

123758

FILED FOR RECORDING
AT THE REQUEST OF

First American Title

2005 FEB 7 PM 2 01

LINCOLN COUNTY RECORDER
FEE 1600 RPTT 304.20 DEPA
LESLIE BOUCHER

A.P.N.: 003-192-12 and 003-193-01
File No: 152-2167341 (MJ)
R.P.T.T.: \$304.20

When Recorded Mail To: Mail Tax Statements To:
Larry Harris and Marlene Harris
4255 W. Maule
Las Vegas, NV 89118

GRANT, BARGAIN and SALE DEED

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

Davidson Trust Company, Successor Trustee of the Terril C. Johnson Revocable Trust
and Davidson Trust Company, Successor Trustee of the Catherine E. Johnson Revocable
Trust

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

Larry Harris and Marlene Harris, husband and wife as joint tenants with right of
survivorship

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

Parcel I:

**Lots 44, 46, 48, 50, 52, 54 and 56, Block B, Denton Heights Addition to the City of
Caliente, according to the official map thereof, recorded in the Office of the County
Recorder on September 11, 1906, in Plat Book A, Page 14, Lincoln County, Nevada.**

**Also beginning at a point approximately 31 feet, more or less Northwesterly of the
Southwest Corner of Lot 47, Block A, said Denton Hiehgts Subdivision; thence
Southerly along the Easterly line of Denton Avenue a distance of 150 feet; thence
turning 90° across Denton Avenue to the Westerly line of Denton Avenue; thence
Northwesterly along said Westerly line a distance of 150 feet to a point
approximately 31 feet, more or less North of the Southeast Corner of said Lot 48;
thence Easterly across Denton Avenue to the point of beginning, being a portion of
said Denton Heights Subdivision.**

**The above description appeared in document recorded March 30, 1999 in Book 141,
Page 58 as File 112545.**

Parcel II:

Lots 49, 51, 53 and 55, Block A, Denton Heights Addition to the City of Caliente, according to the official map thereof, recorded in the Office of the County Recorder on September 11, 1906, in Plat Book A, Page 14, 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.

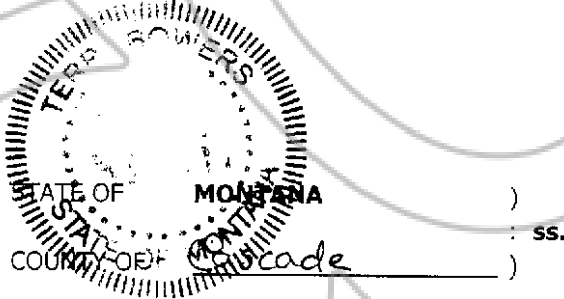
Date: 02/02/2005

Davidson Trust Company, Successor Trustee
of the Terrill C. Johnson Revocable Trust

Karen Bishop, TO
Karen Bishop

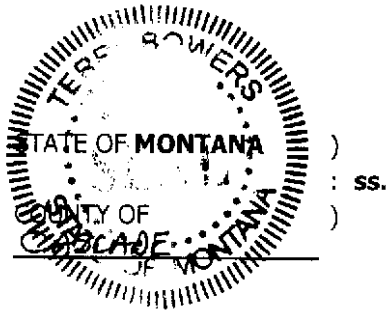
Davidson Trust Company, Successor Trustee
of the Catherine E. Johnson Revocable Trust

Karen Bishop TO
Karen Bishop



This instrument was acknowledged before me on 2/3/05 by **Karen Bishop**
for the **Davidson Trust Company**.

Terri Bowers
Notary Public
(My commission expires: 11-23-2006)



This instrument was acknowledged before me on
2/3/05 by
**Karen Bishop for the Davidson Trust
Company.**

Teri Rowers
Notary Public
(My commission expires: 11-23-2006)

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated
February 02, 2005 under Escrow No. **152-2167341.**

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 003-192-12 _____
- 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 #	123758
Book	196 Page: 401-403
Date of Recording:	Feb 27, 2005
Notes:	_____

3. Total Value/Sales Price of Property: _____

\$78,000.00

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

\$

Transfer Tax Value: _____

\$78,000.00

Real Property Transfer Tax Due _____

\$304.20

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: Made Harris

Capacity: Buyer

Signature: Larry Harris

Capacity: Buyer

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

(REQUIRED)

(REQUIRED)

Print Name: Terrill C Johnson Revocable Trust
Catherine E. Johnson Revocable Trust

Print Name: Larry Harris and Marlene Harris

Address: 8 Third Street

Address: 4255 W. Maule

City: Great Falls

City: Las Vegas

State: MT Zip: 59401

State: NV Zip: 89118

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

Print Name: First American Title Company of Nevada
Address: 768 Aultman Street, Ely, NV 89301, P.O. Box
151048

File Number: 152-2167341 MJ/MJ

City: Ely

State: NV Zip: 89315

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

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**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a) 003-192-12
 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>123158</u>
Book <u>196</u>	Page <u>401-403</u>
Date of Recording:	<u>Feb 7, 2005</u>
Notes:	_____

3. Total Value/Sales Price of Property: \$78,000.00
 Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
 Transfer Tax Value: \$78,000.00
 Real Property Transfer Tax Due \$304.20

4. **If Exemption Claimed:**
 a. Transfer Tax Exemption, per 375.090, Section: _____
 b. Explain reason for exemption: _____

5. Partial Interest: Percentage being transferred: _____ %

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Signature: *Terrill C Johnson* Capacity: Trustee
 Signature: *Catherine E Johnson* Capacity: Seller

SELLER (GRANTOR) INFORMATION		BUYER (GRANTEE) INFORMATION	
(REQUIRED)		(REQUIRED)	
Print Name:	<u>Terrill C Johnson Revocable Trust Catherine E. Johnson Revocable Trust</u>	Print Name:	<u>Larry Harris and Marlene Harris</u>
Address:	<u>8 Third Street</u>	Address:	<u>4255 W. Maule</u>
City:	<u>Great Falls</u>	City:	<u>Las Vegas</u>
State:	<u>MT</u> Zip: <u>59401</u>	State:	<u>NV</u> Zip: <u>89118</u>

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)
 Print Name: First American Title Company of Nevada File Number: 152-2167341 MJ/MJ
 Address: 768 Aultman Street, Ely, NV 89301, P.O. Box 154010
 City: Ely State: NV Zip: 89315