

A.P.N.: 011-220-03
File No: 152-2233944 (MJ)
R.P.T.T.: \$70.20

FILED FOR RECORDING
AT THE REQUEST OF
First American
Title
2005 NOV 8 PM 12 19

LINCOLN COUNTY, NEVADA
FEE \$15.00 NEPT
LESLIE BONHOMME

When Recorded Mail To: Mail Tax Statements To:
Stuart L. Twitchell
Valerie H. Twitchell
1604 Country Lane
Tooele, UT 84074

GRANT, BARGAIN and SALE DEED

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

Joyce W. Spencer, an unmarried woman

do(es) hereby GRANT, BARGAIN and SELL to

Stuart L. Twitchell and Valerie H. Twitchell, husband and wife as joint tenants with right of survivorship

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

A PORTION OF THE NW1/4 SE1/4 SECTION 32, TOWNSHIP 6 SOUTH, RANGE 61 EAST M.D.M.

BEING LOT 2B OF PARCEL MAP DOC. NO. 77005 RECORDED JANUARY 03, 1983, PLAT BOOK A, PAGE 198 LINCOLN COUNTY, NEVADA RECORDS, BEING MORE SPECIFICALLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE EAST 1/4 CORNER OF SAID SECTION 32; THENCE N 88° 48' 51" W A DISTANCE OF 1817.88 FEET, THENCE S 7° 48' 36" E A DISTANCE OF 287.13 FEET TO THE TRUE POINT OF BEGINNING;

THENCE CONTINUING S 7° 48' 36" E A DISTANCE OF 193.54 FEET; THENCE S 87° 53' 27" W A DISTANCE OF 464.28 FEET; THENCE NORTH 1° 40' 45" W A DISTANCE OF 192.59 FEET; THENCE N 87° 53' 27" E A DISTANCE OF 443.61 FEET; TO THE TRUE POINT OF BEGINNING. CONTAINS 2.00 ACRES MORE OR LESS.

NOTE: THE ABOVE METES AND BOUND DESCRIPTION APPEARED PREVIOUSLY IN THAT CERTAIN DOCUMENT RECORDED AUGUST 16, 1996, IN BOOK 120, PAGE 313, AS INSTRUMENT NO. 105752.

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.

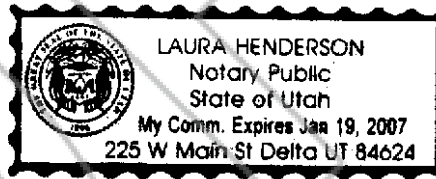
Date: 10/20/2005

Joyce W. Spencer
Joyce W. Spencer

STATE OF **UTAH**)
COUNTY OF Millard) ss.

This instrument was acknowledged before me on 24 October 2005 by **Joyce W. Spencer.**

Laura Henderson
Notary Public
(My commission expires: Jan 19, 2007)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **October 20, 2005** under Escrow No. **152-2233944**.

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 011-220-03
- 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 208 Page: 410-411
Date of Recording: Nov. 8, 2005
Notes: _____

3. Total Value/Sales Price of Property: \$18,000.00
Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
Transfer Tax Value: \$18,000.00
Real Property Transfer Tax Due \$70.20

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: Joyce W. Spencer Capacity: Seller
Signature: _____ Capacity: _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Joyce W. Spencer
Address: 274 100 South, Apt. #4
City: Delta
State: UT Zip: 84624

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Stuart L. Twitchell and Valerie H. Twitchell
Address: 1604 Country Lane
City: Tooele
State: UT Zip: 84074

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

First American Title Company of
Print Name: Nevada File Number: 152-2233944 MJ/MJ
768 Aultman Street, Ely, NV 89301,
Address P.O. Box 151048
City: Ely State: NV Zip: 89315

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

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Signature: _____ Capacity: _____
 Signature: Valerie H. Twitchell Capacity: Buyer

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(REQUIRED)**

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

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