File No: 152-2021663 (MJ)

A.P.N.: 002-131-03 When Recorded, Mail Tax Statements To:

Harold and Susan Austgen 1131 Geneva Ave. Henderson, NV 89015

R.P.T.T.: \$32.50

## **GRANT, BARGAIN and SALE DEED**

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Elden Adair and Vicki Adair, husband and wife and Esther F. Cole, a married woman, as joint tenants with right of surviorship

do(es) hereby GRANT, BARGAIN, and SELL to

Harold Austgen and Susan Austgen, Trustees of The Harold M. and Susan G. Austgen Revocable Trust of July 25, 1997

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

The South Half (S1/2) of Lot Three (3), in Block Forty-Five (45), in the Town of Panaca. County of Lincoln, State of Nevada, as shown on the official map thereof recorded in Book 3 of Plats, Page 34, Lincoln County, Nevada and further described as follows: Beginning at the Southwest corner of said lot three and running thence East 264 feet; thence running North 132 feet; thence running West 264 feet; thence running South 132 feet to the point of beginning.

Subject to:

- All general and special taxes for the current fiscal year.
- Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.

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. A.P.N. 002-131-03

Grant, Bargain and Sale Deed -continued

File No.: 152-2021663 (MJ)

Date: 7-31-2002

Elden Ada

Esther F. Cole

STATE OF Nevada

**COUNTY OF Lincoln** 

(My commission expires: Jan. 13, 2005)

FILED FOR RECORDING
AT THE REQUEST OF
First American Title

## STATE OF NEVADA DECLARATION OF VALUE

) 002-131-03	-	
Type of Property	\ \	
X Vacant Land b) Single Fam. Res	FOR	RECORDERS OPTIONAL USE ONLY
Condo/Twnhse d) 2-4 Plex	Docume	ent/Instrument #
Apt. Bidg. 1) Comm'//ind'i	Book _	
Agricultural h) Mobile Home		Recording: august 7,2002
Other	Notes:	
Total Value/Sales Price of Property:	\$25,000	.00
Deed in Lieu of Foreclasure Only (value of property)	1 3	
Transfer Tax Value:	\$25,000	.00
Real Property Transfer Tax Due	\$32.50	
If Exemption Claimed:	555,55	
a. Transfer Tax Exemption, per 375.090, Section:		
b. Explain reason for exemption:	<del></del>	• '
	N. 3	
D. Exhaultesson for exemption.	<del>//</del>	
Partial Interest: Percentage being transferred:	y, pursuant to NRS 375	5,080 and NR\$ 375.110, that the information prov
	rted by documentation ned exemption, or othe	if called upon to autotardials the information provi or determination of additional tax due, may requit
Partial Interest: Percentage being transferred:  e undersigned declares and acknowledges, under penalty of perjur- correct to the best of their information and belief, and can be suppo- tion. Furthermore, the parties agree that disallowance of any clair talty of 10% of the tax due plus interest at 1% per month. Pursuant additional amount owed.  gnature:	ited by documentation ned exemption, or othe to NRS 375,030, the E	If called upon to autotismisels the information provi or determination of additional tax due, may result Buyer and Seller shall be jointly and severally fiable
Partial Interest: Percentage being transferred:  e undersigned declares and acknowledges, under penalty of perjur- correct to the best of their information and belief, and can be suppo- tion. Furthermore, the parties agree that disallowance of any clair talty of 10% of the tax due plus interest at 1% per month. Pursuant additional amount owed.  gnature:	inted by documentation med exemption, or other to NRS 375,030, the E Capacity:	If called upon to autotismisels the information provi or determination of additional tax due, may result Buyer and Seller shall be jointly and severally fiable
Partial Interest: Percentage being transferred:  e undersigned declares and acknowledges, under penalty of perjuricement to the best of their information and belief, and can be supported. Furthermore, the parties agree that disablevance of any clair talty of 10% of the tax due plus interest at 1% per month. Pursuant additional amount owed.  gnature:  SELLER (GRANTOR) INFORMATION (REQUIRED)	inted by documentation need exemption, or other to NRS 375,030, the E  Capacity:  Capacity:  BL	If called upon to substantials the information proving determination of additional tax due, may result buyer and Selec shall be jointly and severally liable STATES INFORMATION (REQUIRED)
Partial Interest: Percentage being transferred:  e undersigned declares and acknowledges, under penalty of perjuricement to the best of their information and belief, and can be supported. Furthermore, the parties agree that disablevance of any clair talty of 10% of the tax due plus interest at 1% per month. Pursuant additional amount owed.  gnature:  SELLER (GRANTOR) INFORMATION (REQUIRED)	inted by documentation need exemption, or other to NRS 375,030, the E  Capacity:  Capacity:  BL	If called upon to substantials the information provident intention of editional tax due, may result super and Seller shall be jointly and severally liable  SIDE INFORMATION
Partial Interest: Percentage being transferred:	inted by documentation need exemption, or other to NRS 375,030, the E  Capacity:  Capacity:  BL	If called upon to substantials the information prover determination of additional tax due, may result buyer and Seller shall be jointly and severally liable  JYER (GRANTEE) INFORMATION  (REQUIRED)  The Harold M. and Susan G. Austgen
Partial Interest: Percentage being transferred:  e undersigned declares and acknowledges, under penalty of perjus- correct to the best of their information and belief, and can be super- ein. Furthermore, the parties agree that disalkovance of any clair raity of 10% of the fax due plus interest at 1% per month. Pursuant additional amount owed.  gnature:  SELLER (GRANTOR) INFORMATION  (REQUIRED)  int Name: Eiden Adair and Vickl Adair  dress:  PO Box 225	rited by documentation need exemption, or other to NRS 975,030, the E  Capacity:  Capacity:  BL  Print Name:	If called upon to substantials the information prover determination of additional tax due, may result buyer and Seller shall be jointly and severally liable  LYER (GRANTEE) INFORMATION  (REQUIRED)  The Harold M. and Susan G. Austgen  Revocable Trust of July 25, 1997
Partial Interest: Percentage being transferred:  e undersigned declares and acknowledges, under pensity of perjuication and belief, and can be supposed.  Furthermore, the parties agree that disastowance of any clair naily of 10% of the tax due plus interest at 1% per month. Pursuant y additional amount owed.  Ignature:  SELLER (GRANTOR) INFORMATION  (REQUIRED)  Int Name: Eiden Adair and Vicki Adair  Iddress:  PO Box 225  Panaca	capacity: Capacity: Capacity: Address:	If called upon to substantials the information provident determination of additional tax due, may result super and Seller shall be jointly and severally liable Sylver and Seller shall be jointly and severally liable Sylver (GRANTEE) INFORMATION (REQUIRED)  The Harold M. and Susan G. Austgen Revocable Trust of July 25, 1997  1131 Geneva Avenue
Partial Interest: Percentage being transferred:  e undersigned declares and acknowledges, under pensity of perjuic correct to the best of their information and belief, and can be supported. Furthermore, the parties agree that disastowance of any clair raily of 10% of the tax due plus interest at 1% per month. Pursuantly additional amount owed.  gnature:  SELLER (GRANTOR) INFORMATION  (REQUIRED)  int Name: Elden Adair and Vicki Adair  diress:  PO Box 225  Panaca	rited by documentation need exemption, or other to NRS 375,030, the E  Capacity: Capacity: BL  Print Name: Address: City: State:	If called upon to substantials the information provide midermination of additional tax due, may result super and Seller shall be jointly and severally liable of the provided super and Seller shall be jointly and severally liable of the several shall be jointly and severally liable of the several shall be jointly and severally liable of the severally liable of the several shall be jointly and severally liable of the several shall be jointly and severally liable of the several shall be jointly and severally liable of the several shall
Partial Interest: Percentage being transferred:  e undersigned declares and acknowledges, under penalty of perjuice percent to the best of their information and belief, and can be supported. Furthermore, the parties agree that disastowance of any clair naity of 10% of the tax due plus interest at 1% per month. Pursuant y additional amount owed.  gnature:  SELLER (GRANTOR) INFORMATION  (REQUIRED)  int Name: Elden Adair and Vicki Adair  idress: PO Box 225  by: Panaca  ate: NV Zip: 89042  DMPANY/PERSON REQUESTING RECORDING (regular)	rited by documentation med exemption, or other to NRS 375,030, the E  Capacity:  Capacity:  BL  Print Name:  Address:  City:  State:  uired if not seller	If called upon to substantials the information provident intention of additional tax due, may result super and Seiler shall be jointly and severally liable SUPER (GRANTEE) INFORMATION (REQUIRED)  The Harold M. and Susan G. Austgen Revocable Trust of July 25, 1997  1131 Geneva Avenue  Henderson  NV Zip: 89015  or buyer)
Partial Interest: Percentage being transferred:	rited by documentation med exemption, or other to NRS 375,030, the E  Capacity:  Capacity:  BL  Print Name:  Address:  City:  State:  uired if not seller	If called upon to substantials the information provide midermination of additional tax due, may result super and Seller shall be jointly and severally liable of the provided super and Seller shall be jointly and severally liable of the several shall be jointly and severally liable of the several shall be jointly and severally liable of the severally liable of the several shall be jointly and severally liable of the several shall be jointly and severally liable of the several shall be jointly and severally liable of the several shall

## STATE OF NEVADA **DECLARATION OF VALUE** 1. Assessor Parcel Number(s) a) 002-131-03 മ 2. Type of Property FOR RECORDERS OPTIONAL USE ONLY Single Fam. Res X Vacant Land 118597 Condo/Twnhse Document/Instrument # Book 145 Page: 585-586 Date of Recording: August 7, 2002 Apt. Bldg. n/[ Comm'Vind'I e) Agricultural Mobile Home g) Other Notes: 3. Total Value/Sales Price of Property: \$25,000.00 Deed in Lieu of Forectosure Only (value of property) \$ Transfer Tax Value: \$25,000.00 Real Property Transfer Tax Due \$32.50 4. If Exemption Claimed: a. Transfer Tax Exemption, per 375.090, Section: b. Explain reason for exemption: Partial Interest: Percentage being transferred: The undersigned declares and acknowledges, under penelty of perjury, pursuant to NRS 375.060 and NRS 375.110, that the information is correct to the best of their information and belief, and can be supported by documentation if called upon to substantiate the information herein. Furthermore, the parties agree that disallowance of any claimed exemption, or other determination of additional tax due, may in penalty of 10% of the tax due plus interest at 1% per month. Pursuant to NRS 375.030, the Buyer and Seller shell be jointly and severely additional amount owed. Signature: Capacity: Signature: Capacity: SELLER (GRANTOR) INFORMATION BUYER (GRANTEE) INFORMATION (REQUIRED) Print Name: Harold Austgen and Susan Austgen. (REQUIRED) Print Name: Elden Adair and Vicki Adair 1131 Geneva Avenue Address: PO Box 225 Address: City: Panaca City: Henderson State: Zip: 89042 State: Zip: 89015 COMPANY/PERSON REQUESTING RECORDING (required if not seller or buver) Print Name: First American Title Company of Nevada File Number: 152-2021663 MJ/LF Address Post Office Box 151048 State: NV Zip: 89315 City: Ely (AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)