0136064

Record

Recording requested By COW COUNTY TITLE COMPANY

Lincoln County - NV - Recorder Leslie Boucher

RPTT: \$74.10 0577

Page 1 Fee: \$40.00 Recorded By: AE

Book- 256 Page-

A.P.N. 010-162-07 R.P.T.T. \$74,10 Escrow No. 39424 **Recording Requested By:** Cow County Title Co. Mail Tax Statements To: Same as below When Recorded Mail To: Joerg H. Arnu 11146 Alora St.

Las Vegas, NV 89141

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That DIANNA PHIPPS, a married woman as her sole and separate property

for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain Sell and Convey to JOERG H. ARNU, a single man

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:

Dated: June 9, 2010

- 1. Taxes for fiscal year:
- 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.

DIANNA PHIPPS State of Alaska SS. County of Fairbanks North Star June 15th This instrument was acknowledged before me on by DIANNA PHIPPS Signature:

atititiii

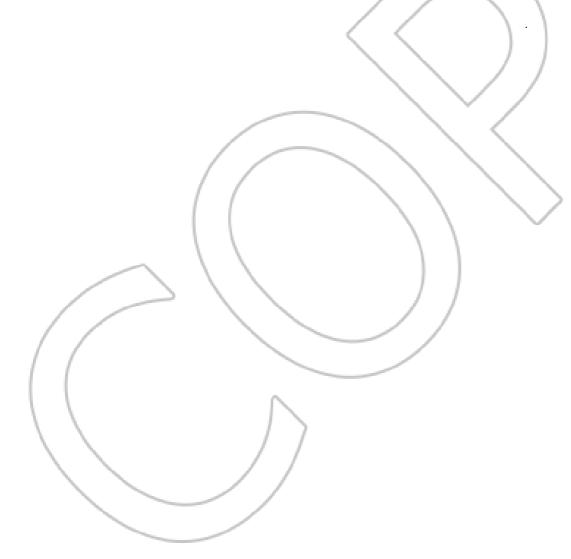
Exhibit A

File Number: 39424

That portion of the Southeast Quarter (SE1/4) of the South Half (S1/2) of the Northeast Quarter (NE1/4) and the Southeast Quarter (SE1/4) of the Southeast Quarter (SE1/4) of Section 35, Township 3 South, Range 55 East, M.D.M. more particularly described as follows:

Lots 15 and 16 of that certain Subdivision known as Sunrise Acres Tract #1 as shown on the Map thereof recorded November 1, 1977 in Book A of Plats, page 130 as File No. 60792, Lincoln County, Nevada records.

ASSESSOR'S PARCEL NUMBER FOR 2009-2010: 10-162-07



DOC # DV-136064

Recording requested By COW COUNTY TITLE COMPANY

09.51 AM

Official Record

STATE OF NEVADA DECLARATION OF VALUE

	or Parcel Number(s))		FOR RECORD	ER'S C	Lincoln County - NV
a) 01	0-162-07			Document/Ins	strume:	eslie Boucher – Recorder
b)				Book		age 1 of 2 Fee: \$40.00
c)				Date of Recor		econded By: AE RPTT: \$74.10 cok-256 Page-0577
d)				Notes:		7011 333 1133
2. Type of	Property				~	
* -	Vacant Land	b)	Single	e Family Reside	ence	_ \ \
c)	Condo/Twnhse	d)	2-4 P	lex		
e)	Apartment Bldg.	f)	Comr	mercial/Industria	al	
g)	Agricultural	h)	Mobil	e Home		
i)	Other				1 /	
	alue/Sales Price of P	• •				\$19,000.00
	in Lieu of Foreclosur	e Only (V	alue of	Property) (<u> </u>)
- -	er Tax Value	_	100		_/	\$19,000.00
	roperty Transfer Ta	x Due:			_//	\$74.10
	ption Claimed:					
	ransfer Tax Exempt	•	The state of the s	.090, Section:	-/-	
	xplain Reason for E	•	-			
5. Partial II	nterest: Percentage	being tra	insterred	d: <u>100 %</u>		·····
The undersid	ned declares and a	acknowled	iges un	der penalty of a	periury purs	uant to NRS 375.060 and
NRS 375.11	that the informatio	n provide	d is corr	ect to the best	of their inform	nation and belief, and can
						mation provided herein.
						tion of additional tax due,
	a penalty of 10% of NRS 375,030, the					severally liable for any
	mount owed.	, D uyo.	una oo	5 50 ,	Omitiy dila	overally habit for any
	\mathcal{M}]]		
Signature	: Manna	Dud.	100	///	Capacity:	Seller/Grantor
		U				
Signature	:				Capacity:	Buyer/Grantee
SELLER	(GRANTOR) INFO	IPMAT IC)N	BIIVED (G	DANTEE\ I	NFORMATION
Print Name			<u> </u>	Print Name:	JOERG H.	
Address:	1375 Esro Rd.	7		Address:	11146 Alor	
	Zip Fairbanks, AK	99712		City/State/Zip		
		7		,		
COMPAN' Company		<u>IESTING</u> unty Title			<u>ired if not tl</u> scrow No	ne Seller or Buyer) 39424
Company		Raindance			3010W NO _	
Address:		p, Nevada				<u> </u>



STATE OF NEVADA DECLARATION OF VALUE

 Assessor P 	arcel Number(s)		FOR RECORDE	R'S OPTION	AL USE ONLY
a) <u>010-1</u>	62-07		Document/Instr	ument No.	
b)			Book		Page
c)			Date of Record	ing:	_\
d)			Notes:	 ;	
2. Type of Pro	perty			_	\ \
a) X Va	cant Land	b) Singl	e Family Residen	ce	\ \
c)	ondo/Twnhse	d) 2-4 F	Plex		7
e) Ap	artment Bldg.	f) Com	mercial/Industrial		/
g) Ag	ricultural	h) Mobi	le Home		
i)	her			/ /	
3. Total Value	/Sales Price of Pri	operty		1 1	\$19,000.00
	ieu of Foreclosure		Property) ()
Transfer 1	ſax Value		_		\$19,000.00_
,	erty Transfer Tax	Due:	\ \ \ _	/ /	<u>\$74.10</u>
4. If Exemption					
	sfer Tax Exemption	The state of the s	5.090, Section:	_/_	
•	ain Reason for Ex		100 01		
 Paπiai inter 	est: Percentage	being transferre	d: <u>100 %</u>		
NRS 375.110 th be supported to Furthermore, the may result in a p	at the information by documentation	n provided is cori n if called upo fany claimed ex	rect to the best of n to substantiate temption or other	their inform the inforr	ant to NRS 375.060 and ation and belief, and can nation provided herein.
additional amo				r month.	on of additional tax due,
additional amo			eller shall be joi	r month. intly and s	
			eller shall be joi	r month.	everally liable for any
additional amo Signature:			eller shall be joi	r month. intly and s apacity:	everally liable for any Seller/Grantor
additional amo			eller shall be joi	r month. intly and s	everally liable for any
additional amo Signature: Signature:		Buyer and Se	eller shall be joi	r month. intly and s apacity:	everally liable for any Seller/Grantor
additional amo Signature: Signature:	unt owed.	Buyer and Se	BUYER (GR	r month. intly and s apacity:	everally liable for any Seller/Grantor Buyer/Grantee
Signature: Signature: Signature: SELLER (GF	OLG RANTOR) INFO	Buyer and Se	BUYER (GR	r month. intly and s capacity: capacity:	Seller/Grantor Buyer/Grantee IFORMATION ARNU
Signature: Signature: SELLER (GF Print Name:	RANTOR) INFO	Buyer and Se	BUYER (GR Print Name: Address:	r month. intly and s capacity: capacity: ANTEE) IN JOERG H. A	Seller/Grantor Buyer/Grantee IFORMATION ARNU St.
Signature: Signature: SELLER (GF Print Name: Address: City/State/Zip	RANTOR) INFOIDIANNA PHIPPS 1375 Esro Rd. Fairbanks, AK 9	Buyer and Se RMATION S 9712	BUYER (GR Print Name: Address: City/State/Zip	r month. intly and s capacity: ANTEE) IN JOERG H. A 11146 Alora Las Vegas,	Seller/Grantor Buyer/Grantee IFORMATION ARNU St. NV 89141
Signature: Signature: SELLER (GF Print Name: Address: City/State/Zip	RANTOR) INFOI DIANNA PHIPPS 1375 Esro Rd. Fairbanks, AK 9	Buyer and Se RMATION S 9712	BUYER (GR Print Name: Address: City/State/Zip	r month. intly and s capacity: ANTEE) IN JOERG H. A 11146 Alora Las Vegas,	Seller/Grantor Buyer/Grantee IFORMATION ARNU St.
Signature: Signature: SELLER (GF Print Name: Address: City/State/Zip	PANTOR) INFOIDIANNA PHIPPS 1375 Esro Rd. Fairbanks, AK 99 PERSON REQUIRE: Cow Cour 761 S. Ra	RMATION S 9712 ESTING RECO	BUYER (GR Print Name: Address: City/State/Zip DRDING (require	r month. intly and s capacity: ANTEE) IN JOERG H. A 11146 Alora Las Vegas,	Seller or Buyer)