

File No: 152-2053071 (MJ)
A.P.N.: 003-096-007
When Recorded, Mail Tax Statements To:
Carl C. Brown
P. O. Box 23
Caliente, NV. 89008

R.P.T.: \$81.25

GRANT, BARGAIN and SALE DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Joyce Marion Larkin, Trustee of the Joyce Marion Larkin Living Trust, dated August 2, 2001

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

Carl C. Brown, an unmarried man

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

The East Half (E1/2) of Lot Eight (8), all of Lot Nine (9), and the West Half (W1/2) of Lot 10
in Block 41 of Thomas E. Dixon Addition to the Town of Caliente as shown by map thereof
recorded September 9, 1936 in the Office of the County Recorder, Lincoln County, Nevada.

Subject to:

1. All general and special taxes for the current fiscal year.
2. 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. 003-096-007

Grant, Bargain and Sale Deed -
continued

File No.: 152-2053071 (M)

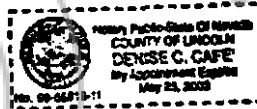
Date: 2/26/03

Joyce Marion Larkin, Trustee of the Joyce
Marion Larkin Living Trust

Joyce Marion Larkin
Joyce Marion Larkin, Trustee

STATE OF NEVADA)
) ss.
COUNTY OF LINCOLN)

This instrument was acknowledged before me on
2/26/03 by
Joyce Marion Larkin,
Trustee of
and for
Joyce Marion Larkin, Trustee of the Joyce
Marion Larkin Living Trust, dated August 2,
2001



Denise C. Cate
Notary Public
(My commission expires: 5/25/03)

FILED FOR RECORDING
AT THE REQUEST OF
Prudential American Title
2003 FEB 13 09 4 33
LINDSEY G. GIBSON, CLERK
FEB 13 2003 DEPT-15
LEGISLATIVE SERVICES DIVISION

119776

MP 171 196

STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)

- a) 003-096-007
- b) _____
- c) _____
- d) _____

2. Type of Property

- a) Vacant Land
- b) Single Fam. Res
- c) Condo/Townhouse
- d) 2-4 Plex
- e) Apt. Bldg.
- f) Comm/Inst'l
- g) Agricultural
- h) Mobile Home
- i) Other

FOR RECORDERS OPTIONAL USE ONLY
 Document/Instrument # 119776
 Book 171 Page 25, 196
 Date of Recording: March 13, 2003
 Notes: _____

3. Total Value/Sales Price of Property: \$62,500.00

Deed in Lieu of Foreclosure Only (value of property) (30)

Transfer Tax Value: \$62,500.00

Real Property Transfer Tax Due \$81.25

4. if Exemption Claimed:

- a. Transfer Tax Exemption, per 375.080, Section: _____
- b. Explain reason for exemption: _____

5. Partial Interest: Percentage being transferred: _____ %

The undersigned declare and acknowledge, under penalty of perjury, pursuant to NRS 375.080 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 disclaimer of any claimed exemption, or other determination of additional tax due, may result in a penalty of 10% of the tax due plus interest of 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: _____
 Signature: Carl C. Brown Capacity: Grantor

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Joyce Marion Larkin, Trustee of the Joyce Marion Larkin Living Trust
 Address: P. O. Box 6
 City: Caliente
 State: NV Zip: 89008

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Carl C. Brown
 Address: P. O. Box 23
 City: Caliente
 State: NV Zip: 89008

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

Print Name: First American Title Company of Nevada File Number: 152-2053071 MUMJ
 Address: 766 Aulman Street, Ely, NV 89301, P.O. Box 151048
 City: Ely State: NV Zip: 89315

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

a) 003-096-007
 b) _____
 c) _____
 d) _____

2. Type of Property

a) Vacant Land b) Single Fam. Res
 c) Condo/Townhse d) 2-4 Plex
 e) Apt. Bldg. f) Comm/Ind1
 g) Agricultural h) Mobile Home
 i) Other _____

FOR RECORDERS OPTIONAL USE ONLY
 Document/Instrument # 119776
 Book 171 Page: 195, 196
 Date of Recording: March 13, 2003
 Notes: _____

3. Total Value/Sales Price of Property:

\$62,500.00
 Debt in Lieu of Foreclosure Only (value of property) (\$0)
 Transfer Tax Value: \$62,500.00
 Real Property Transfer Tax Due \$31.25

4. Exemption Claimed:

a. Transfer Tax Exemption, per 375.090, Section: _____
 b. Explain reason for exemption: _____

5. Partial Interest: Percentage being transferred: _____ %

The undersigned declares and acknowledges, under penalty of perjury, pursuant to NRS 375.090 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 desistance of any claimed exemption, or other determination of additional tax due, may result in a penalty of 10% of the tax due plus interest of 1% per month. Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature: Joyce Marion Larkin Capacity: Trustee / Grantor
 Signature: _____ Capacity: _____

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

Print Name: Joyce Marion Larkin, Trustee of the Joyce
Marion Larkin Living Trust
 Address: P. O. Box 6
 City: Caliente
 State: NV Zip: 89008

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

Print Name: Carl C. Brown
 Address: P. O. Box 23
 City: Caliente
 State: NV Zip: 89008

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

Print Name: First American Title Company of Nevada File Number: 152-2053071 MAMU
 Address: 768 Aultman Street, Ely, NV 89301, P.O. Box
 City: Ely State: NV Zip: 89315

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)