

FILED FOR RECORDING
AT THE REQUEST OF

First American Title

2005 FEB 2 PM 2 37

LINCOLN COUNTY RECORDER
FEE 19.00 RPT 17.00 DEPAE
LESLIE DOUGHER

A.P.N.: 006-041-68
File No: 152-2180228 (MJ)
R.P.T.T.: \$117.00

When Recorded Mail To: Mail Tax Statements To:
Gary H. Mitchell, Maureen P. Mitchell Trust
P.O. Box 282
Pioche, NV 89043

GRANT, BARGAIN and SALE DEED

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

Michael R. Hill and Julia Graves Hill, husband and wife and Charles B. Hope, Jr. and Katharine Graves Hope, husband and wife and Charles Francis Graves and Jane W. Graves, husband and wife

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

Gary Hayes Mitchell and Maureen Patricia Mitchell, Trustees of the Gary H. Mitchell and Maureen P. Mitchell Family Trust dated November 20, 1997

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

A portion of the Northwest Quarter (NW 1/4) of Section 2, Township 4 North, Range 67 East, Mount Diablo Base & Meridian, more particularly described as follows:

Parcel Four (4) of U.S. Government Lot Eleven (11) as per Parcel Map approved on January 20, 1982 by the Lincoln County Commissioners, in the Office of the County Recorder of 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.

Date: 01/17/2005

Michael R. Hill

Michael R. Hill

Julia Graves Hill

Julia Graves Hill

Charles B. Hope Jr.

Katharine Graves Hope

Charles Francis Graves

Jane W. Graves

STATE OF **IOWA**)
COUNTY OF Woodbury) : ss.

This instrument was acknowledged before me on January 21, 2005 by **Michael R. Hill and Julia Graves Hill.**

Jeanette Keairns
Notary Public
(My commission expires: August 6, 2006)



Michael R. Hill

Julia Graves Hill

Charles B. Hope Jr.

Katharine Graves Hope

Katharine Graves Hope

Charles Francis Graves

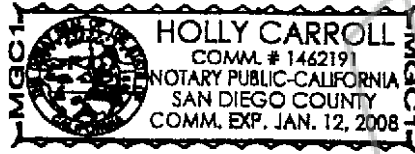
Jane W. Graves

STATE OF **IOWA**)
) : ss.
COUNTY OF _____)

This instrument was acknowledged before me on _____ by
Michael R. Hill and Julia Graves Hill.

Notary Public
(My commission expires: _____)

STATE OF CALIFORNIA)
 : ss.
COUNTY OF)
San Diego



This instrument was acknowledged before me on
January 21st 2005 by
**Charles B. Hope, Jr. and Katharine Graves
Hope.**

Holly Carroll
Notary Public
(My commission expires: Jan 12th 2008)

STATE OF WASHINGTON)
 : ss.
COUNTY OF)

This instrument was acknowledged before me on
_____ by
Charles Francis Graves and Jane W. Graves.

Notary Public
(My commission expires: _____)

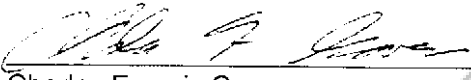
This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated
January 17, 2005 under Escrow No. **152-2180228**.

Michael R. Hill

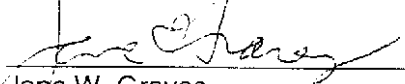
Julia Graves Hill

Charles B. Hope Jr.

Katharine Graves Hope



Charles Francis Graves



Jane W. Graves

STATE OF **IOWA**)

COUNTY OF _____)

: ss.

This instrument was acknowledged before me on _____ by
Michael R. Hill and Julia Graves Hill.

Notary Public
(My commission expires: _____)

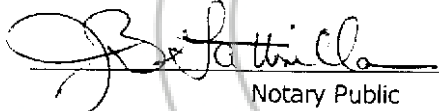
STATE OF **CALIFORNIA**)
 : **ss.**
COUNTY OF)

This instrument was acknowledged before me on _____ by
Charles B. Hope, Jr. and Katharine Graves Hope.

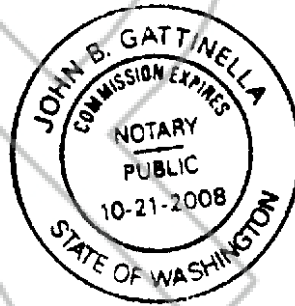
Notary Public
(My commission expires: _____)

STATE OF **WASHINGTON**)
 : **ss.**
COUNTY OF SNOWMISH)

This instrument was acknowledged before me on
JANUARY 27TH, 2005 by
Charles Francis Graves and Jane W. Graves.



Notary Public
(My commission expires: 10-21-2008)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **January 17, 2005** under Escrow No. **152-2180228**.

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 006-041-68
- 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>123736</u>
Book	<u>196</u> Page: <u>284-289</u>
Date of Recording:	<u>Feb 2, 2005</u>
Notes:	_____

3. Total Value/Sales Price of Property: _____

\$30,000.00

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

Transfer Tax Value: _____

\$30,000.00

Real Property Transfer Tax Due _____

\$117.00

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: [Signature]

Capacity: Seller/Esrow Agent

Signature: _____

Capacity: _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Michael R. Hill and Julia Graves Hill et.al

Print Name: Gary H. Mitchell, Maureen P. Mitchell Trust

Address: 4722 Cambridge Ct.

Address: P.O. Box 282

City: Sioux City

City: Pioche

State: IA Zip: 51106

State: NV Zip: 89043

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

Print Name: First American Title Company of Nevada

File Number: 152-2180228 MJ/DSP

Address: 768 Aultman Street

City: Ely

State: NV Zip: 89301

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

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a) 006-041-68
 b) _____
 c) _____
 d) _____

2. Type of Property
- | | |
|--|---|
| a) <input checked="" type="checkbox"/> Vacant Land | b) <input type="checkbox"/> Single Fam. Res |
| c) <input type="checkbox"/> Condo/Twnhse | d) <input type="checkbox"/> 2-4 Plex |
| e) <input type="checkbox"/> Apt. Bldg. | f) <input type="checkbox"/> Comm'l/Ind'l |
| g) <input type="checkbox"/> Agricultural | h) <input type="checkbox"/> Mobile Home |
| i) <input type="checkbox"/> Other _____ | |

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 Real Property Transfer Tax Due \$117.00

4. **If Exemption Claimed:**
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5. Partial Interest: Percentage being transferred: _____ %

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Signature: *Mary H. Mitchell* Capacity: *Grantor*
 Signature: *Maureen P. Mitchell* Capacity: *Grantor*

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

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

Print Name: Michael R. Hill and Julia Graves Hill et.al
 Address: 4722 Cambridge Ct.
 City: Sioux City
 State: IA Zip: 51106

Print Name: Gary H. Mitchell, Maureen P. Mitchell Trust
 Address: P.O. Box 282
 City: Pioche
 State: NV Zip: 89043

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

Print Name: First American Title Company of Nevada File Number: 152-2180228 MJ/SKW
 Address: 768 Aultman Street
 City: Ely State: NV Zip: 89301

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