

**Official Record**

Recording requested By  
FIRST AMERICAN TITLE COMPANY

Lincoln County - NV

Leslie Boucher - Recorder

Fee: \$40.00

Page 1 of 2

RPTT: \$21.45

Recorded By: AE

Book- 229 Page- 0066

A.P.N.: 010-161-05

File No: 152-2281623 (MJ)

R.P.T.T.: \$21.45 C



When Recorded Mail To: Mail Tax Statements To:  
Joerg H. Arnu  
11146 Alora Street  
Las Vegas, NV 89141

**GRANT, BARGAIN and SALE DEED**

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

Edward E. Phillips and Dianne Phillips, husband and wife

do(es) hereby GRANT, BARGAIN and SELL to

Joerg H. Arnu, an unmarried man and Kimberly Mildt, an unmarried woman as joint tenants with right of survivorship

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

**LOT 2, SUNRISE ACRES TRACT 1, AS SHOWN UPON MAP THEREOF RECORDED NOVEMBER 1, 1977 IN PLAT BOOK A1, PAGE 130, AS FILE 60792, 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: 07/18/2006

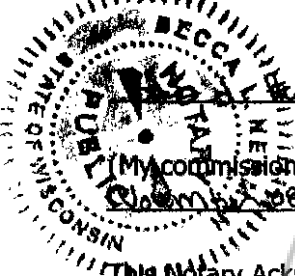


Edward E. Phillips  
Edward E. Phillips

Dianne Phillips  
Dianne Phillips

STATE OF **Wisconsin** )  
 ) : ss.  
COUNTY OF Wood )

This instrument was acknowledged before me on Dec. 11<sup>th</sup> 2006 by **Edward E. Phillips and Dianne Phillips.**



Notary Public

(My commission expires: December 06, 2009)

**This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated July 18, 2006 under Escrow No. 152-2281623.**

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STATE OF NEVADA  
DECLARATION OF VALUE

1. Assessor Parcel Number(s)

- a) 010-161-05 \_\_\_\_\_
- 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 \_\_\_\_\_

<b>FOR RECORDERS OPTIONAL USE</b>	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. Total Value/Sales Price of Property: \$5,500.00

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

Transfer Tax Value: \$5,500.00

Real Property Transfer Tax Due \$21.45

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: \_\_\_\_\_

Capacity: Joerg H. Arn

Signature: \_\_\_\_\_

Capacity: \_\_\_\_\_

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

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

Edward E. Phillips and Dianne  
Print Name: Phillips

Address: 5967 Court Street, Suite 1

City: Auburndale

State: WI Zip: 54412

Joerg H. Arn  
Print Name: Joerg H. Arn

Address: 11146 Alora Street

City: Las Vegas

State: NV Zip: 89141

**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: 152-2281623 MJ/LK

State: NV Zip: 89301

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



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Signature: Edward E. Phillips

Signature: Dianne Phillips

Capacity: seller

Capacity: seller

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

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

Print Name: Phillips  
Address: 5967 Court Street, Suite 1  
City: Auburndale  
State: WI Zip: 54412

Print Name: Joerg H. Arnu  
Address: 11146 Alora Street  
City: Las Vegas  
State: NV Zip: 89141

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