

DOC # 0131492

05/01/2008

12:49 PM

Official Record

Recording requested By
FIRST AMERICAN TITLE

Lincoln County - NV

Leslie Boucher - Recorder

Fee: \$22.00

Page 1 of 9

RPTT:

Recorded By: LB

Book- 241 Page- 0271



0131492

APN 002-143-18

WHEN RECORDED MAIL TO:

Orrin B. Dotson and Dawn M. Dotson
P.O. Box 311
Panaca, NV 89042

GRANT, BARGAIN AND SALE DEED

THIS DOCUMENT IS BEING RE-RECORDED TO ATTACH
THE COMPLETE LEGAL DESCRIPTION



0131492

Book: 241
Page: 272

05/01/2008
Page: 2 of 9

DOC # 0130094

10/23/2007 04:37 PM

Official Record

Recording requested By
FIRST AMERICAN TITLE COMPANY

Lincoln County - NV

Leslie Boucher - Recorder

Fee: \$20.00

Page 1 of 7

RPTT: \$304.20

Recorded By: AE

Book- 236 Page- 0311

A.P.N.: 002-143-18
File No: 152-2330777 (MJ)
R.P.T.T.: \$304.20 C



When Recorded Mail To: Mail Tax Statements To:
Orrin B. Dotson and Dawn M. Dotson
Post Office 311
Panaca, NV 89042

GRANT, BARGAIN and SALE DEED

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

Richard Gino Chouquer and Rebecca Chouquer, husband and wife and Lisa Kaye Tibbitts and Brent Tibbitts, wife and husband and Steven James Chouquer, an unmarried man and Jeanne Michelle Adair and Dennis Adair, wife and husband

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

Orrin B. Dotson and Dawn M. Dotson, husband and wife as community property with right of survivorship

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

A PORTION OF LOT NUMBERED THREE (3) IN BLOCK NUMBERED FIFTEEN (15) IN THE TOWN OF PANACA, LINCOLN COUNTY, NEVADA, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 3 AND RUNNING THENCE SOUTH 132 FEET, THENCE RUNNING AT THE RIGHT ANGLES WEST A DISTANCE OF 159 FEET; THENCE RUNNING AT RIGHT ANGLES NORTH A DISTANCE OF 132 FEET; TO THE NORTH BOUNDARY LINE OF SAID LOT 3; THENCE EAST A DISTANCE OF 159 FEET TO THE POINT OF BEGINNING.

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: 07/16/2007



Richard Gino Chouquer
Richard Gino Chouquer

Rebecca Chouquer
Rebecca Chouquer

Lisa Kaye Tibbitts
Lisa Kaye Tibbitts

Brent Tibbitts
Brent Tibbitts

Steven James Chouquer
Steven James Chouquer

Jeanne Michelle Adair

Dennis Adair

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

This instrument was acknowledged before me on October 15, 2007 by **Richard Gino Chouquer and Rebecca Chouquer.**

Janice Barr
Notary Public

(My commission expires:
May 25, 2008)



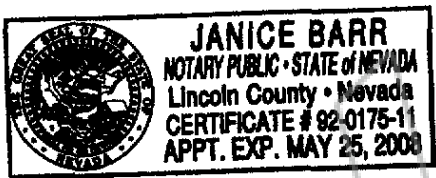
STATE OF **NEVADA**)
) : ss.
COUNTY OF **LINCOLN**)



This instrument was acknowledged before me on
OCT 15, 2007 by
Lisa Kaye Tibbitts and Brent Tibbitts.

Janice Barr
Notary Public

(My commission expires:
May 25, 2008)

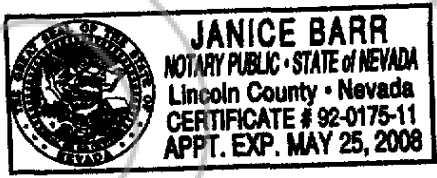


STATE OF NEVADA)
: ss.
COUNTY OF LINCOLN)

This instrument was acknowledged before me on
OCT 15, 2007 by
Steven James Chouquer.

Janice Barr
Notary Public

(My commission expires:
May 25, 2008)



STATE OF NEVADA)
: ss.
COUNTY OF)

This instrument was acknowledged before me on
_____ by
Jeanne Michelle Adair and Dennis Adair.

Notary Public

(My commission expires: _____
)

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **July 16, 2007** under Escrow No. **152-2330777.**



Richard Gino Chouquer

Rebecca Chouquer

Lisa Kaye Tibbitts
Lisa Kaye Tibbitts

Brent Tibbitts

Steven James Chouquer

Jeanne Michelle Adair

Dennis Adair

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

This instrument was acknowledged before me on _____ by
Richard Gino Chouquer and Rebecca Chouquer.

Notary Public
(My commission expires: _____)

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

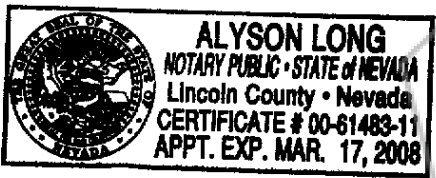


This instrument was acknowledged before me on

October 23, 2007 by
Lisa Kaye Tibbitts and Brent Tibbitts.

Alyson Long
Notary Public

(My commission expires: March 17, 2008)



STATE OF NEVADA)
: ss.
COUNTY OF LINCOLN)

This instrument was acknowledged before me on

_____ by
Steven James Chouquer.

Notary Public
(My commission expires: _____)

STATE OF NEVADA)
: ss.
COUNTY OF)

This instrument was acknowledged before me on

_____ by
Jeanne Michelle Adair and Dennis Adair.

Notary Public
(My commission expires: _____)

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated July 16, 2007 under Escrow No. 152-2330777.



EXHIBIT 'A'

PARCEL NO. 1:

A PORTION OF LOT NUMBERED THREE (3) IN BLOCK NUMBERED FIFTEEN (15) IN THE TOWN OF PANACA, LINCOLN COUNTY, NEVADA, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 3 AND RUNNING THENCE SOUTH 132 FEET, THENCE RUNNING AT THE RIGHT ANGLES WEST A DISTANCE OF 159 FEET; THENCE RUNNING AT RIGHT ANGLES NORTH A DISTANCE OF 132 FEET; TO THE NORTH BOUNDARY LINE OF SAID LOT 3; THENCE EAST A DISTANCE OF 159 FEET TO THE POINT OF BEGINNING.

NOTE: THE ABOVE METES AND BOUNDS LEGAL DESCRIPTION APPEARED PREVIOUSLY IN THAT CERTAIN DOCUMENT RECORDED NOVEMBER 4, 1988 IN BOOK 83, PAGE 123, AS DOCUMENT NO. 90258.

PARCEL NO. 2:

A PORTION OF LOT NUMBERED THREE (3) IN BLOCK NUMBERED FIFTEEN (15) IN THE TOWN OF PANACA, LINCOLN COUNTY, NEVADA, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT 159 FEET WEST OF THE NORTHEAST CORNER OF SAID LOT 3, SAID POINT BEING ON THE NORTH LINE OF SAID LOT 3, THENCE CONTINUING WEST A DISTANCE OF 105 FEET TO THE NORTHWEST CORNER OF SAID LOT 3; THENCE RUNNING SOUTH ALONG THE WEST LINE OF SAID LOT 3 A DISTANCE OF 132 FEET; THENCE RUNNING EAST AT RIGHT ANGLES A DISTANCE OF 105 FEET TO A POINT; THENCE RUNNING NORTH AT RIGHT ANGLES A DISTANCE OF 132 FEET TO THE TRUE POINT OF BEGINNING.

NOTE: THE ABOVE METES AND BOUNDS LEGAL DESCRIPTION APPEARED PREVIOUSLY IN THAT CERTAIN DOCUMENT RECORDED JANUARY 24, 1992 IN BOOK 100, PAGE 179, AS DOCUMENT NO. 98005.

STATE OF NEVADA
DECLARATION OF VALUE

Recording requested By
FIRST AMERICAN TITLE

Lincoln County - NV
Leslie Boucher - Recorder

Page 1 of 1 Fee: \$22.00
Recorded By: LB RPTT:
Book- 241 Page- 0271

1. Assessor Parcel Number(s)

- a) 002-143-18
- 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
- b. Explain reason for exemption: re-record of deed to show the complete legal description of property _____

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: _____

Capacity: Essex Agent
Capacity: _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Richard Gino Chouquer and
Print Name: Rebecca Chouquer
Address: Post Office Box 151
City: Panaca
State: NV Zip: 89042

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Orrin B. Dotson and Dawn
Print Name: M. Dotson
Address: Post Office 311
City: Panaca
State: NV Zip: 89042

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

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

File Number: 152-2330777 MJ/DSP
State: NV Zip: 89301