

APN: 008-061-13

**RECORDING REQUESTED BY:**

Fidelity National Title  
FT100029682-EA

**When Recorded Mail Document  
and Tax Statement To:**

Biggs Family Trust  
P.O. Box 153  
Alamo, NV 89001



0136423

RPTT: \$78.00

**GRANT, BARGAIN, SALE DEED**

THIS INDENTURE WITNESSETH: That Judith Ann Curtis as Successor Trustee of The S and J Family Trust dated December 14, 1981

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do(es) hereby Grant, Bargain, Sell and

Convey to Biggs Family Trust

all that real property situated in Lincoln County, State of Nevada, bounded and described as follows:

That portion of Section 16, Township 7 South, Range 61 East, M.D.M, more particularly described as follows:

Parcel #2B

A Triangular parcel adjoining the One-Quarter Section Line of said Section 16 and a portion of the Southeast Quarter (SE1/4) of the Northwest Quarter (NW 1/4) of said Section 16; described as follows:

Beginning at a point 130 feet West of the center of said Section 16, at the West fence line of U.S. Highway No. 93 and running West 735 feet along the one-quarter section line; thence North 44 degrees 30', a distance of 720 feet to said highway fence, thence South 15 degrees East along said fence line, as distance of 560 feet to the True Point of Beginning

SUBJECT TO: 1. Taxes for the fiscal year 2010-2011

2. Covenants, Conditions, Reservations, Rights, Rights of Way and Easements now of record.

Together with all and singular tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

DATED: August 26, 2010



STATE OF Arizona

COUNTY OF Maricopa

I, Patti A Ballmann a Notary Public of the County and State first above written, do hereby certify that Judith Ann Curtis as Successor Trustee of The S and J Family Trust dated December 14, 1981 personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

The S and J Family Trust dated December 14, 1981

BY: Judith Ann Curtis  
Judith Ann Curtis Successor Trustee  
Successor Trustee

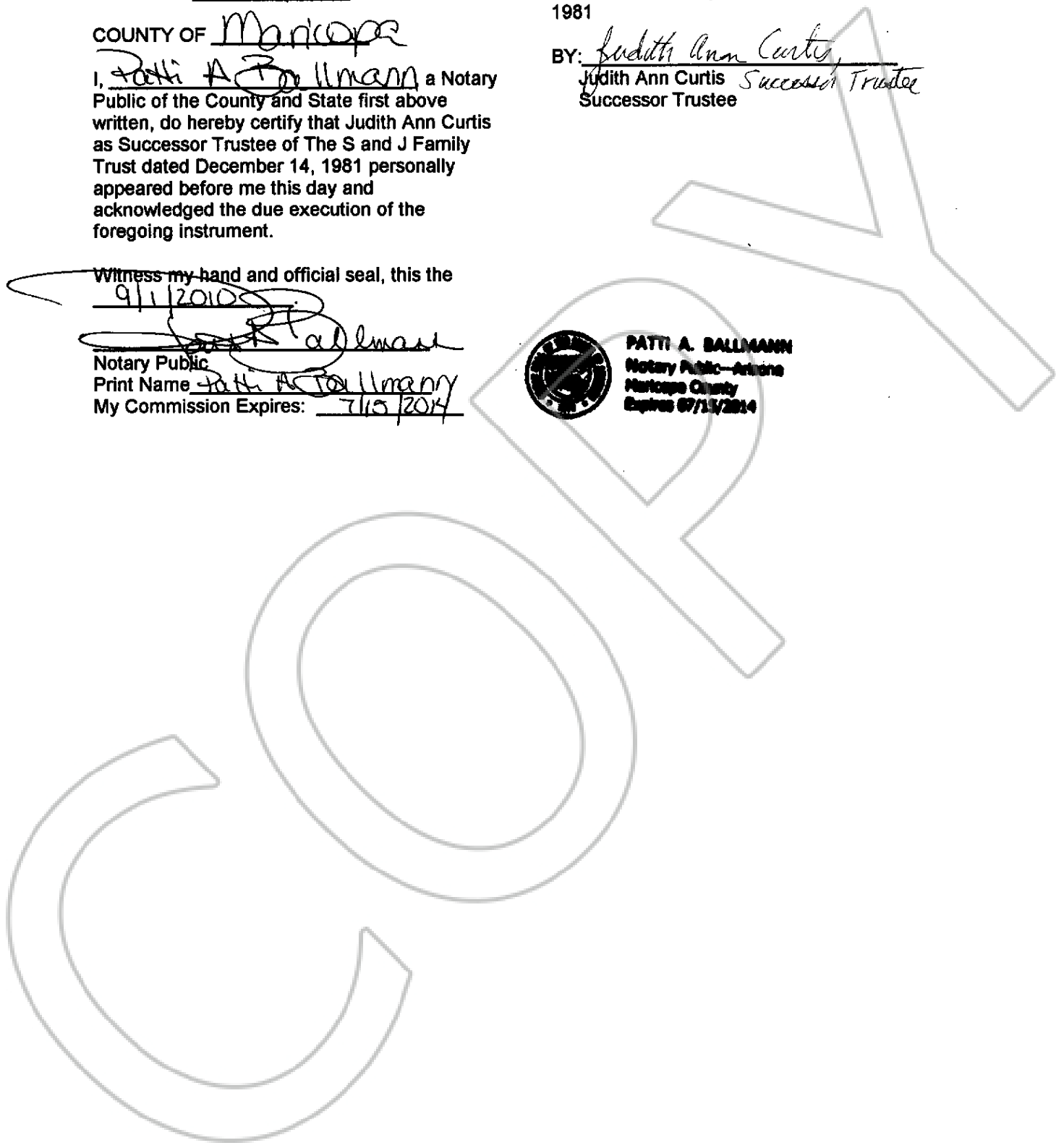
Witness my hand and official seal, this the

9/1/2010  
Patti A Ballmann  
Notary Public

Print Name Patti A Ballmann  
My Commission Expires: 7/15/2014



**PATTI A. BALLMANN**  
Notary Public—Arizona  
Maricopa County  
Expires 07/15/2014



STATE OF NEVADA  
DECLARATION OF VALUE

Recording requested By  
FIDELITY

Lincoln County - NV  
Leslie Boucher - Recorder

Page 1 of 1 Fee: \$15.00  
Recorded By: DP RPTT: \$78.00  
Book- 258 Page- 0149

1. Assessor Parcel Number(s)

- a) 008-061-13
- b) \_\_\_\_\_
- c) \_\_\_\_\_
- d) \_\_\_\_\_

2. Type of Property:

- |  |                 |                             |                  |
|--|-----------------|-----------------------------|------------------|
| a) <input checked="" type="checkbox"/> | Vacant Land     | b) <input type="checkbox"/> | Single Fam. Res. |
| c) <input type="checkbox"/>            | Condo/Townhouse | d) <input type="checkbox"/> | 2-4 Plex         |
| e) <input type="checkbox"/>            | Apt. Bldg.      | f) <input type="checkbox"/> | Comm'l/Ind'l     |
| g) <input type="checkbox"/>            | Agricultural    | h) <input type="checkbox"/> | Mobile Home      |
| i) <input type="checkbox"/>            | Other           |                             |                  |

FOR RECORDERS OPTIONAL USE ONLY	
Book: _____	Page: _____
Date of Recording: _____	
Notes: _____	

- |       |  |    |                  |
|-------|--|----|------------------|
| 3. a) | Total Value/Sales Price of Property                  | \$ | <u>20,000.00</u> |
| b)    | Deed in Lieu of Foreclosure Only (value of property) | \$ | _____            |
| c)    | Transfer Tax Value:                                  | \$ | <u>20,000.00</u> |
| d)    | Real Property Tax Due                                | \$ | <u>78.00</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: 100.00%

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: Judith Ann Castro, Successor trustee

Capacity: Grantor

Signature: Nelson Long Agent

Capacity: Grantee

**SELLER (GRANTOR) INFORMATION**

**BUYER (GRANTEE) INFORMATION**

(Required)  
 Print Name: The S and J Family Trust dated December 14, 1981  
 Address: 5838 North 42nd Street  
 City, State, Zip: Phoenix, AZ 85018

(Required)  
 Print Name: Biggs Family Trust  
 Address: P.O. Box 153  
 City, State, Zip: Alamo, NV 89001

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

Fidelity National Title Agency of NV

Escrow #: FT07-FT100029682-EA