FILED FOR RECORDING AT THE REQUEST OF

A.P.N.:

002-152-20

File No:

152-2188718 (MJ)

R.P.T.T.: \$253.50

First American

2005 FEB 28 AM 11 42

FEE IS 00 25350 DEP a LESLIE BOUGHER

When Recorded Mail To: Mail Tax Statements To:

Rebecca P. Cox P.O. Box 845 Panaca, NV 89042

GRANT, BARGAIN and SALE DEED

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

Kevin J. Phillips, Successor Trustee of The Phillips Family Trust dated the 30th day of April, 1993

do(es) hereby GRANT, BARGAIN and SELL to

Rebecca P. Cox, an unmarried woman

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

That portion of Lot 2, Block 35, Town of Panaca on the Northwest Quarter (NW1/4) of Section 9, Township 2 South, Range 68 East, M.D.B. & M., Lincoln County, Nevada described as follows:

Parcel 1 of Parcel Map for The Phillips Family Trust recorded April 22, 2004 in Plat Book C, Page 36 as File No. 122183.

Subject to

- All general and special taxes for the current fiscal year. 1.
- 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: 02/17/2005

Kevin J. Phillips, Successor Trustee of The Phillips Family Trust dated the 30th day of April, 1993	
Kevin J. Phillips, Successor Trustee	
STATE OF NEVADA)	
COUNTY OF LINCOLN)	
This instrument was acknowledged before me on <u>Ab. 33, 2005</u> J. Phillips.	by Kevin
My commission expires: My commission expires: PATRICE LYTLE	² 6-11

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **February 17, 2005** under Escrow No. **152-2188718**.

STATE OF NEVADA DECLARATION OF VALUE

1.	Assessor Parcel Number(s)		\ \		
a)_	002-152-20		\ \		
p)			\ \		
c) d)			\ \		
2,	Type of Property				
a)	Vacant Land b) X Single Fam. Res	FOR REC	CORDERS OPTIONAL USE ONLY		
c)	Condo/Twnhse d) 2-4 Plex	Document/I	nstrument # 1735 (c)		
e)	Apt. Bldg. f) Comm'l/Ind'l		G 7 Page: Z57-757		
g)	Agricultural h) Mobile Home	Date of Rec	cording: Feb 28, 2005		
i)	Other	Notes:			
		/			
3.	Total Value/Sales Price of Property:	\$65,000.0	0		
	Deed in Lieu of Foreclosure Only (value of property)	(\$)		
	Transfer Tax Value:	\$65,000.0	0		
	Real Property Transfer Tax Due	\$253.50			
4.	If Exemption Claimed:				
	a. Transfer Tax Exemption, per 375.090, Section:				
	Explain reason for exemption:	/			
	/ /				
5.	Partial Interest: Percentage being transferred:	%			
		T-/			
Tr th	ne undersigned declares and acknowledges, under penalty of at the information provided is correct to the best of their	perjury, pursuar information an	nt to NRS 375,060 and NRS 375,110, and belief, and can be supported by		
do	ocumentation if called upon to substantiate the information pro	ovided herein. I	Furthermore, the disallowance of any		
in	aimed exemption, or other determination of additional tax due terest at 1% per month. Pursuant to NRS 375.030, the Buyer	and Seller shall	I be jointly and severally liable for any		
ac	dditional amount owed.	/ /			
Si	ignature: Lynn Philly	Capacity:			
	X				
Si	gnature: / /	Capacity:	D (CDANTEE) INCOUNTION		
	SELLER (GRANTOR) INFORMATION	BUYER (GRANTEE) INFORMATION			
	(REQUIRED) Kevin J. Phillips, Successor Trustee of		(REQUIRED)		
	The Phillips Family Trust dated the 30th	Print Name:	Rebecca P. Cox		
Ρ,	rint Name: day of April, 1993				
A	ddress: P.O. Box 1	Address:	P.O. Box 845		
С	ity: Caliente	City:	Panaca		
s	tate: <u>NV</u> Zip: <u>89001</u>	State:	NV Zip: 89042		
<u>c</u>	OMPANY/PERSON REQUESTING RECORDING (required	f not seller or b	ouyer)		
þ	rint Name: First American Title Company of Nevada	File Number:	152-2188718 MJ/SKW		
Α	ddress 768 Aultman Street	-			
С	ity: Ely	State: NV	Zip 893 4107 2005 25		

STATE OF NEVADA DECLARATION OF VALUE

1.	Assessor F	Parcel Number	(s)						\ \
-	002-152-20	<u>) </u>							\ \
b)_ c)									1 1
d)_									\ \
2.	Type of Pro	operty					/-		\ \
a)	Va	cant Land	b) >	Single Fam.	Res	FOR RE	CORDERS OF	TIONAL US	E ONLY
c)	Co	ndo/Twnhse	d)	2-4 Plex		Document	/Instrument#		
e)	Ap	t. Bldg.	f) [Comm'l/Ind'l		Book		Page:	
g)	Ag	ricultural	h) [Mobile Home	• /	Date of Re	cording:	******	
i)	Ott	ner				Notes:			
				,	/		7		
3.	Total Value	e/Sales Price o	of Property	л (_ <	_\$65,000.0	00	<u> </u>	
	Deed in Lie	eu of Foreclosu	re Only (value of propert	y)	(\$		<u> </u>)
	Transfer Ta	ax Value:			1	\$65,000.0	00		
	Real Prope	erty Transfer T	ax Due		1	\$253.50		·	-
4.	If Exempti	on Claimed:			No.				
	a. Trans	fer Tax Exemp	ition, per (375.090, Section	n;				
	b. Explai	n reason for ex	xemption:						
		/ /		7	The same of the sa	1	1	N	
5.	Partial Inte	erest: Percenta	age being	transferred:	1	%		>	
						/	1		
The tha	e undersigne It the inform	ed declares an nation provide	d acknow	rledges, under pect to the bes	penalty of p	erjury, pursuar	nt to NRS 375.	060 and NR	\$ 375,110,
doc	cumentation	if called upon	to substa	antiate the infor	mation pro	vided herein.	Furthermore, t	he disailowa	nce of any
inte	imed exemp erest at 1%	permonth. Pu	determina	ation of addition NRS 375.030,	iai tax due, the Buyer a	may result in and Seller shal	a penalty of 1 I be lointly and	0% of the ta severally lia	x due plus ble for anv
add	ditional amo	unt owed.	The same of		·	/ /		,,,,,,	
Sig	nature: V			7	0.1	Capacity:			
_	_	- yeu	unc	<u> </u>	Con.				
Sig	nature:					Capacity:			
	SEL	LER (GRANTO		RMATION		BUYE	R (GRANTEE)		<u>ION</u>
			UIRED) lips, Succ	essor Trustee o	ıf		(REQUIF	(ED)	
Pri	nt Name;		Family Tr	ust dated the 30		Print Name:	Dahaaa O	C	
	iit ivalite,	day of April,	1993	}		Filit Name:	Rebecca P.	COX	
Add	dress:	P.O. Box 1	+	/		Address:	P.O. Box 84	5	<u></u>
City	y:	Caliente		/		City:	Panaca	,	
Sta	ite:	NV	z	tip: 89001		State:	NV	Zip:	89042
<u>co</u>	MPANY/PE	RŞON REQUI		RECORDING (r	equired if	not seller or b		· _	
_									
				npany of Nevad	la	File Number:	152-2188718	MJ/SKW	
		3 Aultman Stre	et						
City	y: <u>Ely</u>					State: NV		Zip: <u>89301</u>	