



Lincoln County

# EXHIBIT A

## LEGAL DESCRIPTION

The land referred to herein is situated in the State of Nevada,  
County of LINCOLN, Town of CALIENTE described as follows:

Lot 21 as shown on the Amended Plat of the LINCOLN PARK  
ADDITION to the Town of Caliente, filed April 26, 1945 as  
Document No. 19694, in the Office of the County Recorder of  
Lincoln County, Nevada.

ASSESSOR'S PARCEL NUMBER FOR 2002 -2003: 03-091-09

COPY

119390

FILED FOR RECORDING  
AT THE REQUEST OF  
**Corr County Title**

2003 JUN 29 PM 4 44

LINCOLN COUNTY RECORDER  
FEE \$5  
LESLIE BROUEN DEPT 103

BOOK 169 PAGE 374

State of Nevada  
Declaration of Value

1. Assessor's Parcel Number(s)

- a) 002-091-02
- b)
- c)
- d)

2. Type of Property:

- a)  Vacant Land
- b)  Single Fam. Resi
- c)  Condo/Townhse
- d)  2-4 Plex
- e)  Apts. Bldg.
- f)  Comm' Bld'g
- g)  Agricultural
- h)  Mobile Home
- i)  Other

FOR RECORDER'S OPTIONAL USE ONLY

Documentation/Instrument #: 119390  
 Book: 169 Page: 373, 374  
 Date of Recording: Jan 29, 2003  
 Notes:

3. Total Value/Sales Price of Property: \$

Deed in Lieu of Foreclosure Only (value of property): ( )

Transfer Tax Value: \$

Real Property Transfer Tax Due: \$

4. If Exemption Claimed:

- a. Transfer Tax Exemption, per NRS 375.090, Section: #6
- b. Explain Reason for Exemption: Spouse to Spouse No Consideration

5. Partial Interest: Percentage being transferred: \_\_\_%

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 375.830, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature George Louis Beer Capacity Seller

Signature Nancy Beer Capacity Buyer

**SELLER (GRANTOR) INFORMATION BUYER (GRANTEE) INFORMATION**  
(REQUIRED) (REQUIRED)

Print Name: George Louis Beer  
 Address: Po Box 542  
 City: Caliente  
 State: NV Zip: 89408

Print Name: Nancy Beer  
 Address: Po Box 542  
 City: Caliente  
 State: NV Zip: 89408

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

Print Name: Cow County Title  
 Address: 363 Erie Main Street  
 City/State/Zip: Tonopah, Nevada 89049

Escrow #