

125314

A.P.N.: 002-270-08
File No: 152-2228391 (MJ)
R.P.T.T.: \$136.50

FILED FOR RECORDING
AT THE REQUEST OF

First American Title

FOR JAN 20 PM 3 44

LINCOLN COUNTY RECORDER
FEE 15.00 RPT 136.50
LESLIE BOUGHTER

When Recorded Mail To: Mail Tax Statements To:
Joseph D. Miller and Carol J. Miller
PO Box 94
Panaca, NV 89042

GRANT, BARGAIN and SALE DEED

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

Daryl B. Bradshaw and Diane L. Bradshaw, husband and wife

do(es) hereby GRANT, BARGAIN and SELL to

Joseph D. Miller and Carol J. Miller, 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 Southwest Quarter (SW 1/4) in Section 9, Township 2 North, Range 68 East, M.D.B. & M described as follows:

Lot 2A as shown by map thereof on file in file C of Parcel Maps, page 136 in the office of the County Recorder, of Lincoln County, Nevada.


Buyers shall construct and maintain, at their own expense, at least a four (4) inch black PVC sewer line from the east boundary line of the property to the west boundary line, in the easement along the north boundary line of the property, which sewer line shall be attached to, and extended to, the adjoining properties at the expense of those owners. Said sewer line to be constructed with at least one "cleanout" near the east boundary line of subject property.

Subject to

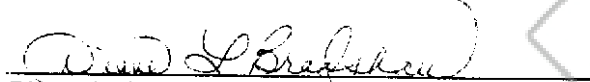
1. All general and special taxes for the current fiscal year.
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.

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: 11/02/2005




 Daryl B. Bradshaw



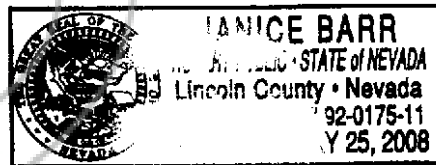
 Diane L. Bradshaw

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

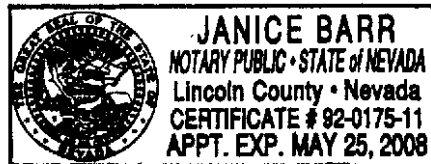
This instrument was acknowledged before me on NOV 27, 2005 by **Daryl B. Bradshaw and Diane L. Bradshaw.**



 Notary Public
 (My commission expires: 05-25-08)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **November 02, 2005** under Escrow No. **152-2228391.**



**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 002-270-08
- 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 <u>211</u>	Page: <u>179-180</u>
Date of Recording: <u>Jan 70, 2026</u>	
Notes: <u>#175814</u>	

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

Signature: _____

Capacity: _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Daryl B. Bradshaw and Diane L. Bradshaw

Print Name: Joseph D. Miller and Carol J. Miller

Address: P.O. Box 421

Address: PO Box 94

City: Panaca

City: Panaca

State: NV Zip: 89042

State: NV Zip: 89042

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

First American Title Company of
Print Name: Nevada
768 Aultman Street, Ely, NV 89301,
Address P.O. Box 151048
City: Ely

File Number: 152-2228391 MJ/MJ
State: NV Zip: 89315

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- h) Mobile Home
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Signature: _____ Capacity: _____

Signature: *Daryl B. Bradshaw* Capacity: *Buyer*

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

(REQUIRED)

(REQUIRED)

Daryl B. Bradshaw and Diane L.

Joseph D. Miller and Carol

Print Name: Bradshaw

Print Name: J. Miller

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Address: PO Box 94

City: Panaca

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State: NV Zip: 89042

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