

A.P. No. 008-031-32  
Escrow No. 1999-20954-MLJ  
R.P.T.T. \$EXEMPT 375.090.3

WHEN RECORDED MAIL TO:  
Shirl Brown and Maxine S. Brown  
2862 Snow Circle  
St. George, Utah 84790

**GRANT, BARGAIN and SALE DEED**

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

John T. Seletos and Marion Seletos, husband and wife, and Louis T. Seletos and Peggy Seletos, husband and wife

do(es) hereby GRANT, BARGAIN and SELL to

SHIRL A. BROWN AND MAXINE S. BROWN, TRUSTEES OF THE SHIRL AND MAXINE BROWN REVOCABLE TRUST, UNDER AGREEMENT DATED DECEMBER 24, 1984





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

That portion of the Southwest Quarter (SW ¼) of the Southeast Quarter (SE ¼) of Section 8, Township 7 South, Range 61 East, M.D.B.&M., more particularly described as follows:

Beginning at the Southwest corner of said Southeast Quarter; thence North 468 feet; thence East 1128 feet; thence South 468 feet; thence West 1128 feet to the true point of beginning.

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.

Date 1-19-00

  
John T. Seletos  
  
Marion Seletos  
  
Louis T. Seletos  
  
Peggy Seletos

State of Nevada  
Declaration of Value

- 1. Assessor Parcel Number(s).
  - a) 008-031-32 \_\_\_\_\_
  - b) \_\_\_\_\_
  - c) \_\_\_\_\_
  - d) \_\_\_\_\_

- 2. Type of Property:
 

a) <input checked="" type="checkbox"/> Vacant Land	b) <input type="checkbox"/> Single Fam. Res.
c) <input type="checkbox"/> Condo/Twnhse	d) <input type="checkbox"/> 2-4 Plex
e) <input type="checkbox"/> Apt. Bldg.	f) <input type="checkbox"/> Comm'/Ind'l
g) <input type="checkbox"/> Agricultural	h) <input type="checkbox"/> Mobile Home
i) <input type="checkbox"/> Other _____	

FOR RECORDERS OPTIONAL USE ONLY	
Document/Instrument #:	<u>114223</u>
Book: <u>247</u>	Page: <u>40</u>
Date of Recording: <u>3-15-2000</u>	
Notes: _____	

- 3. Total Value/Sales Price of Property: \$ \_\_\_\_\_
- Deduct Assumed Liens and/or Encumbrances: ( \_\_\_\_\_ )
- (Provide recording information: Doc/Instrument #: \_\_\_\_\_ Book: 1 Page: \_\_\_\_\_)
- Transfer Tax Value per NRS 375.010, Section 2: \$ \_\_\_\_\_
- Real Property Transfer Tax Due: \$ \_\_\_\_\_

- 4. **If Exemption Claimed:**
  - a. Transfer Tax Exemption, per NRS 375.090, Section: 3 \_\_\_\_\_
  - b. Explain Reason for Exemption: to clear title \_\_\_\_\_

5. Partial Interest: Percentage being transferred: 50 %

The undersigned Seller (Grantor)/Buyer (Grantee), declares and acknowledges, under penalty of perjury, pursuant to NRS 375.060 and NRS 375.110, that the information provided is correct to the best of their information and belief, and can be supported by documentation if called upon to substantiate the information provided herein. Furthermore, the parties agree that disallowance of any claimed exemption, or other determination of additional tax due, may result in a penalty of 10% of the tax due plus interest at 1 1/2% per month. Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

**SELLER (GRANTOR) INFORMATION**  
 Seller Signature: [Signature]  
 Print Name: Louis T. Seletos  
 Address: X 4921 W. Joyce circle  
 City: X Glendale  
 State: X Arizona Zip: 85308  
 Telephone: 602 843-1966  
 Capacity: \_\_\_\_\_

**BUYER (GRANTEE) INFORMATION**  
 Buyer Signature: [Signature]  
 Print Name: Shirl A. Brown  
 Address: 2862 SNOW CIR.  
 City: ST. GEORGE, UT 84790  
 State: UT Zip: 84790  
 Telephone: ( ) X 435-628-2752  
 Capacity: \_\_\_\_\_

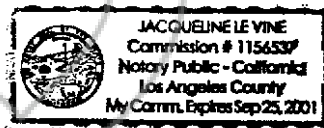
**COMPANY REQUESTING RECORDING**

Co.Name: First American Title Company Of Nevada Escrow # 1999-20954

State of California  
County of Los Angeles

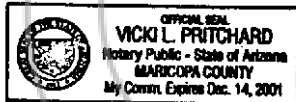
This instrument was acknowledged before me on January 26, 2000, by John T. Seletos and Marion Seletos.

Jacqueline Levine  
Notarial Officer  
State of ARIZONA  
County of MARICOPA



This instrument was acknowledged before me on January 19, 2000, by Louis T. Seletos and Peggy Seletos.

Vicki L. Pritchard  
Notarial Officer



NO. 114223

FILED AND RECORDED AT REQUEST OF

FIRST AMERICAN TITLE

MARCH 15, 2000

AT 59 MINUTES PAST 12 O'CLOCK

PM IN BOOK 147 OF OFFICIAL

RECORDS PAGE 40 LINCOLN

COUNTY, NEBRADA.

L. Boucher  
COUNTY RECORDER