

Official Record

Recording requested By
DEREK & MEGAN FOREMASTER

Lincoln County - NV

Leslie Boucher - Recorder

Fee: \$14.00 Page 1 of 1
RPTT: \$85.80 Recorded By: AE
Book- 277 Page- 0455



After recording please return to (also send tax statements to):

Name: Derek and Megan Foremaster

Address: PO Box 312
108 Purple Sage Ave

City, State, Zip: Alamo, Nevada 89001

Phone: 775-725-3225

APN: 004-031-20

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GRANT, BARGAIN, AND SALE DEED

THIS INDENTURE WITNESSETH:

That Larry Connell and Dorothy Connell, husband and wife, in consideration of TEN DOLLARS (\$10.00), the receipt of which is hereby acknowledged, do hereby grant, bargain, and sell to Derek Floyd Foremaster and Megan Lynette Foremaster, husband and wife, as joint tenants with rights of survivorship, all that real property situated in the town of Alamo, County of Lincoln, State of Nevada, more particularly described as follows:

A portion of Lot 2 in Block 44 of the Alamo Townsite Map as recorded in Map Book A, Page 41, and Document Number 1176 in the Office of the County Recorder of Lincoln County, Nevada, and more particularly described as follows:

Commencing at the Northwest corner of said Lot 2; thence East 167.5 to the true point of beginning; thence continuing East 80 feet; thence South at a right angle for 125 feet; thence West at a right angle for 80 feet; thence North at a right angle for 125 feet to the true point of beginning.

Commonly known as 98 North Purple Sage Ave, Alamo, Nevada 89001.

That such conveyance is SUBJECT TO water rights and claims or title to water; any general or special taxes for the current year; and rights of way, reservations, restrictions, easements, and conditions of record.

That Grantors' claims to title originate from a deed recorded in Book 165, Pages 440-441, and Document Number 118544 in the Office of the County Recorder of Lincoln County, Nevada.

That Grantors convey the property TOGETHER WITH all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

WITNESS Grantors' hands this 8th day of March, 2013.

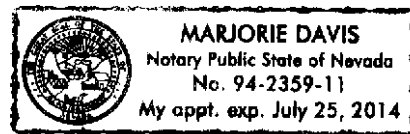
Larry Connell
Larry Connell

Dorothy Connell
Dorothy Connell

STATE OF NEVADA)
) ss:
COUNTY OF LINCOLN)

This instrument was acknowledged before me on this 8th day of March, 2013 by Larry Connell and Dorothy Connell.

Marjorie Davis
NOTARY PUBLIC



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STATE OF NEVADA
DECLARATION OF VALUE FORM

1. Assessor Parcel Number(s)
a) 004-031-20
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 Mobile Home & LAND

FOR RECORDER'S OPTIONAL USE ONLY
Book: _____ Page: _____
Date of Recording: _____
Notes: _____

3. Total Value/Sales Price of Property \$ 22,000.00
Deed in Lieu of Foreclosure Only (value of property) (\$0)
Transfer Tax Value: \$ 22,000.00
Real Property Transfer Tax Due \$ 85.80

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 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 Larry Cornell/Dorothy Cornell Capacity Seller/Grantor
Signature Derek Foremaster Capacity Buyer/Grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: LARRY and Dorothy Cornell
Address: P.O. Box 644
City: ALAMO
State: NV Zip: 89001

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Derek & Megan Foremaster
Address: PO Box 312
City: Alamo
State: NV Zip: 89001

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

Print Name: _____ Escrow #: _____
Address: _____
City: _____ State: _____ Zip: _____