

APN: 13-110-12
Affix R.P.T.T. \$ 1,209.00

WHEN RECORDED MAIL TO and MAIL TAX STATEMENT TO:

Chase Dirks
Sharon Dirks
P.O. BOX 683
Caliente, NV 89008

19031314
ESCROW NO: 05004487-034-KS

FILED FOR RECORDING
AT THE REQUEST OF

Lincoln County Title

2005 JUL 21 PM 4 33

LINCOLN COUNTY RECORDER
FEE 18.00 1209.00 DEP
LESLIE BOUGHER

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That

Shawn Wiscombe and Teri Sue Wiscombe, husband and wife as Joint Tenants

in consideration of \$10.00 and other valuable consideration, the receipt of which is hereby acknowledged, do hereby Grant, Bargain, Sell and Convey to

Chase Dirks and Sharon Dirks, Husband and Wife, As Joint Tenants

all that real property situated in the County of Lincoln, State of Nevada, bounded and described as follows:


SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.


SEE ADDITIONAL PROVISIONS ATTACHED HERETO IN EXHIBIT "A-1"

- Subject to:
1. Taxes for the current fiscal year, paid current.
 2. Conditions, covenants, restrictions, reservations, rights, rights of way and easements now of record, if any.

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

Witness my/our hand(s) this 26 day of JUNE, 05


Shawn Wiscombe


Teri Sue Wiscombe

ESCROW NO: 05004487-034-KS

STATE OF NEVADA)
) SS.
COUNTY OF Lincoln)

On this June 26, 2005
appeared before me, a Notary Public,

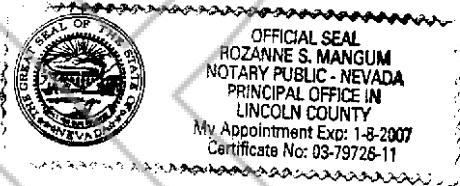
Teri Sue Wiscombe

Sharon A. Wiscombe

personally known or proven to me to be
the person(s) whose name(s) is/are
subscribed to the above instrument, who
acknowledged that he/she/they executed
the instrument for the purposes therein
contained.

Rozanne S. Mangum
Notary Public

My commission expires: 01-08-2007



ESCROW NO: 05004487-034-KS

EXHIBIT A

Order No.: 19031314

LEGAL DESCRIPTION

The land referred to herein is situated in the State of Nevada, County of LINCOLN, described as follows:

That portion of the Northwest Quarter (NW1/4) of the Northwest Quarter (NW1/4) of Section 17, Township 4 South, Range 67 East, M.D.B. & M., being more particularly described as follows:

Parcel 2 of that certain Parcel Map Recorded December 18, 1997 in the Office of the County Recorder of Lincoln County, Nevada in Book B of Plats, page 80 as File No. 110246, Lincoln County, Nevada Records.

Said land being also described as follows:

Beginning at a point which is the Northwest corner of said Section 17; Thence North $88^{\circ}49'44''$ East, a distance of 190.00 feet to the Northeast corner; Thence South $00^{\circ}13'23''$ West, a distance of 230.00 feet to the Southeast corner; Thence South $88^{\circ}49'44''$ West, a distance of 190.00 feet to the Southwest corner; Thence North $00^{\circ}13'23''$ West, a distance of 230.00 feet to the Northwest corner which is the point of beginning.

The above description was taken from that certain Deed recorded January 13, 1998 in Book 134 of Official Records Page 258 as File No. 110343 of the Lincoln County, Nevada Records.

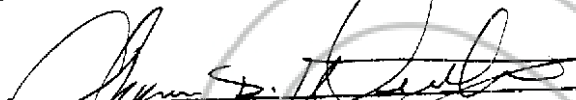
ASSESSORS PARCEL NUMBER FOR 2004 - 2005 : 13-110-12

EXHIBIT ~~XXX~~ "A-1"


1. The within described property shall not be subdivided or parceled.
2. Steven Culverwell does hereby waive his First Right of Refusal to Purchase as granted in that certain Joint Tenancy Deed recorded January 13, 1998 as Document No. 110323, Lincoln County, Nevada. This waiver shall apply only to the within conveyance. Said First Right of Refusal to Purchase shall remain in full force and effect for any subsequent sale/conveyance.
3. Shawn D. Wiscombe and Teri Sue Wiscombe do hereby waive their First Right of Refusal as granted in that certain Joint Tenancy Deed recorded January 13, 1998 as Document No. 110323, Lincoln County, Nevada.
4. Chase Dirks and Sharon Dirks are hereby granted First Right of Refusal to Purchase any adjacent property owned by Steven Culverwell.



 Steven Culverwell




 Shawn D. Wiscombe



 Teri Sue Wiscombe



 Chase Dirks



 Sharon Dirks

STATE OF NEVADA)
) ss
COUNTY OF Lincoln)

On this 19th day of July 2005, personally appeared
before me, a Notary Public, in and for said County and State,

STEVEN CULVERWELL

personally known (or proven) to me to be the person(s) whose name(s) is/are
subscribed to the above instrument who acknowledged that he executed
the instrument.

Rozanne S. Mangum
Notary Public



OFFICIAL SEAL
ROZANNE S. MANGUM
NOTARY PUBLIC - NEVADA
PRINCIPAL OFFICE IN
LINCOLN COUNTY
My Appointment Exp: 1-8-2007
Certificate No: 06-79726-11

STATE OF NEVADA)
) ss
COUNTY OF Lincoln)

On this 19th day of July 2005, personally appeared
before me, a Notary Public, in and for said County and State,

SHAWN D. WISCOMBE AND TERI SUE WISCOMBE

personally known (or proven) to me to be the person(s) whose name(s) is/are
subscribed to the above instrument who acknowledged that They executed
the instrument.

Rozanne S. Mangum
Notary Public



OFFICIAL SEAL
ROZANNE S. MANGUM
NOTARY PUBLIC - NEVADA
PRINCIPAL OFFICE IN
LINCOLN COUNTY
My Appointment Exp: 1-8-2007
Certificate No: 03-79726-11

STATE OF NEVADA)
) ss
COUNTY OF Lincoln)

On this 19th day of July 2005, personally appeared
before me, a Notary Public, in and for said County and State,

CHASE DIRKS AND SHARON DIRKS

personally known (or proven) to me to be the person(s) whose name(s) is/are
subscribed to the above instrument who acknowledged that They executed
the instrument.

Rozanne S. Mangum
Notary Public



OFFICIAL SEAL
ROZANNE S. MANGUM
NOTARY PUBLIC - NEVADA
PRINCIPAL OFFICE IN
LINCOLN COUNTY
My Appointment Exp: 1-8-2007
Certificate No: 03-79726-11

**State of Nevada
Declaration of Value**

1. Assessor's Parcel Number(s)

a) 003-143-09

b)

c)

d)

2. Type of Property:

- a) Vacant Land
- b) Single Fam. Resi
- c) Condo/Twnhse
- d) 2-4 Plex
- e) Apt. Bldg.
- f) Comm'/Ind'l
- g) Agricultural
- h) Mobile Home
- i) Other _____

FOR RECORDER'S OPTIONAL USE ONLY
 Documentation/Instrument #: 124916
 Book: 204 Page: 117-121
 Date of Recording: 7/21/05
 Notes:

3. Total Value/Sales Price of Property:

\$310,000.00

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

Transfer Tax Value: \$310,000.00

Real Property Transfer Tax Due: \$ * 1,209.00

4. If Exemption Claimed:

a. Transfer Tax Exemption, per NRS 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 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 _____

Capacity Grantor

Signature Teri Sue Wiscombe

Capacity Grantor

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

(REQUIRED)

(REQUIRED)

Print Name: Shawn & Teri Sue Wiscombe
 Address: P.O. Box 747 401 Hayslock Rd.
 City: Caliente
 State: NV Zip: 89006

Print Name: Chase & Sharon Dirks
 Address: PO BOX 1083
 City: Caliente
 State: NV Zip: 89008

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

Print Name: Chicago Title
 Address: 3980 Howard Hughes Parkway
 City/State/Zip: Las Vegas, NV 89109

Escrow #: 05004487-034

AN ADDITIONAL RECORDING FEE OF \$1.00 WILL APPLY FOR EACH DECLARATION OF VALUE FORM PRESENTED TO CLARK COUNTY, EFFECTIVE JUNE 1, 2004.