

Official Record

Recording requested By
COW COUNTY TITLE COMPANY

Lincoln County - NV
Leslie Boucher - Recorder

Fee: \$15.00 Page 1 of 2
RPTT: \$62.40 Recorded By: AE
Book- 247 Page- 0553



A.P.N. 01-201-43
R.P.T.T. \$62.40
Escrow No. 37481
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 premises.

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

LOUIS A. ZACHEA

Sheila Zachea

SHEILA ZACHEA

State of Nevada }
County of ~~Clark~~ Nye } ss.

This instrument was acknowledged before me on March 12, 2009
by LOUIS A. ZACHEA, SHEILA ZACHEA

Signature: *Kim Williams*

Notary Public

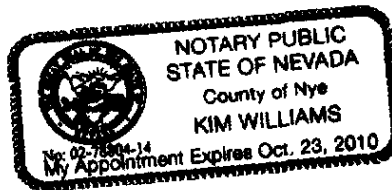




Exhibit A

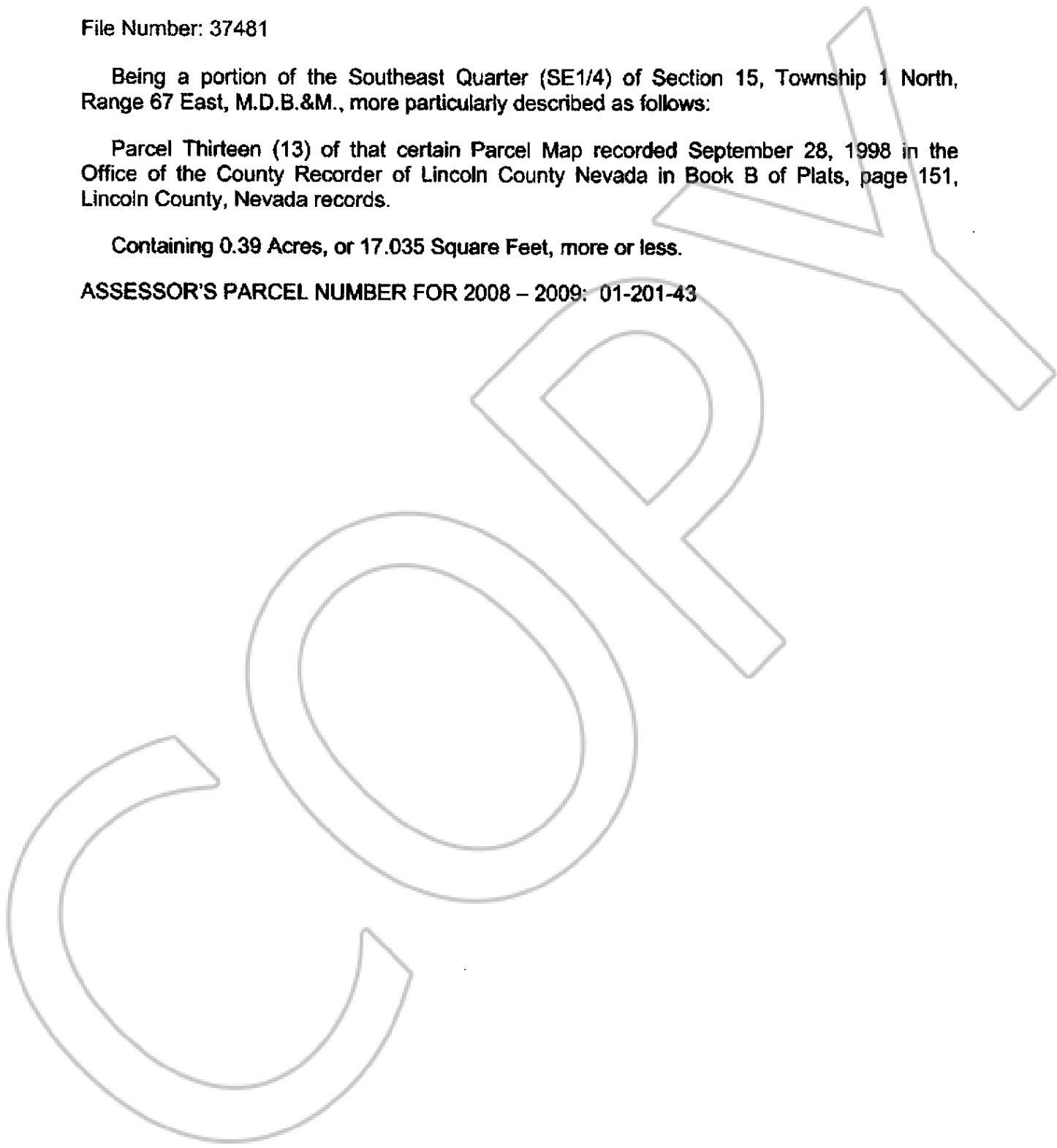
File Number: 37481

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



STATE OF NEVADA
DECLARATION OF VALUE

Recording requested by
COW COUNTY TITLE COMPANY

Lincoln County - NV
Leslie Boucher - Recorder

1. Assessor Parcel Number(s)

- a) 01-201-43
- b) _____
- c) _____
- d) _____

FOR RECORDER'S OF	
Document/Instrument	_____
Book	_____
Date of Recording:	_____
Notes:	_____

Page 1 of 2 Fee: \$15.00
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2. Type of Property

- | | |
|--|---|
| a) <input checked="" type="checkbox"/> Vacant Land | b) <input type="checkbox"/> Single Family Residence |
| c) <input type="checkbox"/> Condo/Twnhse | d) <input type="checkbox"/> 2-4 Plex |
| e) <input type="checkbox"/> Apartment Bldg. | f) <input type="checkbox"/> Commercial/Industrial |
| g) <input type="checkbox"/> Agricultural | h) <input type="checkbox"/> Mobile Home |
| i) <input type="checkbox"/> Other _____ | |

3. Total Value/Sales Price of Property

Total Value/Sales Price of Property	<u>\$16,000.00</u>
Deed in Lieu of Foreclosure Only (Value of Property) (_____)	
Transfer Tax Value	<u>\$16,000.00</u>
Real Property Transfer Tax Due:	<u>\$62.40</u>

4. If Exemption Claimed:

- a. Transfer Tax Exemption, per NRS 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 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: Louis A Zachea Capacity: Grantor

Signature: Louis A Zachea Capacity: Grantor

SELLER (GRANTOR) INFORMATION

Print Name: LOUIS A. ZACHEA
Address: 8217 Oakshire St.
City/State/Zip Las Vegas, NV 89131

BUYER (GRANTEE) INFORMATION

Print Name: HAROLD J. KEATON
Address: P.O. Box 73
City/State/Zip Pioche, NV 89043

COMPANY/PERSON REQUESTING RECORDING (required if not the Seller or Buyer)

Company Name: Cow County Title Co. Escrow No 37481
Address: 761 S. Raindance Drive
Pahrump, Nevada 89048



**STATE OF NEVADA
DECLARATION OF VALUE**

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FOR RECORDER'S OPTIONAL USE ONLY	
Document/Instrument No.	_____
Book _____	Page _____
Date of Recording:	_____
Notes:	_____

2. Type of Property

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- c) Condo/Twnhse
- d) 2-4 Plex
- e) Apartment Bldg.
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