

Official RecordRecording requested By
FIRST AMERICAN TITLE COMPANY

Lincoln County - NV

Leslie Boucher - Recorder

Fee: \$17.00 Page 1 of 4
RPTT: \$2,340.00 Recorded By: AE
Book- 242 Page- 0074

A.P.N.: 012-040-11 and 012-040-07
File No: NCS-343088-HHLV (ak)
R.P.T.T.: \$2,340.00 C



0131687

When Recorded Mail To: Mail Tax Statements To:
Riata Properties L.L.C.
1225 Rockpebble
N. Las Vegas, NV 89030

GRANT, BARGAIN and SALE DEED

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

Kevin J. Phillips and Terryle H. Phillips, husband and wife as joint tenants (who erroneously acquired title as Kevin Jack Phillips) and Joyce A. Phillips, Successor Trustee of the Phillips Family Trust dated January 23, 1993

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

Riata Properties L.L.C., a Nevada limited liability company

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

See Exhibit "A" attached hereto and made a part hereof.

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: 03/24/2008

Kevin J Phillips
Kevin J Phillips

Terryle H Phillips
Terryle H Phillips

The Phillips Family Trust Dated January 23, 1993

SIGNED IN COUNTERPART

Joyce Phillips, Successor Trustee

STATE OF Nevada)
) : ss.
COUNTY OF Lincoln)

This instrument was acknowledged before me on May 23, 2008 by Kevin J. Phillips and Terryle H. Phillips.

Alice C. Simkins
Notary Public
(My commission expires: Jan. 26, 2011)



STATE OF _____)
) : ss.
COUNTY OF _____)

This instrument was acknowledged before me on _____ by Joyce Phillips, Successor Trustee of the Phillips Family Trust Dated January 23, 1993.

Notary Public
(My commission expires: _____)

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **March 24, 2008** under Escrow No. **NCS-343088-HHLV.**

SIGNED IN COUNTERPART

Kevin J Phillip

SIGNED IN COUNTERPART

Terryle H Phillip

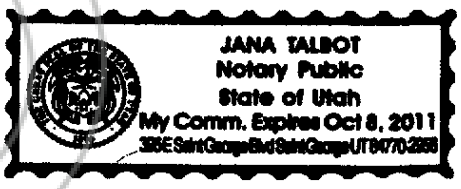
The Phillips Family Trust Dated January 23, 1993

Joyce Phillips
Joyce Phillips, Successor Trustee

STATE OF Utah)
 : ss.
COUNTY OF Washington)

This instrument was acknowledged before me on May 14, 2008 by
~~Kevin J. Phillips and Terryle H. Phillips.~~ Joyce Phillips

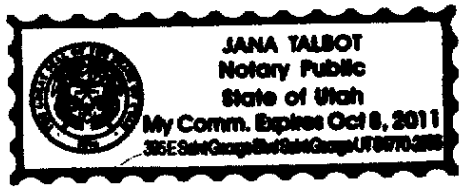
Jana Talbot)
Notary Public
(My commission expires: Oct. 8, 2011)



STATE OF Utah)
 : ss.
COUNTY OF Washington)

This instrument was acknowledged before me on May 14, 2008 by
Joyce Phillips, Successor Trustee of the Phillips Family Trust Dated January 23, 1993.

Jana Talbot)
Notary Public
(My commission expires: Oct. 8, 2011)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **March 24, 2008** under Escrow No. **NCS-343088-HHLV.**



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06/06/2008
Page 4 of 4

EXHIBIT "A"

PARCEL NO. 1:

THE SOUTHEAST QUARTER (SE1/4) OF THE NORTHWEST QUARTER (NW1/4) AND THE NORTHEAST QUARTER (NE1/4) OF THE SOUTHWEST QUARTER (SW1/4) OF SECTION THIRTY-THREE (33), TOWNSHIP ONE (1) SOUTH, RANGE 68 EAST, MT. DIABLO BASE AND MERIDIAN AND BEING LAND EMBRACED IN PATENT NO. 7073.

PARCEL NO. 2:

A PORTION OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 33, TOWNSHIP 1 SOUTH, RANGE 68 EAST MT. DIABLO BASE & MERIDIAN AND BEING MORE FULLY DESCRIBED AS COMMENCING AT THE NORTHWEST QUARTER CORNER STAKE AND RUNNING THENCE SOUTH TWENTY (20) RODS; THENCE EAST EIGHTY (80) RODS TO THE EAST BOUNDARY LINE; THENCE NORTH TWENTY (20) RODS TO THE NORTHEAST CORNER AND THENCE WEST ALONG THE QUARTER SECTION LINE FIRST ABOVE MENTIONED TO THE NORTHWEST CORNER STAKE AND THE PLACE OF BEGINNING.

NOTE: PRIOR TO CLOSING OF ESCROW, A PROPERLY ENGINEERED METES AND BOUNDS LEGAL DESCRIPTION MUST BE SUBMITTED TO THE TITLE DEPARTMENT.

STATE OF NEVADA
DECLARATION OF VALUE

Recording requested By
FIRST AMERICAN TITLE COMPANY

Lincoln County - NV

Leslie Boucher - Recorder

Page 1 of 3 Fee: \$17.00
Recorded By: RE RPTT: \$2,340.00
Book- 242 Page- 0074

1. Assessor Parcel Number(s)

- a) 012-040-11
b) 012-040-07
c)
d)

2. Type of Property

- a) [X] 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:

\$600,000.00
Deed in Lieu of Foreclosure Only (value of property) (\$)
Transfer Tax Value: \$600,000.00
Real Property Transfer Tax Due \$2,340.00

4. If Exemption Claimed:

- a. Transfer Tax Exemption, per 375.090, Section:
b. Explain reason for exemption:

5. Partial Interest: Percentage being transferred: 100 %

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] Capacity: Trustee
Signature: Capacity:

SELLER (GRANTOR) INFORMATION (REQUIRED)

Print Name: Kevin J. Phillips
Address: P.O. Box 1
City: Caliente
State: NV Zip: 89008

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: Riata Properties L.L.C.
Address: 1225 Rockpebble
City: N. Las Vegas
State: NV Zip: 89030

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

First American Title Insurance
Company National Commercial
Print Name: Services File Number: NCS-343088-HHLV ak/cm
Address 3960 Howard Hughes Parkway, S-600
City: Las Vegas State: NV Zip: 89169



**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 012-040-11
- b) 012-040-07
- 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: \$600,000.00
 Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
 Transfer Tax Value: \$600,000.00
 Real Property Transfer Tax Due \$2,340.00

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 375.090, Section: _____
- b. Explain reason for exemption: _____

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Signature: *Kevin J. Phillips*
 Signature: *Gerryle H. Phillips*

Capacity: *grantor*
 Capacity: *grantor*

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Kevin J. Phillips
 Address: P.O. Box 1
 City: Caliente
 State: NV Zip: 89008

Print Name: Riata Properties L.L.C.
 Address: 1225 Rockpebble
 City: N. Las Vegas
 State: NV Zip: 89030

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

First American Title Insurance
 Company National Commercial
 Print Name: Services
 Address: 3960 Howard Hughes Parkway, S-600
 City: Las Vegas

File Number: NCS-343088-HHLV ak/cm
 State: NV Zip: 89169

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



**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

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- b) 012-040-07
- c) _____
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- 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: _____

\$600,000.00

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

Transfer Tax Value: \$600,000.00

Real Property Transfer Tax Due \$2,340.00

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Signature: [Signature] Capacity: Grantee

Signature: _____ Capacity: _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Kevin J Phillip and Terryle H

Print Name: Phillip

Address: P.O. Box 1

City: Caliente

State: NV Zip: 89008

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Riata Properties L.L.C.

Print Name: Riata Properties L.L.C.

Address: 1225 Rockpebble

City: N. Las Vegas

State: NV Zip: 89030

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