

A.P.N.: 002-043-14
File No: 152-2195978 (MJ)
R.P.T.T.: \$93.60

FILED FOR RECORDING
AT THE REQUEST OF
First American Title
2005 APR 8 PM 3 18
LINCOLN COUNTY RECORDER
FEE *19.00* *83.60* DEP *an*
LESLIE BOUCHER

When Recorded Mail To: Mail Tax Statements To:
Dennis Smerek
305 Carole Little Court
Henderson, NV 89014

GRANT, BARGAIN and SALE DEED

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

Donna Pomeroy and Sharon L. Rios

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

Dennis Smerek, an unmarried man

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

That portion of Lot 2, Block 19 in the Town of Panaca, Lincoln County, Nevada, described as follows:

A part of what is known as the Southeast corner of the Southeast corner of the Southeast Quarter of Section 5, Township 2 South, Range 68 East, M.D.B. & M., and commencing at the Northeast corner of what is known as the A.O. Lee Lot no. 3 in Block 19, thence in a Northerly direction along the street line 120 feet; thence at right angles with street line 32 rods in a westerly direction to the street line; thence along street line 120 feet in a southerly direction and thence at right angles with street line 32 rods in an easterly direction to the place of beginning. Said strip of land being the southerly 120 feet of lot 1 and 2 in Block 19 in the town of Panaca, Lincoln County, Nevada.

Except that portion described as follows:

A portion of Lots 1 and 2 in said Block 19 described as follows:

Beginning at the Southwest corner of said Lot 1 and running thence North along the street line 120 feet, thence running at right angles East 275 feet, thence at right angles South 120 feet to the dividing line between lots 2 and 3, thence West along said dividing line to the Place of Beginning.

And further except that portion described as follows:

A parcel of land situate partly in Lot 2 in said Block 19 of the official townsite of Panaca, Nevada, and partly outside of said official townsite, and described as follows, to wit:

Beginning at a point 70 feet North of the Southeast corner of Lot 2, Block 19, said point being on the street line; thence running South 89°47'18" West, a distance of 253 feet to the Southwest Corner of this parcel; thence running North 0°12'42" West a distance of 50 feet to the Northwest corner of this parcel; thence running North 89°47'18" East, a distance of 253 feet to the street line, being the Northeast corner of this parcel; thence South 0°12'42" East, along said street line a distance of 50 feet to the point of the beginning.

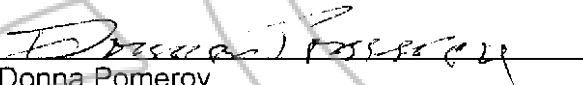
The above metes and bounds description appeared previously in documents recorded September 23, 1969 in Book N1 page 448 as document 48374, recorded January 13, 1970 in Book N1 page 493 as document 48679 and recorded December 5, 1988 in Book 83 page 360 as Document 90421.

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: 03/30/2005


Donna Pomeroy

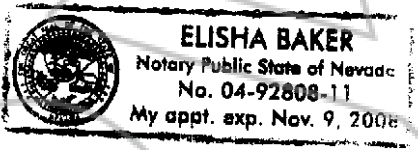
Sharon L. Rios

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

This instrument was acknowledged before me on April 4, 2005 by
Donna Pomeroy. *Donna Pomeroy*

Elisha Baker

Notary Public
(My commission expires: 11-9-08)



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

This instrument was acknowledged before me on _____ by
Sharon L. Rios.

Notary Public
(My commission expires: _____)

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **March 30, 2005** under Escrow No. **152-2195978**.

A.P.N.: 002-043-14
File No: 152-2195978 (MJ)
R.P.T.T.: \$93.60

When Recorded Mail To: Mail Tax Statements To:
Dennis Smerek
305 Carole Little Court
Henderson, NV 89014

GRANT, BARGAIN and SALE DEED

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

Donna Pomeroy and Sharon L. Rios

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

Dennis Smerek, an unmarried man

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

That portion of Lot 2, Block 19 in the Town of Panaca, Lincoln County, Nevada, described as follows:

A part of what is known as the Southeast corner of the Southeast corner of the Southeast Quarter of Section 5, Township 2 South, Range 68 East, M.D.B. & M., and commencing at the Northeast corner of what is known as the A.O. Lee Lot no. 3 in Block 19, thence in a Northerly direction along the street line 120 feet; thence at right angles with street line 32 rods in a westerly direction to the street line; thence along street line 120 feet in a southerly direction and thence at right angles with street line 32 rods in an easterly direction to the place of beginning. Said strip of land being the southerly 120 feet of lot 1 and 2 in Block 19 in the town of Panaca, Lincoln County, Nevada.

Except that portion described as follows:

A portion of Lots 1 and 2 in said Block 19 described as follows:

Beginning at the Southwest corner of said Lot 1 and running thence North along the street line 120 feet, thence running at right angles East 275 feet, thence at right angles South 120 feet to the dividing line between lots 2 and 3, thence West along said dividing line to the Place of Beginning.

And further except that portion described as follows:

A parcel of land situate partly in Lot 2 in said Block 19 of the official townsite of Panaca, Nevada, and partly outside of said official townsite, and described as follows, to wit:

Beginning at a point 70 feet North of the Southeast corner of Lot 2, Block 19, said point being on the street line; thence running South 89°47'18" West, a distance of 253 feet to the Southwest Corner of this parcel; thence running North 0°12'42" West a distance of 50 feet to the Northwest corner of this parcel; thence running North 89°47'18" East, a distance of 253 feet to the street line, being the Northeast corner of this parcel; thence South 0°12'42" East, along said street line a distance of 50 feet to the point of the beginning.

The above metes and bounds description appeared previously in documents recorded September 23, 1969 in Book N1 page 448 as document 48374, recorded January 13, 1970 in Book N1 page 493 as document 48679 and recorded December 5, 1988 in Book 83 page 360 as Document 90421.

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: 03/30/2005

Donna Pomeroy

Sharon L. Rios

Sharon L. Rios

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

This instrument was acknowledged before me on _____ by
Donna Pomeroy.

Notary Public
(My commission expires: _____)

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

This instrument was acknowledged before me on
April 4, 2005 by
Sharon L. Rios.

Lorie Solis Ramirez
Notary Public
(My commission expires: 5-15-08)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **March 30, 2005** under Escrow No. **152-2195978**.

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a) 002-043-14
 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>124292</u>
Book <u>149</u>	Page: <u>42-481</u>
Date of Recording: <u>April 8, 2005</u>	
Notes: _____	

3. Total Value/Sales Price of Property: \$24,000.00
 Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
 Transfer Tax Value: \$24,000.00
 Real Property Transfer Tax Due \$93.60

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: Sharon L. Lios Capacity: Seller
 Signature: Alfonso Lopez Capacity: AGENT for Buyer

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

(REQUIRED)

(REQUIRED)

Print Name: Donna Pomeroy Print Name: Dennis Smerek
 Address: P.O. Box 625 Address: 305 Carole Little Court
 City: Panaca City: Henderson
 State: NV Zip: 89042 State: NV Zip: 89014

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

Print Name: First American Title Company of Nevada File Number: 152-2195978 MJ/DSP
768 Aultman Street, Ely, NV 89301, P.O. Box
 Address 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

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a) 002-043-14
 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>124292</u>
Book	<u>199</u> Page: <u>476-481</u>
Date of Recording:	<u>April 8, 2005</u>
Notes:	_____

3. Total Value/Sales Price of Property: \$24,000.00
 Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
 Transfer Tax Value: \$24,000.00
 Real Property Transfer Tax Due \$93.60

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: *Donna Pomeroy* Capacity: Seller
 Signature: _____ Capacity: _____

<u>SELLER (GRANTOR) INFORMATION</u>	<u>BUYER (GRANTEE) INFORMATION</u>
(REQUIRED)	(REQUIRED)
Print Name: <u>Donna Pomeroy</u>	Print Name: <u>Dennis Smerek</u>
Address: <u>P.O. Box 625</u>	Address: <u>305 Carole Little Court</u>
City: <u>Panaca</u>	City: <u>Henderson</u>
State: <u>NV</u> Zip: <u>89042</u>	State: <u>NV</u> Zip: <u>89014</u>

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)
 Print Name: First American Title Company of Nevada File Number: 152-2195978 MJ/DSP
768 Aultman Street, Ely, NV 89301, P.O. Box
 Address 151048
 City: Ely State: NV Zip: 89315