

Official Record

Recording requested By
JETTA FINANCIAL LLC

Lincoln County - NV

Leslie Boucher - Recorder

Fee: \$16.00

Page 1 of 3

RPTT: \$37.05

Recorded By AE

Book- 270 Page- 0687



0141034

THIS DOCUMENT PREPARED BY:

AND WHEN RECORDED MAIL
THIS DEED AND MAIL TAX
STATEMENTS TO:

JETTA FINANCIAL, LLC
2550 E. DESERT INN RD. #488
LAS VEGAS, NV 89121

Above this line reserved for Official Use Only

Assessor's Parcel No. = 001-054-03

GRANT DEED

DOCUMENTARY TRANSFER TAX \$ ~~3.00~~ 37.05 *CL*

- Computed on full value of property conveyed, or
- Computed on full value less liens and encumbrances remaining at time of sale.

Jetta Financial LLC

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS (\$10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, The Horlacher Children Trust dated 10/23/1980, H. Gail Roundy, as Trustee, hereinafter referred to as "Grantor", do hereby grant, bargain, sell, and convey unto Jetta Financial LLC, a Limited Liability Company organized under the laws of the state of Nevada, hereinafter "Grantee", the following lands and property, together with all improvements located thereon, lying in the County of Lincoln, State of Nevada, to-wit:

SEE DESCRIPTION ATTACHED "EXHIBIT A"

LESS AND EXCEPT all oil, gas and minerals, on and under the above described property owned by Grantor, if any, which are reserved by Grantor.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

TO HAVE AND TO HOLD 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.

GRANTORS do for Grantor and Grantor's heirs, personal representatives, executors and assigns forever hereby covenant with GRANTEE that Grantor is lawfully seized in fee simple of said premises; that premises are free from all encumbrances, unless otherwise noted above; that Grantor has a good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.



WITNESS Grantor(s) hand(s) this the 26 day of January, 2012.

Horlacher Children Trust

H. Gail Roundy
Grantor
H. Gail Roundy, Trustee

STATE OF Nevada

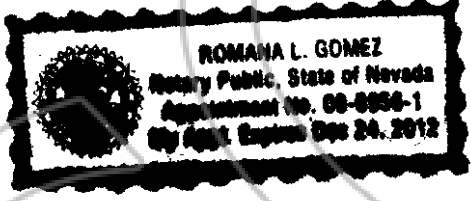
COUNTY OF Clark

This instrument was acknowledged before me on January 26 2012 (date) by H. Gail Roundy, as Trustee of the Horlacher Children Trust

Romana L. Gomez

Notary Public

Printed Name: Romana L. Gomez



(Seal)

My Commission Expires: Dec 24, 2012

GRANTOR'S NAME, ADDRESS:
Horlacher Children Trust
PO Box 758
Panaca, NV 89042

GRANTEE'S NAME, ADDRESS:
JETTA FINANCIAL, LLC
2550 E. DESERT INN RD. #488
LAS VEGAS, NV 89121
877-849-9231

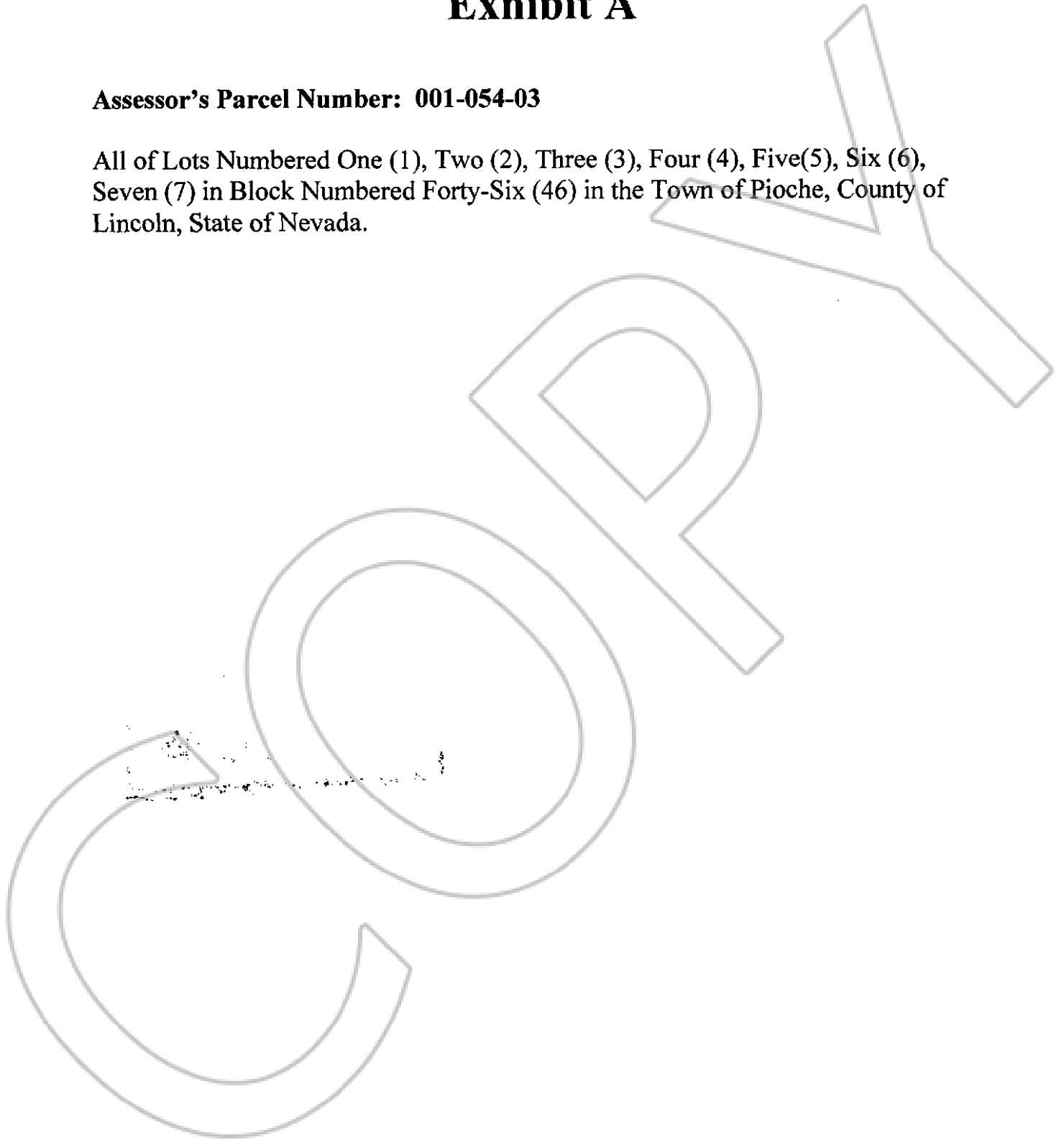
RETURN RECORDED DEED AND SEND TAX STATEMENTS TO GRANTEE



Exhibit A

Assessor's Parcel Number: 001-054-03

All of Lots Numbered One (1), Two (2), Three (3), Four (4), Five(5), Six (6), Seven (7) in Block Numbered Forty-Six (46) in the Town of Pioche, County of Lincoln, State of Nevada.



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Page 1 of 1 Fee: \$16.00
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**STATE OF NEVADA
 DECLARATION OF VALUE**

FOR REC'D	
Document/Instrument#:	
Book:	Page:
Date of Recording:	
Notes:	

1. Assessor Parcel Number (s)
 a) 001-054-03
 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/Twnhse | d) <input type="checkbox"/> | 2-4 Plex |
| e) <input type="checkbox"/> | Apt. Bldg. | f) <input type="checkbox"/> | Comm'/Ind'l |
| g) <input type="checkbox"/> | Agricultural | h) <input type="checkbox"/> | Mobile Home |
| i) <input type="checkbox"/> | Other | | |

3. Total Value/Sales Price of Property: \$ 847.00 (Sales Price)
 Deed in Lieu of Foreclosure Only (value of property) \$ _____
 Transfer Tax Value: \$ 9126.00 (Assessed Value)
 Real Property Transfer Tax Due: \$ 37.05

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 Chris Z Capacity Buyer
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
 (REQUIRED)
 Print Name: Hortacher Children Trust
 Address: PO Box 758
 City: Panaca
 State: NV Zip: 89012

BUYER (GRANTEE) INFORMATION
 (REQUIRED)
 Print Name: Jetta Financial LLC
 Address: 2550 G. Desert Inn Rd #488
 City: Las Vegas
 State: NV Zip: 89121

COMPANY/PERSON REQUESTING RECORDING
 (REQUIRED IF NOT THE SELLER OR BUYER)
 Print Name: Jetta Financial LLC Escrow # _____
 Address: _____
 City: _____ State: _____ Zip: _____