



APN: 1220-16-610-006

The undersigned hereby affirms that there is no Social Security number contained in this document.

2086300TA
When recorded return to:
THOMAS DUNCAN and EVELIA REYES-DUNCAN

131 Trojan Lane
Carson City, NV. 89706

Grantee's address:
THOMAS DUNCAN and EVELIA REYES-DUNCAN

Same as above

GRANT DEED OF PERSONAL REPRESENTATIVE

THIS DEED, made on January 29, 2009, by and between REBECCA LIN ERWIN TAGGART, Personal Representative of the Estate of JONI PURVIS BEASLEY, also known as JONI BEASLEY, deceased, hereinafter referred to as Grantor, and THOMAS D. DUNCAN and EVELIA REYES-DUNCAN, husband and wife as joint tenants, hereinafter referred to as Grantee.

W I T N E S S E T H;

WHEREAS, on August 11, 2008, the Grantor, REBECCA LIN ERWIN TAGGART, was duly appointed Personal Representative of the Estate of JONI PURVIS BEASLEY, deceased, by the Ninth Judicial District Court of the State of Nevada, in and for the County of Douglas, in Case No. 08-PB-0081; and

WHEREAS, the above-referenced Estate is the owner in fee of all that certain parcel of real property located in the county of Douglas, state of Nevada, as more particularly hereinafter described; and

WHEREAS, on January 26, 2009, the Ninth Judicial District Court of the State of Nevada, in and for the County of Douglas, after a hearing thereon, entered its Order Confirming Sale of Real Property wherein transfer of the hereinafter described real property of the Estate was granted to THOMAS D. DUNCAN and EVELIA REYES-DUNCAN, husband and wife as joint tenants. A certified copy of the Order Confirming Sale of Real Property was recorded on January 30, 2009, in the Office of the County Recorder of Douglas County, Nevada, as Document No. 736811, in Book 109, at Page 6768, in the Official Records, and this Deed is given pursuant to said Order.

That the Grantor, in consideration of the sum of Ten Dollars (\$10.00) in lawful money of the United States, and other good and valuable consideration to Grantor in hand paid by the Grantee, the receipt whereof is hereby acknowledged, does by these presents grant, bargain, and sell to the Grantee and to Grantee's heirs, successors and assigns forever, all that certain lot, place, or parcel of



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land situate, lying, and being in the county of Douglas,
state of Nevada, being Assessor's Parcel No. 1220-16-610-
006 and more particularly described as follows:

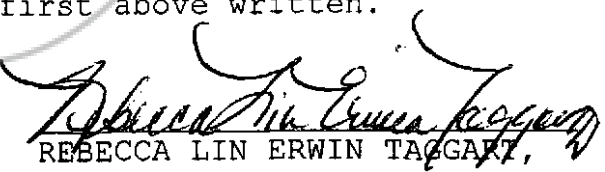
All that certain real property situated in the
State of Nevada, County of DOUGLAS, described as
follows:

Lot 455, 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.

TOGETHER WITH the tenements, hereditaments, and
appurtenances thereunto belonging or in anywise
appertaining, and the reversion and reversions, remainder
and remainders, rents, issues, and profits thereof.

TO HAVE AND TO HOLD the interest of the premises,
together with the appurtenances, unto the said Grantee, and
to Grantee's heirs, successors and assigns forever.

IN WITNESS WHEREOF, the Grantor has executed this
conveyance the day and year first above written.


REBECCA LIN ERWIN TAGGART,
Personal Representative of
the Estate of JONI PURVIS
BEASLEY, also known as
JONI BEASLEY, deceased



BK-109
PG-6777

