**#** 0133550

Official Record

Recording requested By COW COUNTY TITLE COMPANY

Lincoln County - NV

- Recorder Leslie Boucher Fee: **\$15.00** RPTT: **\$62.40** Page 1 of 2 Recorded By: AE

Book- 247 Page- 0553

01-201-43 A.P.N. R.P.T.T. \$62.40 37481 Escrow No. Recording Requested By: Cow County Title Co. Mail Tax Statements To: Same as below When Recorded Mail To: Harold J. Keaton P.O. Box 73 Pioche, NV 89043

## **GRANT, BARGAIN, SALE DEED**

THIS INDENTURE WITNESSETH: That LOUIS A. ZACHEA and SHEILA ZACHEA, husband and wife

for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain Sell and Convey to HAROLD J. KEATON and SARA ANN KEATON, husband and wife as joint tenants and to the heirs and assigns of such Grantee forever, all that real property situated in the County of Lincoln, State of Nevada, bounded and described as follows:

See Exhibit "A" attached hereto and by reference made a part hereof for complete legal description. SUBJECT TO:

- 1. Taxes for fiscal year;
- 2. Reservations, restrictions, conditions, rights, rights of way and easements, if any of record on said

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.

Dated: March 11, 2009

LOUIS A. ZACHEA

State of Nevada

County of Clark Nuc

} SS.

This instrument was acknowledged before me on March 12, 200

by LOUIS A. ZACHEA, SHEILA ZACHEA

Signature:

Notary Public

NOTARY PUBLIC STATE OF NEVADA County of Nye KIM WILLIAMS ent Expires Oct. 23, 2010

## **Exhibit A**

File Number: 37481

Being a portion of the Southeast Quarter (SE1/4) of Section 15, Township 1 North, Range 67 East, M.D.B.&M., more particularly described as follows:

Parcel Thirteen (13) of that certain Parcel Map recorded September 28, 1998 in the Office of the County Recorder of Lincoln County Nevada in Book B of Plats, page 151, Lincoln County, Nevada records.

Containing 0.39 Acres, or 17.035 Square Feet, more or less.

ASSESSOR'S PARCEL NUMBER FOR 2008 - 2009: 01-201-43



## DOC # DV-133550

03/13/2009

03:41 PM

## Official Record

Recording requested By COW COUNTY TITLE COMPANY STATE OF NEVADA
DECLARATION OF Y

DECLARATIO	N OF VALUE				Lincoli	County - NV	
1. Assessor P	arcel Number(s)		FOR RECORDER	r's OF	45	her – Recorder	
a) 01-20	1-43		Document/instru		Page 1 of 2	Fee: \$15.00	
b)			Book		Recorded By: AE	RPTT: \$62.40	
c)			Date of Recording	ng:	Book-247 Pag	je- 0553 ·j	
d)			Notes:			/	
2. Type of Pro	perty					\ \	
a) X Va	acant Land b	) Single	e Family Residenç	pe e		\ \	
c) Co	ondo/Twnhse d	1) 2-4 PI	lex				
e) Ar	partment Bldg. f	) Comr	mercial/Industrial			_ \	
g) Aç	gricultural h	ı) Mobik	e Home				
i) 🔲 OI	ther		/	1	\		
3. Total Value	/Sales Price of Prop	erty		\_	\$16,000.00		
	ieu of Foreclosure C	Inly (Value of I	Property) (			)	
	Tax Value	`	\ \ \ _	/_	\$16,000.00		
•	perty Transfer Tax D	ue:	/ / _	_/	\$62.40		
4. If Exemption Claimed:							
a. Transfer Tax Exemption, per NRS 375.090, Section:							
b. Explain Reason for Exemption:							
Partial Interest: Percentage being transferred: 100 %							
NRS 375.110 th be supported I Furthermore, th may result in a p	ed declares and acking the information play documentation is disallowance of acceptably of 10% of the RS 375.030, the Bount owed.	rovided is corr if called upor ny claimed exc e tax due plus	ect to the best of to to substantiate emption or other of interest at 1% per	their inforn the inford determina month.	nation and bel mation provid tion of addition	ief, and can ded herein. nal tax due,	
Signature:	Lawis	1300l	$\sim$ / /c	apacity:	Granto		
		June			CHIMITIO		
Signature:	Jel-30	chea	C	apacity: (	Granto		
SELLER (GI	RANTOR) INFOR	MATION	BUYER (GRA	ANTEE) I	NFORMATIC	ON	
Print Name:	LOUIS A. ZACHE	Α			. KEATON		
Address:	8217 Oakshire St.	7	Address: F	O. Box 7	3		
City/State/Zlp	Las Vegas, NV 89	131	City/State/Zip F	Pioche, NV	89043		
COMPANY	ERSON REQUES	r Eting deca	IDDING (socies	and if mont th	n Callas as F		
Company Nar	me: Cow Count	y Title Co.	<u> Troing tregaire</u> Fea	row No	<u>1e Seller or E</u> 37481	uyer)	
		ndance Drive		_	<u> </u>	<del></del>	
Address:		Vevada 89048					



STATE OF NEVADA DECLARATION OF VALUE							
Assessor Parcel Number(s)	FOR RECORDER'S OPTIONAL USE ONLY						
a) 01-201-43	Document/Instrument No.						
b)	Book Page						
c)	Date of Recording:						
d)	Notes:						
2. Type of Property							
	ngle Family Residence						
c) Condo/Twnhse d) 2-	4 Plex						
·	ommercial/industrial						
· '    ' ' '	obile Home						
i) Other	Solid, Idillo						
3. Total Value/Sales Price of Property \$16,000.00  Deed in Lieu of Foreclosure Only (Value of Property) ( )							
Transfer Tax Value Street Chip (Value of Property) (							
Real Property Transfer Tax Due: \$62.40							
4. If Exemption Claimed:							
a. Transfer Tax Exemption, per NRS	375.090. Section:						
b. Explain Reason for Exemption:							
5. Partial Interest: Percentage being transfe	prred: 100 %						
NRS 375.110 that the information provided is a be supported by documentation if called a Furthermore, the disallowance of any claimed may result in a penalty of 10% of the tax due of	, under penalty of perjury, pursuant to NRS 375.060 and correct to the best of their information and belief, and caupon to substantiate the information provided hereing exemption or other determination of additional tax due plus interest at 1% per month.  Seller shall be jointly and severally liable for any						
Signature: Laguatur	Capacity: Grantel						
Signature: Jan Thi	Capacity: Grantel  Falor Capacity: Grantel						
SELLER (GRANTOR) INFORMATION	BUYER (GRANTEE) INFORMATION						
Print Name: LOUIS A. ZACHEA	Print Name: HAROLD J. KEATON						
Address: 8217 Oakshire St.	Address: P.O. Box 73						
City/State/Zip Las Vegas, NV 89131	City/State/Zlp Pioche, NV 89043						
COMPANY OF POOL STOLL ST							
COMPANY/PERSON REQUESTING RE Company Name: Cow County Title Co.	ECORDING (required if not the Seller or Buyer)  Escrow No 37481						
761 S. Raindance Dri Address: Pahrump, Nevada 89							