

Official Record

Recording requested By
FIRST AMERICAN TITLE COMPANY

Lincoln County - NV

Leslie Boucher - Recorder

Fee: \$41.00

Page 1 of 3

RPTT: \$298.35

Recorded By: AE

Book- 267 Page- 0151

A.P. No. 001-082-01
Escrow No. 106-2414057-CV/VT
R.P.T.T. \$273.00



WHEN RECORDED RETURN TO:

Dylan Frehner
Post Office Box 195
Panaca, NV 89042

MAIL TAX STATEMENTS TO:

Dylan Frehner
Post Office Box 195
Panaca, NV 89042

GRANT, BARGAIN and SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

John S. Henderson, an unmarried man and Windy Ashburn, an unmarried woman as joint tenants with right of survivorship

do(es) hereby *GRANT, BARGAIN and SELL* to

Dylan Frehner, a married man as his sole and separate property

the real property situate in the County of Lincoln, State of Nevada, described as follows:

LOT 1 OF PARCEL MAP OF BLOCK 12 PREPARED FOR LINCOLN COUNTY SCHOOL DISTRICT RECORDED MAY 25, 2004 AS FILE NO. 122389 IN PLAT BOOK "C", PAGE 51, LOCATED WITHIN THE SOUTHEAST QUARTER (SE 1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 22, TOWNSHIP 1 NORTH, RANGE 67 EAST, M.D.M., LINCOLN COUNTY, NEVADA.

Subject to:

1. All general and special taxes for the current fiscal year.
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.

TOGETHER with all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Date: 10/04/2011



Signed in Counterparts
John S. Henderson

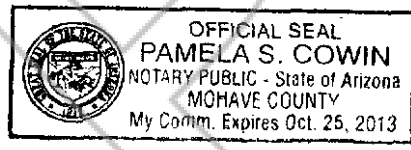
Windy Ashburn
Windy Ashburn

STATE OF Arizona
: ss.
COUNTY OF Mohave

This instrument was acknowledged before me on
7th of Oct 2011 by
~~John S. Henderson and Windy Ashburn.~~

Pamela J. Cowin
Notary Public

(My commission expires: Oct 25, 2013)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated 10/04/2011 under Escrow No. 106-2414057



John S. Henderson
John S. Henderson

Signed in Counterparts
Windy Ashburn

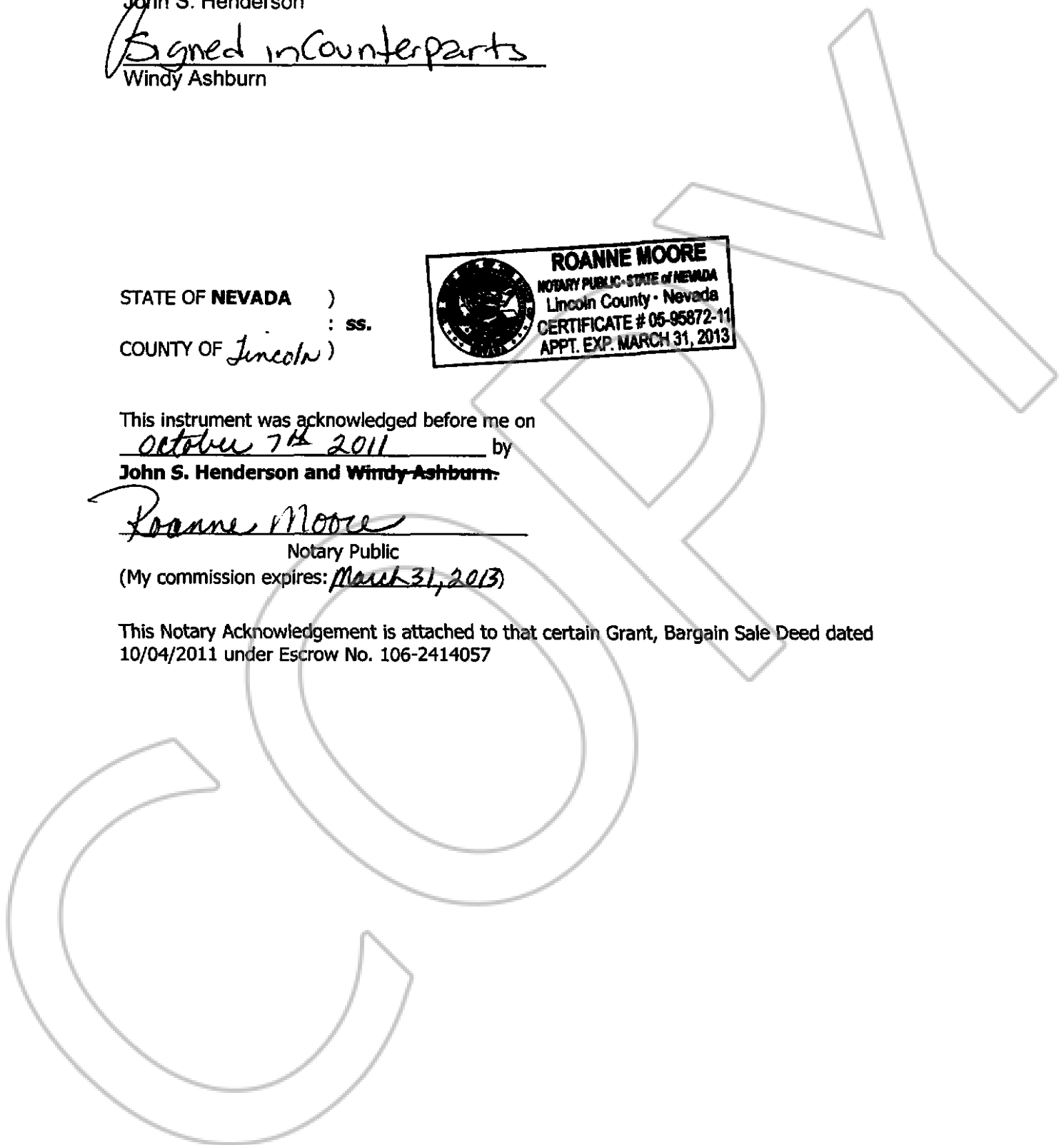
STATE OF NEVADA)
 : ss.
COUNTY OF *Lincoln*)



This instrument was acknowledged before me on
October 7th 2011 by
John S. Henderson and Windy Ashburn:

Roanne Moore
Notary Public
(My commission expires: *March 31, 2013*)

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated 10/04/2011 under Escrow No. 106-2414057



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STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)

- a) 001-082-01
- 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
- i) Other _____

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

- 3. a) Total Value/Sales Price of Property:
- b) Deed in Lieu of Foreclosure Only (value of _____)
- c) Transfer Tax Value:
- d) Real Property Transfer Tax Due

nl
~~\$70,000.00~~ - *70,294.20*
 (\$ *nl*)
~~\$70,000.00~~ *70,294.20*
~~\$273.00~~ *298.35*

4. If Exemption Claimed:

- a. Transfer Tax Exemption, per 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 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: *John S. Henderson*
 Signature: *John S. Henderson*
SELLER (GRANTOR) INFORMATION
 (REQUIRED)

Capacity: *grantor*
 Capacity: *agent*
BUYER (GRANTEE) INFORMATION
 (REQUIRED)

Print Name: John S. Henderson
 Address: Post Office Box 208
 City: Pioche
 State: NV Zip: 89043

Print Name: Dylan Frehner
 Address: Post Office Box 195
 City: Panaca
 State: NV Zip: 89042

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

First American Title Insurance
 Print Name: Company
 Address 2490 Paseo Verde Parkway, Suite 100
 City: Henderson

File Number: 106-2414057 CV/CV
 State: NV Zip: 89074