

Official RecordRecording requested By
VAUGHN & DONNA PHILLIPS

Lincoln County - NV

Leslie Boucher - Recorder

Fee: \$15.00 Page 1 of 2
RPTT: \$741.00 Recorded By: AE
Book- 278 Page- 0141

APN: 001-193-24

RETURN RECORDED DEED TO:

Michael and Donna Rennie
HC 74 Box 305
Pioche, Nevada 89043

GRANTEE/MAIL TAX STATEMENTS TO:

Michael and Donna Rennie
HC 74 Box 305
Pioche, Nevada 89043

0142999

JOINT TENANCY GRANT, BARGAIN AND SALE DEED

THIS INDENTURE, made and entered into this 17 day of April, 2013, between, Michael S. Phillips, as a single man as his sole and separate property, the party of the first part and hereinafter referred to as "GRANTOR", AND Michael Edward Rennie and Donna Sue Rennie, husband and wife, as joint tenants with full right of survivorship, the party of the second part and hereinafter referred to as "GRANTEES."

WITNESSETH:

That the GRANTOR, in consideration of Ten Dollars (\$10), lawful money of the United States of America, and other good and valuable consideration, in hand paid by the GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, does hereby grant, bargain and sell unto the said GRANTEES, as joint tenants with right of survivorship and to their heirs and assigns, forever, all their right, title and interest in and to those certain lots, pieces and parcels of land situate in Pioche, County of Lincoln, State of Nevada, and more particularly described as follows, to-wit:

APN #001-193-24, and further described as:

Parcel 1B of Subsequent Parcel Map for MICHAEL SCOTT PHILLIPS, recorded in the office of the County Recorder of Lincoln County, on September 11, 2006, as Document No. 127310 and found in Plat Book C, page 252.

TOGETHER WITH all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining and the reversion(s), remainder(s), rents, issues and profits thereof; also all possession, claim and demand whatsoever, as well as in law as in equity of the said party of the first part, of, in, or to the said premises.

TO HAVE AND TO HOLD, all and singular, the said premises together with the appurtenances, unto the said GRANTEES, and to their heirs and assigns, forever.



IN WITNESS WHEREOF, the GRANTOR have hereunto set his hand the day and year first above written.

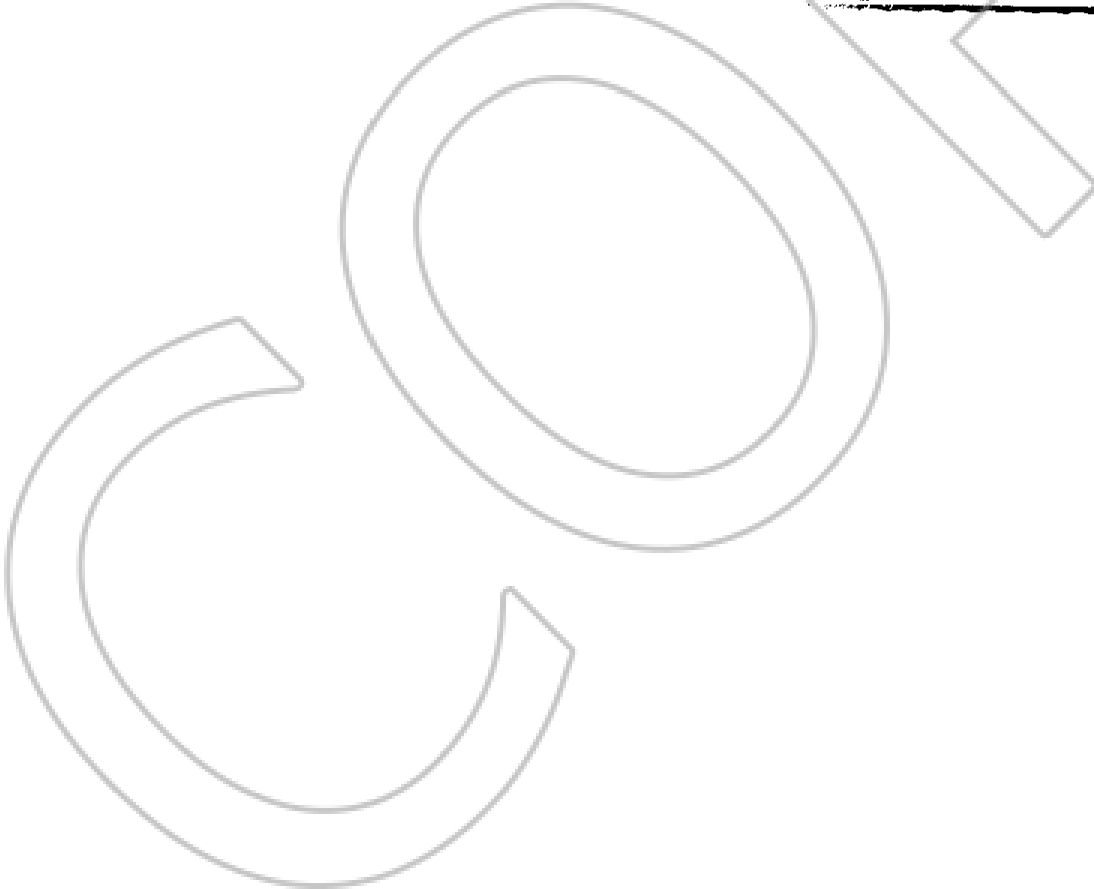
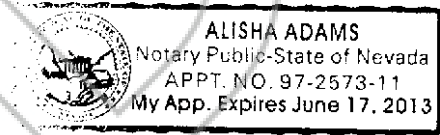
Michael S. Phillips
MICHAEL S. PHILLIPS

State of NEVADA)
)ss.
County of LINCOLN)

On this 17th day of April, 2013, *****MICHAEL S. PHILLIPS***** personally appeared before me and proved to me to be the person described in and who executed the foregoing Quitclaim Deed, who acknowledged that he executed the same freely and voluntarily and for the uses and purposes therein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal.

Alisha Adams
NOTARY PUBLIC



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STATE OF NEVADA
DECLARATION OF VALUE FORM

- 1. Assessor Parcel Number(s)
 - a) 001-193-24
 - 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

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

- 3. Total Value/Sales Price of Property \$ 190,000.00
- Deed in Lieu of Foreclosure Only (value of property) (_____)
- Transfer Tax Value: \$ _____
- Real Property Transfer Tax Due \$ 741.00

- 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 Michael S. Phillips Capacity Grantor

Signature [Signature] Capacity Grantee

SELLER (GRANTOR) INFORMATION (REQUIRED)
 Print Name: Michael S. Phillips
 Address: P.O. Box 487
 City: Pioche
 State: NV Zip: 89043

BUYER (GRANTEE) INFORMATION (REQUIRED) Sue
 Print Name: Michael & Donna Bannie
 Address: HC 74 Box 365
 City: Pioche
 State: NV Zip: 89043

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)
 Print Name: Vaughn & Donna Phillips Escrow #: _____
 Address: P.O. Box 454
 City: Pioche State: NV Zip: 89043