

Official Record

Recording requested By
EDWARD J. HANIGAN

Lincoln County - NV
Leslie Boucher - Recorder

Fee: \$15.00 Page 1 of 2
RPTT: Recorded By: LB
Book- 279 Page- 0101

APN: 001-088-01

WHEN RECORDED, RETURN TO:
Edward J. Hanigan, Esq.
2580 Anthem Village Drive
Henderson, NV 89052

SEND TAX STATEMENTS TO:
Patricia Franks Crockett
15 Skybird Ct.
Las Vegas, NV 89135



QUITCLAIM DEED

Juanita Patricia Franks, also known as Patsy Franks, does hereby gift, remise, release and forever quitclaim to Patricia Franks Crockett, all right, title and interest in and to all that real property situated in the County of Lincoln, State of Nevada generally known as 492 Main Street, Pioche, Nevada 89043, and more particularly described as set forth on Exhibit "A", attached hereto.

GRANTEE'S ADDRESS: 15 Skybird Ct., Las Vegas, NV 89135.

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

WITNESS my hand this 10th day of May, 2013.

Juanita Patricia Franks, a/k/a Patsy Franks

State of NEVADA)

) ss.

County of CLARK)

This instrument was acknowledged before me on the 10th day of May, 2013, by Juanita Patricia Franks, a/k/a Patsy Franks.

Jeanette A. Hitchman
Notary Public

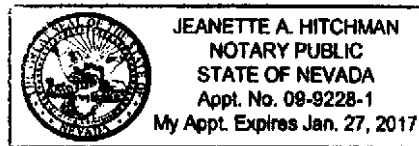




EXHIBIT "A"

LEGAL DESCRIPTION

That certain real property situated in the Town of Pioche, Lincoln County, Nevada, described as follows:

Lots 1, 9, 10, 11 and 12 in Block 9, in the TOWN OF PIOCHE, Lincoln County, Nevada as said lot and block are platted and described in the Official Plat of said Town of Pioche, now on file and of record in the Office of the County Recorder of said Lincoln County, Nevada and to which plat and the records thereof reference is hereby made for further particular description.

Together with that certain rectangular tract 25 feet in depth and about 50 feet in width lying on the westerly side immediately adjacent to the rear of said Lots numbered 11 and 12 of said Block 9 as the said lots appear on the official map of said Town of Pioche, on file in the office of the County Recorder of Lincoln County, Nevada as conveyed by Deed recorded May 30, 1972 in Book 4 of Official Records, page 279 as File No. 51643, Lincoln County, Nevada records.

ASSESSOR'S PARCEL NUMBER FOR 2012-2013: 001-088-01

STATE OF NEVADA
DECLARATION OF VALUE FORM

Recording requested By
EDWARD J. HANIGAN

Lincoln County - NV
Leslie Boucher - Recorder

Page 1 of 1 Fee: \$15.00
Recorded By: LB RPTT:
Book- 279 Page- 0101

- 1. Assessor Parcel Number:
 - a. 001-088-01
 - b. _____
 - c. _____
 - d. _____
- 2. Type of Property:
 - a. Vacant Land b. Single Fam. Res.
 - c. Condo/Townhouse d. 2-4 Plex
 - e. Apt. Bldg f. Comm'/Ind'l
 - g. Agricultural h. Mobile Home
 - Other _____

FOR RECORDER'S OPTIONAL USE ONLY

Book: _____ Page: _____

Date of Recording: _____

Notes:

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

4. If Exemption Claimed:

- a. Transfer Tax Exemption per NRS 375.090, Section 5
- b. Explain Reason for Exemption: Transfer from mother to daughter.

- 5. Partial Interest: Percentage being transferred: _____ %

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: Isamita Patricia Capacity Frank Grantor

Signature: Patricia Franks Crockett Capacity _____ Grantee

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

Print Name: Patsy Franks AKA. Juanita Patricia
Address: PO Box 514 Franks
City: Pioche
State: NV Zip: 89043

Print Name: Patricia Franks Crockett
Address: 15 Skybird Ct
City: Las Vegas
State: NV Zip: 89135

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

Print Name: Edward J. Hanigan, Esq. Escrow #: n/a
Address: 2580 Anthem Village Drive
City: Henderson State: NV Zip: 89052