

125083

FILED FOR RECORDING
AT THE REQUEST OF

John R. Etchart

2005 AUG 26 AM 9 25

LINCOLN COUNTY RECORDER
FEE 15.00 DEP
LESLIE BOUCHER

GRANT, BARGAIN, SALE DEED

THIS INDENTURED made this *26* day of August, 2005 between **JOHN R. ETCHART**, the First Party and his son **TERRY L. ETCHART**, Las Vegas, Nevada.

WITNESSETH

That the First Party, in consideration of his love and affection for his son, does by these presents, Grant, Bargain and Sell unto the Second Party as joint tenants with the rights of survivorship, all the certain parcel of land situated in the Town of Pioche, County of Lincoln, State of Nevada bounded and described as follows:

**Block 4, lots 9,10,11, & 12
APN 1-081-04**

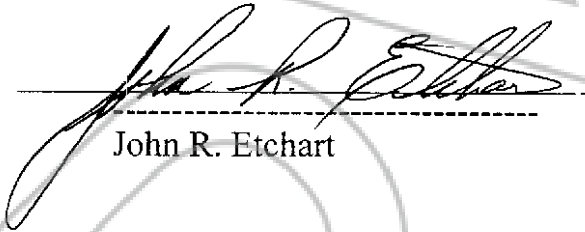
TO HAVE AND TO HOLD upon my death, all and singular the said premises together with the appurtenances unto the said Second Party.

This Deed is made pursuant and subject to NRS 111.109 as in effect on the date hereof, and the conditions on this Deed and conveyance are:

1. Title shall not pass to the Second Party until the death of the First Party:
2. First Party reserves the right to sell, lease, occupy or use the real property for security during his lifetime, and the conveyance to Second Party shall be subject to liens on the property in existence on the date of the death of the First Party.

3. Should First Party transfer his interest in the real property to another person during his lifetime this Deed will automatically by law be void; and
4. The provisions of Nevada Revised Statutes must not be construed to limit the recovery of benefits paid for Medicaid.

IN WITNESS WHEREOF, the said First Party has hereunto set his hand the day and year first above written.



 John R. Etchart

Executed on _____ 2005

STATE OF NEVADA
 COUNTY OF Lincoln

ON 26 August 2005

PERSONALLY APPEARED BEFORE ME,
 A NOTARY PUBLIC, _____

John R. Etchart

(Signature and address of Seller)

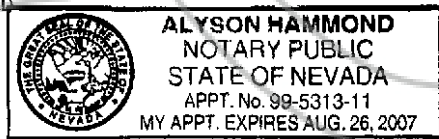
Mail tax statement to:

John Etchart
 P.O. Box 443
 Pioche, NV 89043

who acknowledged that he executed the above instrument.

Signature 
 (Notary Public)

(Notarial Seal)



State of Nevada Declaration of Value

1. Assessor Parcel Number(s)
- a) APN 1-081-04
 - b) _____
 - c) _____
 - d) _____

2. Type of Property
- a) Vacant Land
 - b) Single Family Res.
 - c) Condo/Townhouse
 - d) 2-4 Plex
 - e) Apartment Building
 - f) Commercial /Ind'l
 - g) Agriculture
 - h) Mobile Home
 - i) other _____

FOR RECORDERS OPTIONAL USE ONLY	
Document / Instrument #	<u>125083</u>
Book: <u>205</u>	Page: <u>329-330</u>
Date of Recording: <u>Aug 21, 2005</u>	
Notes: _____	

3. Total Value / Sales Price of Property \$ _____
 Deed In Lieu Only (value of forgiven debt) \$ _____
 Taxable Value \$ _____
 Real Property Transfer Tax Due: \$ _____

4. If Exemption Claimed:
- a. Transfer Tax Exemption, per NRS 375.090, section: 5
 - b. Explain Reason for Exemption: Father to Son

5. Partial Interest: Percentage being transferred: _____ %

The undersigned Seller (Grantor)/Buyer (Grantee), 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 1/4% per month. Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature John R. Etchart Capacity _____
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

Print Name John R. Etchart
 Address P.O. Box 443
 City Pioche
 State NV. Zip 89043

Print Name John R. Etchart
 Address P.O. Box 443
 City Pioche
 State N.V. Zip 89243

COMPANY/PERSON REQUESTING RECORDING (REQUIRED IF NOT BUYER OR SELLER)

Co. Name _____ Esc. # _____
 Address _____
 City _____ State: _____ Zip _____

(As a public record, this form may be recorded / microfilmed)