

APN: 1-063-05, 1-063-09

517834

**GRANT, BARGAIN, SALE DEED**

THIS INDENTURE WITNESSETH: That JEFFREY LANE SEEVERS AND TERESA M. SEEVERS, Husband Wife as Joint Tenants. In consideration on \$10.00, the receipt of which is hereby acknowledged, do hereby Grant, Bargain, Sell and Convey to LELAND R. LESICKA AND TONI L. LESICKA Husband and Wife as Joint Tenants all that real property situated in the County of LINCOLN, State of Nevada, bounded and described as follows:

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

- SUBJECT TO: 1. Reservations, restrictions and conditions if any: rights of way and easements either of record or actually existing on said premises.
- 2. Deed of Trust recording concurrently herewith.

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

Witness our hands this 25<sup>th</sup> day of April, 2001.

*Jeffrey Lane SeEVERS*  
JEFFREY LANE SEEVERS

*Teresa M SeEVERS*  
TERESA M. SEEVERS

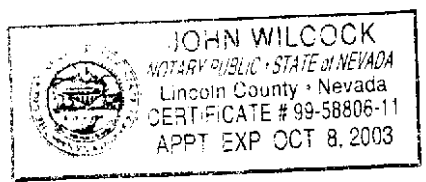
STATE OF NEVADA

County of Lincoln

On April 25<sup>th</sup> 2001 personally appeared before Me, a Notary Public, JEFF AND TERESA SEEVERS

known (or Proved) to me to be the persons who executed the foregoing instrument and who acknowledged that they executed the above instrument.

WITNESS my hand and official seal,  
*John Wilcock*  
Notary Public in and for said County and State



OUR NO.: LV-894119-RFI  
BORROWER: JEFFREY LANE SEEVERS AND TERESA M. SEEVERS  
LENDER REFERENCE: 517834

EXHIBIT "A"

LEGAL DESCRIPTION

THAT CERTAIN PORTION OF LOTS 14, 15 AND 16 IN BLOCK 14 IN THE TOWN OF PIOCHE, NEVADA, AND AS SHOWN ON SUPPLEMENT "C" TO THE PIOCHE MINES CONSOLIDATED, INC. ADDITION SUPPLEMENT B TO THE OFFICIAL MAP OF SAID TOWN OF PIOCHE, AND BOUNDED AND DESCRIBED AS FOLLOWS, TO-WIT:

BEGINNING AT THE SOUTHEAST CORNER OF LOT 16 AND RUNNING THENCE N.32 DEG 42'E., ALONG THE EASTERLY LINE OF SAID LOT 16 A DISTANCE OF 75 FEET; THENCE RUNNING APPROXIMATELY N. 73 DEG W., TO THE NORTHWEST LINE OF LOT 14, SAID POINT BEING 30 FEET N. 49 DEG 48'E. FROM THE SOUTHWEST CORNER OF SAID LOT 14; THENCE S. 49 DEG 48' W., ALONG THE WESTERLY LINE OF SAID LOT 14, AND THE SOUTHERLY LINE OF AUSTIN STREET A DISTANCE OF 30 FEET TO THE SOUTHWEST CORNER OF SAID LOT 14; THENCE ALONG THE SOUTHERLY LINE OF SAID LOT 14 TO THE SOUTHWEST CORNER OF SAID LOT 14; THENCE CONTINUING ON THE SAME COURSE A DISTANCE OF 13.8 FEET TO THE SOUTH CORNER OF LOT 16; THENCE ALONG THE SOUTH LINE OF LOT 16 TO THE POINT OF THE BEGINNING.

ALSO LOTS 13 AND 17 AND THE ALLEY BETWEEN LOTS 16, 17 AND 13 EXCEPTING THEREFROM THE SOUTHERLY 15 FEET OF LOT 17, AS SAID LOTS ARE SHOWN ON THE OFFICIAL MAP OF SUPPLEMENT "C" TO THE PIOCHE MINES CONSOLIDATED, INC., ADDITION SUPPLEMENT TO "B" TO THE TOW OF PIOCHE, LINCOLN COUNTY, NEVADA.

Commonly known as 10 OSCEOLA ST., PIOCHE, NV 89043

118410

FILED FOR RECORDING  
AT THE REQUEST OF  
**First American Title**

2002 JUN 28 PM 4 36

LINCOLN COUNTY RECORDED  
FEE \$15.00  
LESIE BOUCHER  
DEP TMS

**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)  
 a) 1-063-05  
 b) 1-063-09  
 c) \_\_\_\_\_  
 d) \_\_\_\_\_

2. Type of Property:  
 a)  Vacant Land      b)  Single Fam. Res.  
 c)  Condo/Twnhse    d)  2-4 Plex  
 e)  Apt. Bldg            f)  Comm'l/Ind'l  
 g)  Agricultural        h)  Mobile Home  
 Other

**FOR RECORDERS OPTIONAL USE ONLY**  
 Document/Instrument #: 118410  
 Book 165 Page: 60-61  
 Date of Recording: June 28, 2002  
 Notes: \_\_\_\_\_

3. Total Value/Sales Price of Property \$ 96,500.00  
 Deed in Lieu of Foreclosure Only (value of property) ( ~~96,500~~ 0 )  
 Transfer Tax Value: \$ 96,500 -  
 Real Property Transfer Tax Due \$ ~~125.45~~

4. If Exemption Claimed:  
 a. Transfer Tax Exemption per NRS 375.090, Section 003  
 b. Explain Reason for Exemption: Recognize true status

5. Partial Interest: Percentage being transferred: 100 %

The undersigned 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% per month. Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature \_\_\_\_\_ Capacity agent  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION  
(REQUIRED)**

Print Name: Teresa Seavers  
 Address: P.O. Box 252  
 City: Pioche  
 State: NV Zip: 89043

**BUYER (GRANTEE) INFORMATION  
(REQUIRED)**

Print Name: Leiland Lesicka  
 Address: P.O. Box 266  
 City: Pioche  
 State: NV Zip: 89043

**COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)**

Print Name: Nancy Arzosta Beniles Escrow # 894119  
 Address: 3200 Park Center Drive  
 City: Costa Mesa State: CA Zip: 92626