

DOC # 745262
06/16/2009 02:46PM Deputy: DW
OFFICIAL RECORD
Requested By:
FIRST AMERICAN TITLE MIN
Douglas County - NV
Karen Ellison - Recorder
Page: 1 of 2 Fee: 15.00
BK-609 PG-4848 RPTT: 1,673.10

A.P.N.: 1320-30-215-006 and 1320-30-215-015
File No: 143-2379106 (MK)
R.P.T.T.: \$1,638.00



When Recorded Mail To: Mail Tax Statements To:
Homer Allen
1275 Currycomb Circle
Minden, NV 89423

GRANT, BARGAIN and SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
James H. Nickerson and Joanne L. Nickerson, Trustees, or any successor trustees under
The Nickerson Family Revocable Living Trust dated February 27, 2007

do(es) hereby *GRANT, BARGAIN and SELL* to
Homer Wayne Allen, an unmarried man and Carolyn Lea Goff, an unmarried woman as
Joint Tenants

the real property situate in the County of Douglas, State of Nevada, described as follows:

PARCEL ONE:
LOT B-6 AS SHOWN ON THE MAP OF IRONWOOD TOWNHOMES, FILED IN THE OFFICE
OF THE DOUGLAS COUNTY RECORDER ON AUGUST 23, 2005 IN BOOK 0805, PAGE
10879 AS FILE NO. 653084, OFFICIAL RECORDS.

PARCEL TWO:
THE APPURTENANT GARAGE UNIT KNOWN AS LOT G-6 AS SHOWN ON THE MAP OF
IRONWOOD TOWNHOMES, FILED IN THE OFFICE OF THE DOUGLAS COUNTY
RECORDER ON AUGUST 23, 2005 IN BOOK 0805, PAGE 10879 AS FILE NO. 653084,
OFFICIAL RECORDS, AS ESTABLISHED BY COVENANTS, CONDITIONS AND
RESTRICTIONS RECORDED AUGUST 23, 2005 IN BOOK 0805, PAGE 10880 AS FILE
NO. 653085, OFFICIAL RECORDS.

PARCEL THREE:
AN EASEMENT FOR INGRESS AND EGRESS AS SET FORTH IN THE GRANT OF
EASEMENT RECORDED AUGUST 23, 2005 IN BOOK 805, PAGE 10940, DOCUMENT NO.
653086.

Subject to

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.

James H. Nickerson and Joanne L. Nickerson, Trustees, or any successor trustees under The Nickerson Family Revocable Living Trust dated February 27, 2007

James H. Nickerson Trustee
James H. Nickerson, Trustee

Joanne L. Nickerson Trustee
Joanne L. Nickerson, Trustee

STATE OF NEVADA)
 : ss.
COUNTY OF DOUGLAS)

This instrument was acknowledged before me on 5-28-09 by James H. Nickerson & Joanne L. Nickerson. Trustees

Mary Kelsh
Notary Public
(My commission expires: 11/6/2010)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated 04/08/2009 under Escrow No. 143-2379106