

FILED FOR RECORDING  
AT THE REQUEST OF

A.P.N.: 001-057-32  
File No: 152-2124090 (MJ)  
R.P.T.T.: \$312.00

First American Title

2004 APR 15 PM 2 44

LESLIE BOYCE  
FEE \$<sup>312</sup> DEPT 110

When Recorded, Mail Tax Statements To:  
Ronald Hibble  
P.O. Box 448  
Pioche, NV 89043

**GRANT, BARGAIN and SALE DEED**

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Aaron Boyce and Trista Boyce, husband and wife

do(es) hereby GRANT, BARGAIN and SELL to

Ronald Hibble, an unmarried man

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

**All of Lots 9, 10, 11, 12, 13 and that portion of Lots 14 and 15, Block 37, and that portion of the SW1/4 of the NE1/4 of Section 22, Township 1 North, Range 67 East, Town of Pioche, Lincoln County, Nevada described as follows:**

**Beginning at the NW corner of said Lot 9, whence the N1/4 corner of said Section 22, bears North 14°01'42" West, 1844.18 feet; thence South 39°27'58" West, 100.00 feet to a point of intersection with the North right of way of Lacour Street (U.S. Highway 93); thence South 43°04'46" East, along said right of way, 149.00 feet, to the Southwesterly corner of the adjusted area; thence North 24°45'33" East, along the adjusted boundary line, 106.04 feet; thence North 22°38'09" West, continuing along the adjusted boundary line, 136.71 feet to the Most Northerly corner of the adjusted area; thence South 39°27'58" West, 47.20 feet to the point of beginning; as referred to on Boundary Line Adjustment Map recorded March 13, 1998, in Plat Book B, page 95 as file 110667.**

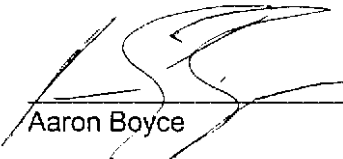
**The above description appeared in document recorded July 2, 2001 in Book 156 Page 259 as file 116572.**


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.

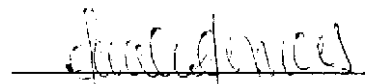
Date: 02/20/2004

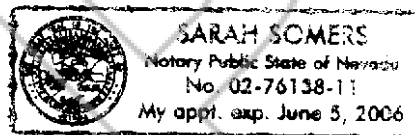
  
\_\_\_\_\_  
Aaron Boyce

  
\_\_\_\_\_  
Trista Boyce

STATE OF **NEVADA** )  
 : ss.  
COUNTY OF **LINCOLN** )

This instrument was acknowledged before me on 4/09/04 by **Aaron Boyce and Trista Boyce, husband and wife.**

  
\_\_\_\_\_  
Notary Public  
(My commission expires: 6/05/06)



**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 001-057-32
- 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>122143</u>
Book	<u>185</u> Page: <u>215</u>
Date of	<u>April 15, 2004</u>
Notes	_____

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

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

Transfer Tax Value: \$80,000.00

Real Property Transfer Tax Due \$312.00

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: [Handwritten Signature]

Capacity: seller

Signature: [Handwritten Signature]

Capacity: buyer

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

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

Print Name: Aaron Boyce and Trista Boyce

Print Name: Ronald Hibble

Address: P.O. Box 94

Address: P.O. Box 448

City: Pioche

City: Pioche

State: NV Zip: 89043

State: NV Zip: 89043

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

Print Name: First American Title Company of Nevada

File Number: 152-2124090 MJ/SKW

Address: 768 Aultman Street, P.O. Box 151048

City: Ely

State: NV Zip: 89315

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

Reproduced by First American Title Insurance Rev10/2001