

**Official Record**Recording requested By  
KEVIN & DIANNA WALKERLincoln County - NV  
Leslie Boucher - Recorder

Fee: \$15.00

Page 1 of 2

RPTT.

Recorded By: AE

Book- 255 Page- 0009



0135642

A.P.N: 011-192-16  
WHEN RECORDED RETURN TO:  
Brian and Jeanne Higbee  
P.O. Box 566  
Alamo, NV 89001

**CORRECTION DEED  
FOR A QUIT CLAIM DEED****KNOWN ALL MEN BY THESE PRESENTS THAT:**

Whereas Kevin Walker and Dianna Walker, of Clark County, State of Nevada, as Grantor, hereinafter referred to as Grantor, did, on or about the day of February 12, 2010 execute and deliver to BRIAN HIGBEE AND JEANNE HIGBEE, as Grantee, a conveyance of the certain land situated in Lincoln County with an error made in the map description and was recorded as Document Number 135383 in Book 167, Page 220 of the Deed Records of Lincoln County, Nevada. Whereas, to prevent difficulties hereafter, it is appropriate to correct the record in this regard:

For and in consideration of \$10.00, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **Kevin Walker and Dianna Walker, husband and wife as joint tenants with right of survivorship** do(es) hereby **RELEASE AND FOREVER QUIT CLAIM** to **Brian Higbee and Jeanne Higbee, husband and wife as joint tenants with right of survivorship** all the right, title and interest of the undersigned in and to the real property situate in the County of Lincoln, State of Nevada, describes as follows:

Parcel 3 of the Subsequent Parcel Map of Plat Book C, Page 201 for Joe V. Higbee and Vaughn M. Higbee, 1.596 acres

**TOGETHER WITH THE TENEMENTS, HEREDITAMENTS, AND APPURTENCES  
THERUNTO BELONGING OR APPERTAINING, AND THE REVERSION AND  
REVERSIONS, REMAINDER AND REMAINDERS, RENTS, ISSUES, AND PROFITS  
THEREOF**

Subject To: Rights of way, restrictions, reservations, conditions, covenants and easements of record.

**This is a correction deed, given and accepted as such in substitution for such earlier deed dated on February 12, 2010 and it shall be effectual as of and retroactive to such date. However, except as herein corrected, such prior deed shall remain in full force and effect.**

IN WITNESS WHEREOF, The said first party has signed and sealed these presents the day and year first above written.

Kevin Walker 3-1-10  
Kevin Walker Date

Dianna Walker 5-1-10  
Dianna Walker Date

Grantor Acknowledgement

STATE OF NEVADA )  
 )ss.  
COUNTY OF Clark )

On this 1 day of March, 2010, before me, a Notary Public in and for the said state, personally appeared Kevin Walker and Dianna Walker, known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he/she executed the same.



Candy Cook  
NOTARY PUBLIC for the State of Nevada  
County of Clark  
Residing at: 1925 S. Meadows Valley Blvd  
My Commission Expires: 12/10/11

Grantor(s) Name, Address, phone:  
Kevin Walker  
Dianna Walker  
P.O. Box 66  
Logandale, NV  
(702) 398-7440

Grantee(s) Name, Address, phone:  
Brian Higbee  
Jeanne Higbee  
P.O. Box 566  
Alamo, NV 89001  
(775) 725-3692

SEND TAX STATEMENTS TO GRANTEE

STATE OF NEVADA  
DECLARATION OF VALUE FORM

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Page 1 of 1 Fee: \$15.00  
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1. Assessor Parcel Number(s)

- a) 011-192-16
- 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
- Other \_\_\_\_\_

FOR RECORDER'S OPTIONAL USE ONLY

Book: \_\_\_\_\_ Page: \_\_\_\_\_  
 Date of Recording: \_\_\_\_\_  
 Notes: rptt paid on doc # 135383 de

3. Total Value/Sales Price of Property

Deed in Lieu of Foreclosure Only (value of property) \$ \_\_\_\_\_  
 Transfer Tax Value: \$ \_\_\_\_\_  
 Real Property Transfer Tax Due \$ \_\_\_\_\_

4. If Exemption Claimed:

- a. Transfer Tax Exemption per NRS 375.090, Section 3
- b. Explain Reason for Exemption: Correcting the legal description on deed

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 Jeanne Higbee Capacity \_\_\_\_\_

Signature Jeanne Higbee Capacity acting as agent for Dianna Walker

**SELLER (GRANTOR) INFORMATION (REQUIRED)**

**BUYER (GRANTEE) INFORMATION (REQUIRED)**

Print Name: Kevin Or Dianna Walker  
 Address: P.O. Box 161  
 City: Logandale  
 State: NV Zip: 89021

Print Name: Brian or Jeanne Higbee  
 Address: P.O. Box 566  
 City: Alam  
 State: NV Zip: 89001

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

Print Name: \_\_\_\_\_ Escrow #: \_\_\_\_\_  
 Address: \_\_\_\_\_  
 City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_