

Affix R.P.T.T., § 29.90
APN: 11-120-09

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That
SIDNEY DELANEY PICKARD and
JOAN PICKARD HUSBAND AND WIFE

FOR A VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, do hereby Grant, Bargain,
Sell and Convey to:

JOSEPH D. PHILLIPS and
JOYCE L. PHILLIPS HUSBAND AND WIFE, AS JOINT TENANTS

all that real property situated in the city of PIOCHE County of LINCOLN
State of Nevada, bounded and described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE
MADE A PART HEREOF FOR LEGAL DESCRIPTION.

SUBJECT TO: 1. Taxes for the current fiscal year.
2. Covenants, Conditions, Restrictions, Reservations, Rights of way and Easements now of record.

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

Witness OUR hands this 21st day of MAY, 1996

Sidney Delaney Pickard

SIDNEY DELANEY PICKARD
Joan V. Pickard

JOAN PICKARD
Also Known As JOAN V. PICKARD

STATE OF NEVADA } SS.
COUNTY OF CLARK


On MAY 21, 1996

Before me, a Notary Public, personally appeared
SIDNEY DELANEY PICKARD AND
JOAN PICKARD. * * * * *

personally known to me (or proved to me on the basis of
satisfactory evidence) to be the person whose name is
subscribed to this instrument and acknowledged that he
(she or they) executed it.

Signature *Earlene F. Gordon*

(Notary Public)
Notarial Seal

 EARLENE F. GORDON
Notary Public - Nevada
Clark County
My appl. exp. Aug. 10, 1998

NEVADA TITLE INSURANCE COMPANY:
ESCROW NO: 96-04-1952 EG
MAIL TAX STATEMENTS TO:
JOSEPH D. PHILLIPS
HCR 55
HIKO, NV. 89017

Situate in the Northeast Quarter (NE1/4) of Section 1, Township
6 South, Range 60 East, M.D.B.&M., described as follows:

Lot Ten (10) of the ASH SPRINGS SUBDIVISION, as shown on the
Subdivision Map thereof recorded June 5, 1967 in the Office of
the County Recorder of Lincoln County, Nevada in Book "A" of
Plats, page 74 as File No. 45095, Lincoln County, Nevada records.

ASSESSOR'S PARCEL NUMBER FOR 1995 - 1996: 11-120-09 (PTN)

NO. **105842**
FILED AND RECORDED AT REQUEST OF
Cow County Title
August 30, 1996
AT 50 MINUTES PAST 3 O'CLOCK
P M IN BOOK 120 OF OFFICIAL
RECORDS, PAGE 503 LINCOLN COUNTY
NEVADA.

YUIRKO SETZER
COUNTY RECORDER
by Julie Boucher, deputy