

126931

A.P.N.: 001-192-15
File No: 152-2281620 (MJ)
R.P.T.T.: \$331.50

FILED FOR RECORDING
AT THE REQUEST OF

First American Title

2006 JUL 28 PM 4 01

LINCOLN COUNTY RECORDER
FEE 16.00 RP# 331.50 DEP on
LESLIE BOUCHER

When Recorded Mail To: Mail Tax Statements To:
John R. Stever
P.O. Box 172
Pioche, NV 89043

GRANT, BARGAIN and SALE DEED

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

Joseph W. La Comb and Betty L. La Comb, Trustee of the LaComb Family Trust, dated June 4, 1992

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

John R. Stever, an unmarried man

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

A PARCEL OF LAND KNOWN AS THE E 1/2 OF THE NE 1/4 OF THE NE 1/4 OF THE SW 1/4 OF THE SW 1/4 OF SECTION 15, TOWNSHIP 1 NORTH, RANGE 67 EAST, MOUNT DIABLO BASE AND MERIDIAN, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF THIS PARCEL, WHICH IS ALSO THE CENTER OF THE SW 1/4 OF SAID SECTION 15, FROM WHICH THE SOUTHWEST CORNER OF SAID SECTION 15 BEARS S. 44°56'51" W. A DISTANCE OF 1,876.61 FEET MORE OR LESS, THENCE S. 0°09'04" W. A DISTANCE OF 333.65 FEET MORE OR LESS, TO THE SOUTHEAST, THENCE N 89°55'18" W. A DISTANCE OF 165.69 FEET MORE OR LESS, TO THE SOUTHWEST CORNER; THENCE N. 0°09'54" E. A DISTANCE OF 333.52 FEET MORE OR LESS, TO THE NORTHWEST CORNER; THENCE S. 89°57'54" E., A DISTANCE OF 165.61 FEET MORE OR LESS, TO THE POINT OF BEGINNING. SAID PARCEL CONTAINS 1.27 ACRES, MORE OR LESS AND WILL BE DESIGNATED AS LOT NO. 5 ON A PARCEL MAP TO BE FILED IN THE COUNTY RECORDERS OFFICE IN THE VERY NEAR FUTURE.

THE ABOVE METES AND BOUNDS LEGAL DESCRIPTION APPEARED PREVIOUSLY IN A DOCUMENT RECORDED NOVEMBER 30, 1992, IN BOOK 104, PAGE 202 AS DOCUMENT NO. 99659.

Subject to

1. All general and special taxes for the current fiscal year.

BOOK 219 pg 494

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: 07/14/2006

COPY

Joseph W. La Comb and Betty L. La Comb,
Trustee of the LaComb Family Trust, dated
June 4, 1992

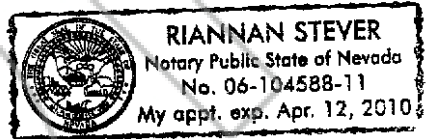
Joseph W. La Comb
Joseph W. La Comb, Trustee

Betty L. La Comb
Betty L. La Comb, Trustee

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

This Instrument was acknowledged before me on July 21 2006 by **Joseph W. La Comb and Betty L. La Comb.**

Riannan Stever
Notary Public
(My commission expires:
Apr. 12, 2010)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated July 14, 2006 under Escrow No. 152-2281620.

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 001-192-15
- 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 219 Page: 494-496
 Date of Recording: July 28, 2006
 Notes: #176951

3. Total Value/Sales Price of Property: \$85,000.00
 Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
 Transfer Tax Value: \$85,000.00
 Real Property Transfer Tax Due \$331.50

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]
 Signature: [Signature]

Capacity: _____
 Capacity: _____

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**

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

Print Name: LaComb Family Trust
 Address: P.O. Box 100
 City: Pahrump
 State: NV Zip: 89041

Print Name: John R. Stever
 Address: P.O. Box 172
 City: Pioche
 State: NV Zip: 89043

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

First American Title Company of
 Print Name: Nevada
 Address: 768 Aultman Street
 City: Ely

File Number: 152-2281620 MJ/DSP
 State: NV Zip: 89301

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