

120915

FILED FOR RECORDING
AT THE REQUEST OF

First American Title
2003 SEP 15 PM 1 31

LINCOLN COUNTY CLERK
FEE 16.00
LESLIE BOICHER

A.P.N.: Portion of 011-080-12
File No: 152--2025933 (MJ)

When Recorded, Mail Tax Statements To:
Ramon H. Schmutz
HCR 61, Box 75
Hiko, NV. 89017

R.P.T.T.: \$6.50

GRANT, BARGAIN and SALE DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Robert T. Cannon and Kathryn R. Cannon, Trustees of the Robert T. and Kathryn R. Cannon Family Trust dated October 22, 1997, dated October 22, 1997

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

Ramon Harmon Schmutz, Trustee of the Ramon Harmon Schmutz 1991 Nevada Trust dated March 20, 1991,

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

PARCEL 1:

That parcel of land to be transferred from Parcel 3 of the Map recorded in Lincoln County, Nevada Records in Plat Book B, page 416, which is in Section 23, T. 4 S., R. 60 E., M.D.M., more particularly described as follows:

Beginning on the northwest corner of said transfer property from which the northwest corner of Section 23 bears N 40°27'54" W 2348.85';
Thence N 89°57'43" E 61.31'*;
Thence S 00°11'05" E 855.54'*;
Thence N 89°41'36" W 64.17'*;
Thence N 00°00'25" E 855.15' to the point of beginning.

*= "to (or at) a #5 rebar with cap stamped L SMITH PLS 12751"

NOTE: the above metes and bounds description was prepared by Lenard Smith, P.L.S. 12751, 509 Main Street, Caliente, NV 89008

PARCEL 2:

An easement for ingress, egress and underground utilities, which encumbers property of Robert T. & Kathryn Cannon Family Trust in the SW1/4NW1/4 Section 23, Township 4 South, Range 60 East, M.D.M., and more particularly described as follows:

A.P.N.

Grant, Bargain and Sale Deed -
continued

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Beginning at a point on the east right-of-way line monumented by a #5 rebar with cap stamped L SMITH PLS 12751 which is opposite the Nevada Department of Transportation stationing of "C"244+18.03 (centerline) of Highway SR 318, the northwest corner of said Section 23 bears N 14°57'53" W 1848.60';
Thence S 89°36'41" E 204.89' to a 6" steel pipe post which is set in a concrete base and marked with a green "X";
Thence S 89°56'04" E 152.11'*;
Thence N 78°28'54" W 142.83' to a 6" pipe post marked with a green "X";
Thence N 83°11'36" W 197.66'*; at the Nevada Highway right-of-way;
Thence along the said right-of-way S 22°24'43" W 54.50' to the point of beginning.

*= "to (or at) a #5 rebar with cap stamped L SMITH PLS 12751"

NOTE: the above metes and bounds description was prepared by Lenard Smith, P.L.S.
12751, 509 Main Street, Caliente, NV 89008 *ALSO MAP BOOK C, PAGE 7*

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.

Date: 8/21/03

Robert T. and Kathryn R. Cannon Family
Trust dated October 22, 1997

Robert T. Cannon
Robert T. Cannon, Trustee

Kathryn R. Cannon
Kathryn R. Cannon, Trustee

A.P.N.

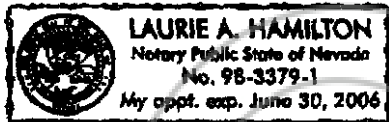
Grant, Bargain and Sale Deed -
continued

File No.: 152-2025933 (MJ)

STATE OF NEVADA)
 : ss.
COUNTY OF CLARK)

This instrument was acknowledged before me on
6/8/03 by
Robert T. Cannon and Kathryn R. Cannon,
Trustees of
and for
Robert T. and Kathryn R. Cannon Family Trust
dated October 22, 1997

Laurie A. Hamilton
Notary Public
(My commission expires: 6/30/2006)



**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) Portion 011-080-12
- 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	<u>120915</u>
Book	<u>178</u> Page: <u>12-14</u>
Date of	<u>Sept. 15, 2003</u>
Notes	_____

3. Total Value/Sales Price of Property: _____

Deed in Lieu of Foreclosure Only (value of property) (\$0)
 Transfer Tax Value: \$5,000.00
 Real Property Transfer Tax Due \$6.50

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: *Robert Cannon*

Capacity: *Trustee / Grantor*

Signature: _____

Capacity: _____

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

Print Name: Robert T. and Kathryn R. Cannon Family
Trust dated October 22, 1997
 Address: 4050 West Sunset Road, Ste. H
 City: Las Vegas
 State: NV Zip: 89118

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

Print Name: Ramon Harmon Schmutz, Trustee of
the Ramon Harmon Schmutz 1991
Nevada Trust
 Address: HCR 61, Box 75
 City: Hiko
 State: NV Zip: 89017

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

Print Name: First American Title Company of Nevada File Number: 152-2025933 MJ/MJ
 Address: 768 Aultman Street, Ely, NV 89301, P.O. Box
151048
 City: Ely State: NV Zip: 89315

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

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Signature: _____ Capacity: _____

Signature: Ramon Harmon Schmutz Capacity: Trustee / Grantee

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