

124246

FILED FOR RECORDING  
AT THE REQUEST OF  
Gerrard + Cox  
2005 MAR 31 AM 11 59  
LINCOLN COUNTY RECORDER  
FE. \$16.00 DEP  
LESLIE BOUCHER B

## GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That BRENTWOOD HEPWORTH and DOROTHEA HEPWORTH, husband and wife as joint tenants, without consideration, do hereby Grant, Bargain, Sell and Convey to BRENTWOOD HEPWORTH and DOROTHEA DAWN HEPWORTH, Trustees of the HEPWORTH FAMILY TRUST, dated February 28, 2005, as amended, or restated, or their successors, all of their right, title and interest in that real property situated in the County of Lincoln, State of Nevada, bounded and described as follows:

Lot Twenty-Six (26) of that Certain Parcel Map recorded July 21, 1987 as Document No. 87240, in Book A, Page 275 of Plats Official Records, Lincoln County, Nevada.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining.

SUBJECT TO: Powers of Trustees attached hereto as Exhibit "A" and by this reference incorporated herein.

GRANTEES ADDRESS: Mr. & Mrs. Brentwood Hepworth, P.O. Box 164, Caliente, NV 89008

Witness their hands this 28 day of February, 2005.

Brentwood Hepworth  
BRENTWOOD HEPWORTH

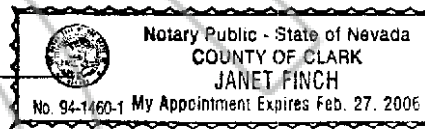
Dorothea Hepworth  
DOROTHEA HEPWORTH

STATE OF NEVADA        )  
                                      ) ss.  
COUNTY OF CLARK     )

On this 28 day of February, 2005, before me the undersigned, a Notary Public in and for the said County of Clark, State of Nevada, personally appeared BRENTWOOD HEPWORTH and DOROTHEA HEPWORTH personally known to me (or proved to me on the basis of satisfactory evidence) to be the persons whose names are subscribed to the within instrument and acknowledged that they executed the same in their authorized capacity, that by their signature on the instrument, the persons, or the entity upon behalf of which the persons acted, executed the instrument.

WITNESS my hand and official seal.

Janet Finch  
Notary Public



Mail Tax Statements to:  
Mr. & Mrs. Brentwood Hepworth  
P.O. Box 164  
Caliente, NV 89008

When Recorded, Mail to:  
Mr. & Mrs. Brentwood Hepworth  
P.O. Box 164  
Caliente, NV 89008

**EXHIBIT "A"**  
**POWERS OF TRUSTEES**

BRENTWOOD HEPWORTH and DOROTHEA DAWN HEPWORTH, Trustees, are hereby vested with complete powers of disposition of the real Estate herein described, including the power to plat, sell, encumber, mortgage and convey as a whole or in parcels, and no person dealing with said Trustees shall be obligated to look beyond the terms of this instrument for power in the Trustees to sell, encumber, mortgage or convey, the real estate described herein.

Said Grantees are likewise hereby excused from any and all duties of diligence and responsibility respecting the propriety of any act of said Trustees purporting to be done under or by virtue of the terms of this issue.

This conveyance is made in Trust pursuant to and in accordance with the "**HEPWORTH FAMILY TRUST**" which was executed on February 28, 2005.

**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number

- a) \_\_\_\_\_
- b) \_\_\_\_\_
- c) \_\_\_\_\_
- d) \_\_\_\_\_

FOR RECORDER OPTIONAL USE ONLY	
Document/Instrument #:	<u>124246</u>
Book <u>199</u>	Page: <u>67</u>
Date of Recording: <u>Mar 31, 2005</u>	

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 \_\_\_\_\_

3. Total Value/Sales Price of Property

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

Transfer Tax Value: \$ \_\_\_\_\_

Real Property Transfer Tax Due \$ \_\_\_\_\_ 0 \_\_\_\_\_

**4. If Exemption Claimed:**

- a. Transfer Tax Exemption per NRS 375.090, Section 6
- b. Explain Reason for Exemption: Transfer without consideration to or from a Trust

5. Partial Interest: Percentage being transferred: N/A%

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 parties agree that 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 Brentwood Hepworth

Capacity Trustee

Signature Dorothea Hepworth

Capacity Trustee

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

Print Name: BRENTWOOD HEPWORTH and  
DOROTHEA HEPWORTH  
Address: P.O. Box 164  
City: Caliente  
State: NV Zip: 89008

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

Print Name: BRENTWOOD HEPWORTH and  
DOROTHEA DAWN HEPWORTH  
Address: P.O. Box 164  
City: Caliente  
State: NV Zip: 89008

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

Print Name: Mr. & Mrs. Brentwood Hepworth Escrow #: \_\_\_\_\_  
Address: P.O. Box 164  
City: Caliente State: NV Zip: 89008

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