

Official Record

Recording requested By
MARTHA SHEAHAN

Lincoln County - NV
Leslie Boucher - Recorder

Fee: \$40.00 Page 1 of 2
RPTT: Recorded By: AE
Book- 247 Page- 0238



0133456

Above Space Reserved for Recording

[If required by your jurisdiction, list above the name & address of: 1) where to return this form; 2) preparer; 3) party requesting recording.]

Quitclaim Deed

Date of this Document: December 25, 2008

Reference Number of Any Related Documents: 009-012-40 and 009-012-41

Grantor:

Name Martha Sheahan
Street Address 100 Dillingham Ave
City/State/Zip Mead CO 80542

Grantee:

Name Jessie James Cox and Lisa Anne Hegwood
Street Address 357 Martin Ave 445 Aspen Circle
City/State/Zip Mead CO 80542 Frederick CO 80530

Abbreviated Legal Description (i.e., lot, block, plat or section, township, range, quarter/quarter or unit, building and condo name): Groom Mine

Assessor's Property Tax Parcel/Account Number(s): 009-012-40 and 009-012-41

THIS QUITCLAIM DEED, executed this 25th day of December, 2008, by first party, Grantor, Martha Sheahan, whose mailing address is PO BOX 334 Mead CO 80542, to second party, Grantee, Jessie James Cox and Lisa Anne Hegwood whose mailing address is PO BOX 359 Mead CO 80542 445 Aspen Circle Frederick CO

WITNESSETH that the said first party, for good consideration and for the sum of \$0.00 gift 80530 Dollars (\$0.00 gift) paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, release and quitclaim unto the said second party forever, all the right, title, interest and claim,



which the said first party has in and to the following described parcel of land, and improvements and appurtenances thereto in the County of Lincoln, State of Nevada

to wit: my interest in the Groom mine to be divided equally between my children, Jessie James Cox and Lisa Anne Hegwood, Parcel # 009-012-40 and parcel # 009-012-41

IN WITNESS WHEREOF, the said first party has signed and sealed these presents the day and year first written above. Signed, sealed and delivered in the presence of:

Signature of Witness Mike Schick
 Print Name of Witness Mike Schick

Signature of Witness Shawn Hegwood
 Print Name of Witness Shawn Hegwood

Signature of Grantor Martha Sheahan
 Print Name of Grantor MARTHA SHEAHAN

State of Colorado
County of Weld

On December 25, 2008 before me, Martha Sheahan appeared in person at 100 Dillingham Ave Mead, CO personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.
Debra Brodhead commission expires 11/28/2009
Signature of Notary

Affiant Known Produced ID
Type of ID CO Drivers License



State of Nevada Declaration of Value

DOC # DV-133456

02/17/2009

03:18 PM

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1. Assessor Parcel Number(s)

- a) 009-012-41
- b) 009-012-40
- c) _____
- d) _____

2. Type of Property

- a) Vacant Land
- b) Single Family Res.
- c) Condo/Townhouse
- d) 2-4 Plex
- e) Apartment Building
- f) Commercial /Ind'l
- g) Agriculture
- h) Mobile Home
- i) other mining claims

FOR RECORDERS OPTIONAL USE ONLY

Document / Instrument # _____

Book: _____ Page: _____

Date of Recording: _____

Notes: Exemption is \$5 mother to son, daughter

3. Total Value / Sales Price of Property

\$ _____

Deed In Lieu Only (value of forgiven debt)

\$ _____

Taxable Value

\$ _____

Real Property Transfer Tax Due:

\$ _____

4. If Exemption Claimed:

a. Transfer Tax Exemption, per NRS 375.090, section: N/A

b. Explain Reason for Exemption: Mother to son and daughter

5. Partial Interest: Percentage being transferred: 100%

The undersigned Seller (Grantor)/Buyer (Grantee), 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 1/2% per month. Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature Martha Sheahan

Capacity grantor

Signature Jessie Cox

Capacity Grantee

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

Print Name Martha Sheahan

Address 100 Dillingham PO Box 334

City mead

State Co. Zip 80542

Print Name Jessie Cox + Lisa Hegwood

Address 1004 Desert Retreat

City Henderson

State NV Zip _____

COMPANY/PERSON REQUESTING RECORDING (REQUIRED IF NOT BUYER OR SELLER)

Co. Name _____ Esc. # _____

Address _____

City _____ State: _____ Zip _____

(As a public record, this form may be recorded / microfilmed)