

Official RecordRecording requested By
FIRST AMERICAN TITLE COMPANYLincoln County - NV
Leslie Boucher - Recorder

Fee: \$15.00

Page 1 of 2

RPTT:

Recorded By: AE

Book- 237 Page- 0185

A.P.N.: 004-112-07
File No: 152-2324311 (MJ)
R.P.T.T.: \$Exempt



0130351

When Recorded Mail To: Mail Tax Statements To:
Kenneth V. Higbee and Rebecca Higbee
P.O. Box 671
Alamo, NV 89001

GRANT, BARGAIN and SALE DEED

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

Larry Connell and Dorothy Connell, husband and wife

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

Kenneth V. Higbee and Rebecca Higbee, husband and wife as joint tenants

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

An area of land along the south side of the cement block wall on the north boundary of the Higbee property in the south half of Block 66, which south half not shown on the original map of Alamo, has subsequently been laid out and accepted as if it is the same as all other blocks. It is located in Section 8, T. 7 S., R. 61 S., M.D.M. and more particularly described as follows:

Beginning at the north east corner of the said wall at a PK nail with disc stamped L. Smith PLS 12751 from which point the northeast corner of said Section 8 bears N 86° 54' 00" E. 3036.70'; Thence S 00° 13' 35" E 0.52'; Thence along the deed line (Book 128, Page 589) S 89° 46' 25" W 103.98'; Thence N 02° 08' 43" W 1.06' to a PK nail and disc stamped L. Smith PLS 12751 on the said wall; Thence S 89° 55' 33" E 104.01' along said wall to the point of beginning.

The basis of bearing is the north section line of said Section 8 given as N 89° 43' 04" W on the boundary line adjustment map filed Plat Book C, Page 357.

The above metes and bounds descriptions have been prepared by Surveyor Leonard Smith, PLS 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.

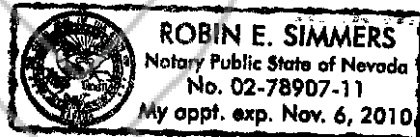
Date: 10/22/2007

Larry Connell
Larry Connell
Dorothy Connell
Dorothy Connell

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

This instrument was acknowledged before me on October 23, 2007 by **Larry Connell and Dorothy Connell.**

Robin E. Simmers
Notary Public
(My commission expires: NOV 6 2010)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **October 22, 2007** under Escrow No. **152-2324311.**

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STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)

- a) 004-112-07
- 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:

\$-0- _____

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

Transfer Tax Value: \$-0- _____

Real Property Transfer Tax Due \$-0- _____

4. **If Exemption Claimed:**

a. Transfer Tax Exemption, per 375.090, Section: 3 transfer of

b. Explain reason for exemption:

TO CLEAR TITLE

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: Larry Connell Capacity: _____

Signature: Dorothy Connell Capacity: _____

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

(REQUIRED)

(REQUIRED)

Larry Connell and Dorothy

Kenneth V. Higbee and

Print Name: Connell

Print Name: Rebecca Higbee

Address: P.O. Box 644

Address: P.O. Box 671

City: Alamo

City: Alamo

State: NV Zip: 89001

State: NV Zip: 89001

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

First American Title Insurance

Print Name: Company

File Number: 152-2324311 MJ/DSP

Address: 768 Aultman Street

City: Ely

State: NV Zip: 89301

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