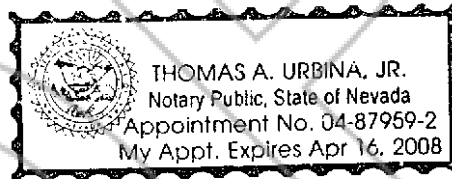


EXHIBIT A

LOT 183, AS SHOWN ON THE MAP OF GARDENERVILLE RANCHOS UNIT NO. 7, FILED FOR RECORD IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA, ON MARCH 27, 1974, AS DOCUMENT NO. 72456.

COPY