

Official RecordRecording requested By
MIKE DAVIS

Lincoln County - NV

Leslie Boucher - Recorder

Fee: \$15.00

Page 1 of 2

RPTT: \$39.00

Recorded By: AE

Book- 234 Page- 0335

A.P.N.: 011-080-04 and 011-080-05

File No: 152-2317937 (MJ)

R.P.T.T.: \$39.00 C



When Recorded Mail To: Mail Tax Statements To:
Mike Davis
P.O. Box 54
Hiko, NV 89017

GRANT, BARGAIN and SALE DEED

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

Lablanche Noreen Pennington, a widow

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

Mike Davis, an unmarried man

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

AREA TO BE ADJUSTED OUT OF PARCEL 2 OF THE MAP RECORDED IN PLAT BOOK B, PAGE 471 AND SHOWN IN THE RECORD OF SURVEY, PLAT BOOK B, PAGE 472 BOTH OF LINCOLN COUNTY, NEVADA RECORDS, THE ADJUSTED AREA LOCATED IN SECTION 23, TOWNSHIP 4 SOUTH, RANGE 60 EAST, M.D.M. AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT FROM WHICH THE NORTHWEST CORNER OF SAID SECTION 23 BEARS NORTH 20°57'11" WEST 2301.20', WHICH POINT IS FOUND ON THE EAST RIGHT-OF-WAY OF NEVADA HIGHWAY SR 318;

THENCE NORTHEASTERLY ALONG SAID RIGHT-OF-WAY ON A CURVE CONCAVE SOUTHEASTERLY A DELTA ANGLE OF 0°19'19", RADIUS 7950', ARC LENGTH 44.69' WITH A CURVE BEARING NORTH 22°27'48" EAST;

THENCE NORTH 21°59'37" EAST 245.60' TO A REBAR WITH A PLASTIC CAP STAMPED L SMITH PLS 12751;

THENCE SOUTH 84°50'21" EAST 198.91' TO A REBAR WITH A PLASTIC CAP STAMPED L SMITH PLS 12751;

THENCE SOUTH 23°31'48" WEST 326.18' TO A REBAR WITH A PLASTIC CAP STAMPED L SMITH PLS 12751;

THENCE NORTH 74°41'20" WEST 185.02' TO THE POINT OF BEGINNING.

**NOTE: THE ABOVE METES AND BOUND LEGAL DESCRIPTION WAS PREPARED BY
LENARD D. SMITH, P.L.S. #12751.**

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: 07/28/2007

LaBlanche Noreen Pennington

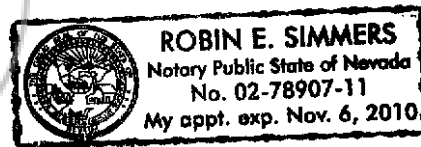
 Lablanche Noreen Pennington

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

This instrument was acknowledged before me on August 6, 2007 by **Lablanche Noreen Pennington.**

Robin E. Simmers

 Notary Public
 (My commission expires: NOV 6 2010)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **July 28, 2007** under Escrow No. **152-2317937.**

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Page 1 of 1 Fee: \$15.00
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STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)

- a) 011-080-04 _____
- 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 _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. Total Value/Sales Price of Property: _____

	\$Gift	_____
Deed in Lieu of Foreclosure Only (value of property)	(\$	_____)
Transfer Tax Value:	\$10,000.00	_____
Real Property Transfer Tax Due	\$39.00	_____

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: Lablanche Noreen Pennington

Capacity: _____

Signature: Mike Davis

Capacity: Buyer

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Lablanche Noreen Pennington

Print Name: Mike Davis

Address: HC61, Box 4

Address: P.O. Box 54

City: Hiko

City: Hiko

State: NV Zip: 89017

State: NV Zip: 89017

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

First American Title Insurance

Print Name: Company

File Number: 152-2317937 MJ/MJ

Address: 768 Aultman Street

City: Ely

State: NV Zip: 89301

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