

DOC # 778466
02/11/2011 02:25PM Deputy: GB
OFFICIAL RECORD
Requested By:
TICOR TITLE - RENO
Douglas County - NV
Karen Ellison - Recorder
Page: 1 of 5 Fee: 18.00
BK-211 PG-2341 RPTT: 456.30



APN: 1220-04-512-021

RECORDING REQUESTED BY:

Ticor Title of Nevada
Order #01008944-TO
Escrow #FT110034871

**When Recorded Mail Document
and Tax Statement To:**

Daniel Lance Tiger Hanks
1284 Redwood Circle #3 Apt
Gardnerville, NV 89460

RPTT: \$456.30

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Amtrust REO I, LLC

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do(es) hereby Grant,
Bargain, Sell and

Convey to Daniel Lance Tiger Hanks A Single Man

all that real property situated in Douglas County, State of Nevada, bounded and described as follows:

See "Exhibit One" Legal See "Exhibit Two" Special Warranty Deed for Verbiage

SUBJECT TO: 1. Taxes for the fiscal year 2010-11

2. Covenants, Conditions, Reservations, Rights, Rights of Way and Easements now of record.

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

DATED: February 7, 2011



Amtrust REO I, LLC

BY: *Salyn Williams*

Salyn Williams
AVP

STATE OF Pennsylvania

COUNTY OF Washington

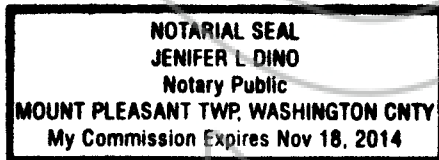
I, Jenifer Dino, a Notary Public of the
County and State first above written, do hereby
certify that Salyn Williams
personally appeared before me this day and
acknowledged the due execution of the
foregoing instrument.

Witness my hand and official seal, this the
January 10th 2011.

Jenifer L. Dino
Notary Public

My Commission Expires: 11-18-2014

(SEAL)





POWER OF ATTORNEY ACKNOWLEDGEMENT

State of Pennsylvania

County of Washington

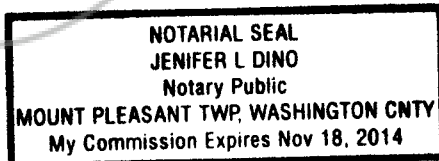
This instrument was acknowledged before me on

January 10th 2011 by Sabrina Williams

as ^{AJP}~~attorney in fact~~ for Amtrust

Jenifer L Dino
Notary Public (signature)

Jenifer L Dino
Notary Public (printed name)





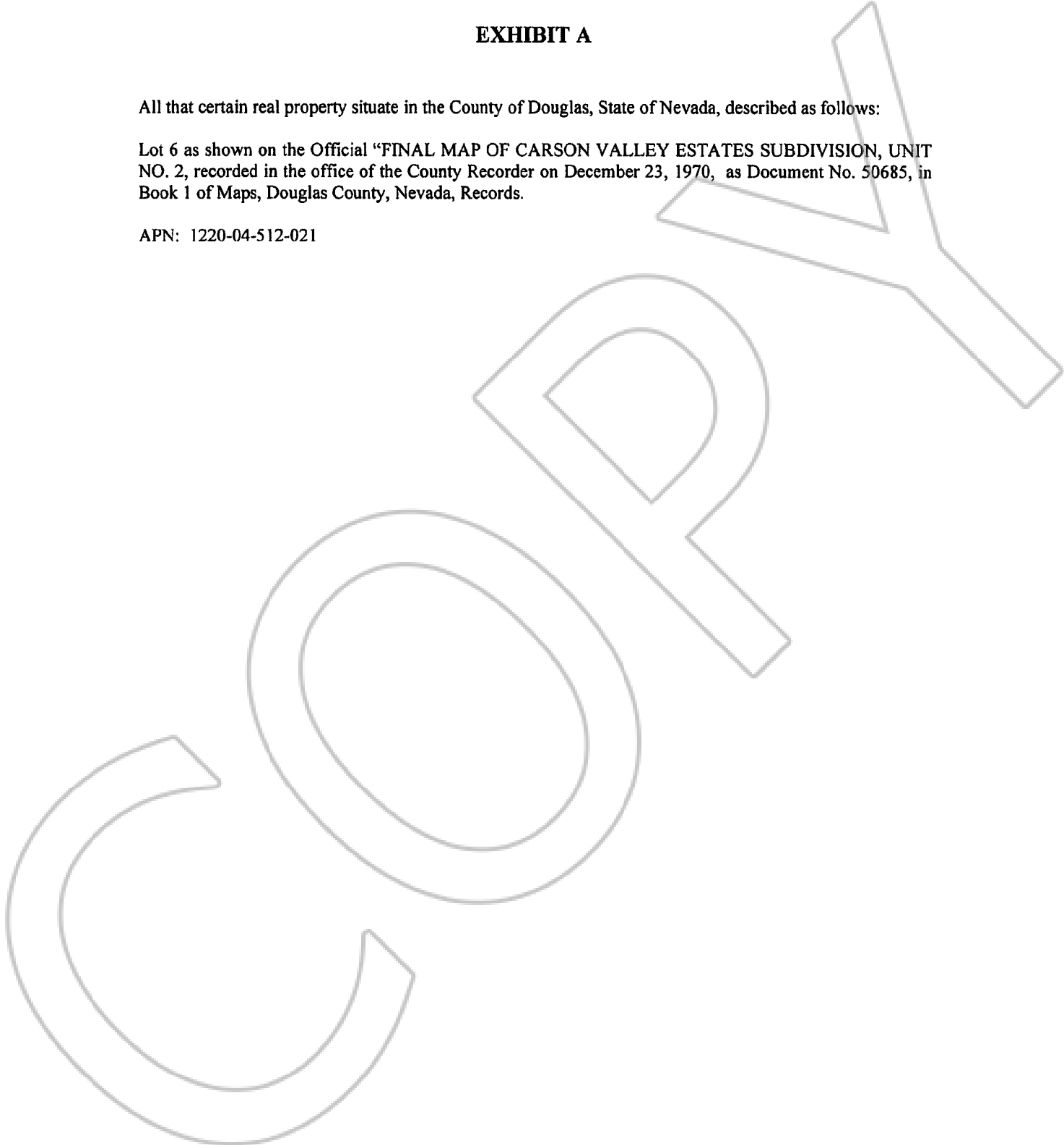
Order No.: 01008944-TO

EXHIBIT A

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

Lot 6 as shown on the Official "FINAL MAP OF CARSON VALLEY ESTATES SUBDIVISION, UNIT NO. 2, recorded in the office of the County Recorder on December 23, 1970, as Document No. 50685, in Book 1 of Maps, Douglas County, Nevada, Records.

APN: 1220-04-512-021





SPECIAL WARRANTY DEED
Exhibit "Two"

"Grantor covenants that it is seized and possessed of the said land and has a right to convey it, and warrants the title against the lawful claims of all persons claiming by, through, and under it, but not further otherwise."

The following reservations from and exceptions to this conveyance and the warranty of title made herein shall apply.

- (1) All easements, rights-of-way and prescriptive rights whether of record or not, pertaining to any portion(s) of the herein described property (hereinafter, the "Property");
- (2) All valid oil, gas and mineral rights, interest or leases, royalty reservations, mineral interest and transfers of interest of any character, in the oil, gas or minerals of record in any county in which any portion of the Property is located;
- (3) All restrictive covenants, terms, conditions, contracts, provisions, zoning ordinances and other items of record in any county in which any portion of the Property is located pertaining to any portion(s) of the Property, but only to the extent that same are still in effect;
- (4) All presently recorded instruments (other than liens and conveyances by, through or under the Grantor) that affect the Property and any portion(s) thereof;
- (5) Ad valorem taxes, fees and assessments, if any, for the current year and all prior and subsequent years, the payment of which Grantee assumes (at the time of transfer of title), and all subsequent assessments for this and all prior years due to changes(s) in land usage (including, but not limited to, the presence or absence of improvements, if any, on the Property), ownership, or both, the payment of which Grantee assumes; and
- (6) Any conditions that would be revealed by a physical inspection and survey of the Property.