

120879

FILED FOR RECORDING
AT THE REQUEST OF

First American Title

2003 SEP 8 PM 2 56

LINCOLN COUNTY RECORDER
FEE \$ 23.95 DEPT
LESLIE BOUCHER

A.P.N.: 004-141-039
File No: 152-2073937 (M1)

When Recorded, Mail Tax Statements To:
Lynda C. Younce
P. O. Box 416
Alamo, NV.89001

R.P.T.T.: \$23.40

GRANT, BARGAIN and SALE DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Joan B. Kidwell, as Trustee of the Joan B. Kidwell Trust (U/D/T/: May 22, 1985)

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

Lynda C. Younce, an unmarried woman

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

That portion of the South Half (S1/2) of the Southwest Quarter (SW1/4) of the Southwest Quarter (SW1/4) of the Northwest Quarter (NW1/4) of Section 5, Township 7 South, Range 61 East, M.D.B. and M., Lincoln County, Nevada described as follows:

Parcel 5-2, as shown upon map thereof, for Mary S. and Gerald H. Wilson recorded September 21, 1988 in the Recorder's Office in Plat Book "A", page 292 as file 89878, 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.

Lincoln County

A.P.N. 004-141-039

Grant, Bargain and Sale Deed -
continued

File No.: 152-2073937 (AU)

Date: 8-12-03

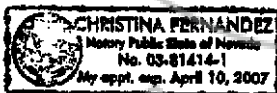
Joan B. Kidwill, as Trustee of the Joan B.
Kidwill Trust (U/D/T; May 22, 1995)

Joan B. Kidwill
Joan B. Kidwill, Trustee

STATE OF NEVADA)
 : ss.
COUNTY OF CLARK)

This instrument was acknowledged before me on
August 12, 2003 by
Joan B. Kidwill,
Trustee of
and for
The Joan B. Kidwill Trust (U/D/T; May 22,
1995)

Christina Fernandez
Notary Public
(My commission expires: April 10, 2007)



STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)

a) 004-141-038
b) _____
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
- i) Other

FOR RECORDERS OPTIONAL USE ONLY
 Document/Instrument 120879
 Book 177 Page: 378-379
 Date of Sept 8, 2003
 Notes _____

3. Total Value/Sales Price of Property: \$18,000.00
 Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
 Transfer Tax Value: \$18,000.00
 Real Property Transfer Tax Due \$23.40

4. If 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 375.060 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 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: _____

Signature: Lynda C. Younce Capacity: Trustee

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

(REQUIRED) (REQUIRED)
 Print Name: Joan B. Kidwell, as Trustee of the Joan B. Kidwell Trust (D/D/T), May 22, 1995 Print Name: Lynda C. Younce
 Address: 2133 Petersham #B Address: P. O. Box 418
 City: Las Vegas City: Alamo
 State: NV Zip: 89106 State: NV Zip: 89001

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

Print Name: First American Title Company of Nevada File Number: 162-2073937 MUMJ
 Address: 789 Aullman Street, Ely, NV 89301, P.O. Box
 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)

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b) _____
c) _____
d) _____

2. Type of Property

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3. Total Value/Sales Price of Property:

\$18,000.00

Deed in Lieu of Foreclosure Only (value of property) (\$ _____)

Transfer Tax Value: \$18,000.00

Real Property Transfer Tax Due \$23.40

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 declares and acknowledges, under penalty of perjury, pursuant to NRS 375.080 and NRS 375.116, 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 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 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: Joan B. Kidwell

Capacity: Trustee/Grantor

Signature: _____

Capacity: _____

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

(REQUIRED)

(REQUIRED)

Print Name: Joan B. Kidwell, as Trustee of the Joan B. Kidwell Trust (D/D/T: May 22, 1995)

Print Name: Lynda C. Younce

Address: 2133 Petersham #B

Address: P. O. Box 418

City: Las Vegas

City: Alamo

State: NV Zip: 89106

State: NV Zip: 89001

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

Print Name: Frost American Title Company of Nevada

File Number: 152-2073937 M/JM/J

Address: 768 Autman Street, Ely, NV 89301, P.O. Box

City: Ely

State: NV Zip: 89315

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