

125203

A.P.N.: 013-170-29
File No: 152-2227063 (MJ)
R.P.T.T.: \$136.50

FILED FOR RECORDING
AT THE REQUEST OF

First American Title
2005 SEP 14 PM 2 42

LINCOLN COUNTY RECORDER
FEE \$150.00 DEP \$136.50
LESLIE BOUCHER

When Recorded Mail To: Mail Tax Statements To:
Jim Vincent
34 Emerald Dunes Circle
Henderson, NV 89052

GRANT, BARGAIN and SALE DEED

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

Franklin J. Buck, an unmarried man

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

Jim Vincent, an unmarried man, as to an undivided 1/2 interest, and Matthew Miele and Mary Colleen O'Callaghan-Miele, husband and wife, as joint tenants with right of survivorship, as to an undivided 1/2 interest

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

The Southeast Quarter (SE 1/4) of the Northwest Quarter (NW 1/4) of the Southeast Quarter (SE 1/4) of Section 14, Township 3 South, Range 67 East, M.D.B.&M., Lincoln County, Nevada.

Subject to

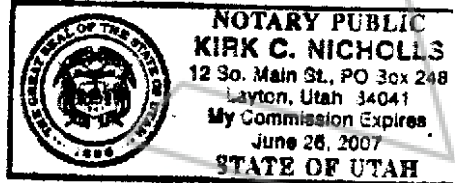
1. All general and special taxes for the current fiscal year.
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.

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: 08/30/2005

Franklin J. Buck
Franklin J. Buck

STATE OF UTAH)
COUNTY OF Davis) : SS.



This instrument was acknowledged before me on September 9, 2006 by Franklin J. Buck.

Kirk C. Nicholls
Notary Public
(My commission expires: 6/26/07)

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **August 30, 2005** under Escrow No. **152-2227063**.

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 013-170-29
- 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

Book 206 Page: 238-239
Date of Recording: Sept 14, 2005
Notes: #175703

3. Total Value/Sales Price of Property: _____

\$35,000.00

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

Transfer Tax Value: _____

\$35,000.00

Real Property Transfer Tax Due _____

\$136.50

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 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: [Signature]

Capacity: Seller/Errow Agent

Signature: _____

Capacity: _____

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

(REQUIRED)

(REQUIRED)

Print Name: Franklin J. Buck

Print Name: Jim Vincent

Address: 616 West 100 North

Address: 34 Emerald Dunes Circle

City: Layton

City: Henderson

State: UT Zip: 84041

State: NV Zip: 89052

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

First American Title Company of

Print Name: Nevada
768 Aultman Street, Ely, NV 89301,

File Number: 152-2227063 MJ/11J

Address: P.O. Box 151048

City: Ely

State: NV Zip: 89315

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

**STATE OF NEVADA
DECLARATION OF VALUE**

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 g) Agricultural h) Mobile Home
 i) Other _____

FOR RECORDERS OPTIONAL USE	
Document/Instrume	<u>125203</u>
Book <u>206</u>	Page: <u>738-739</u>
Date of Recording:	<u>Sept 14, 2005</u>
Notes:	_____

3. Total Value/Sales Price of Property: \$35,000.00
 Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
 Transfer Tax Value: \$35,000.00
 Real Property Transfer Tax Due \$136.50

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Signature: [Signature] Capacity: owner
 Signature: [Signature] Capacity: owner

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(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

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 City: Henderson
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Print Name: First American Title Company of Nevada File Number: 152-2227063 MJ/MJ
768 Aultman Street, Ely, NV 89301, P.O.
 Address Box 151048
 City: Ely State: NV Zip: 89315

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