

121767

APN 04-162-05

Send Recorded Document to:
LYNDA C. YOUNCE
P. O. Box 416
Alamo, Nevada 89001

19027238

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AT THE REQUEST OF

Cow County Title

2004 FEB 11 PM 4 27

LEWIS COUNTY CLERK
FEE \$16.00 DEPT 46 SC - 10
LEWIS COUNTY

GRANT, BARGAIN AND SALE DEED

THIS INDENTURE, made the 28 day of JANUARY, 2004, by and between LEWIS W. BRADSHAW, Sole Trustee of the LEWIS W. BRADSHAW AND WINNIFRED V. BRADSHAW REVOCABLE LIVING TRUST, dated February 6, 1997, party of the first part, and hereinafter referred to as "Grantor", and LYNDA C. YOUNCE, a married woman, as her sole and separate property, party of the second part and hereinafter referred to as "Grantee";

W I T N E S S E T H:

That the said Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) lawful money of the United States of America, and other good and valuable considerations, the receipt whereof is hereby acknowledged, does hereby grant, bargain and sell unto said Grantee, and to her heirs and assigns forever, the following described lots, pieces or parcels of land situate, lying and being in the County of Lincoln, Town of Alamo, State of Nevada, and bounded and particularly described as follows, to-wit:

.....
.....


That portion of the North Half (N1/2) of the Northwest Quarter (NW1/4) of the Northwest Quarter (NW1/4) of Section 8, Township 7 South, Range 61 East, M.D.B.&M., more particularly described as follows:

Lot 5 of the Alamo West Subdivision Phase 1 as shown on the map thereof recorded March 9, 1987 in the Office of the County Recorder of Lincoln County, Nevada in Book A of Plats, page 270 as File No. 86358, Lincoln County, Nevada records.

TOGETHER WITH ALL AND SINGULAR, the tenements, hereditaments and appurtenances thereunto belonging and in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD, ALL AND SINGULAR, the said premises together with the appurtenances, unto the said Grantee, and to her heirs and assigns forever.

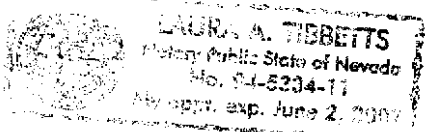
IN WITNESS WHEREOF, the said Grantor has hereunto set his hand the day and year first above written.


LEWIS W. BRADSHAW, Sole Trustee of
the LEWIS W. BRADSHAW AND WINNIFRED
V. BRADSHAW REVOCABLE LIVING TRUST
Dated February 16, 1997

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.....

STATE OF NEVADA,)
) : ss.
County of LINCOLN .)

On JANUARY 28, 2004, personally appeared before me, a Notary Public, LEWIS W. BRADSHAW, personally known or proved to me to be the person whose name is subscribed to the above instrument who acknowledged that he executed the instrument.



Laura A. Tibbetts
NOTARY PUBLIC

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s):
 a) 04-162-05
 b) _____
 c) _____
 d) _____

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 Document/Instrument No.: 121767
 Book: 183 Page: 134
 Date of Recording: Feb. 11, 2004
 Notes: _____

2. Type of Property:
 a) _____ Vacant Land b) _____ Single Family Res.
 c) _____ Condo/Townhouse d) _____ 2-4 Plex
 e) _____ Apartment Bldg. f) _____ Comm'l/Ind'l
 g) _____ Agricultural h) XX Mobile Home
 i) Other: _____

3. Total Value/Sales Price of Property \$ 15,000.00
 Deed in Lieu of Foreclosure Only (Value of Property) \$ _____
 Transfer Tax Value \$ 12,000.00
 Real Property Transfer Tax Due: \$ 46.80

4. If Exemption Claimed:
 a. Transfer Tax Exemption, per NRS 375.090, Section: _____
 b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage being transferred: 100 %

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: Lewis W. Bradshaw Capacity: GRANTOR
 Signature: _____ Capacity: _____

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

(required)
 Print Name: Lewis W. Bradshaw
 Address: P. O. Box 511
 City/State/Zip: Caliente, Nv 89008

(required)
 Print Name: Lynda C. Younce
 Address: P. O. Box 416
 City/State/Zip: Alamo, Nv 89001

COMPANY/PERSON REQUESTING RECORDING (required if not the Seller or Buyer)

Company Name: STEWART TITLE OF Northeastern Nevada Escrow No.: 03272613
 Address: 665 Campton St. ~ PO Box 150214
 City/State/Zip: Ely, NV 89315

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