

Official Record

Recording requested By
PHYLLIS FRIAS MANAGEMENT TRUST

Lincoln County - NV
Leslie Boucher - Recorder

Fee: \$18.00 Page 1 of 5
RPTT: Recorded By: AE
Book- 279 Page- 0402



APN 011-220-01

APN 011-200-06

APN _____

GRANT, BARGAIN and SALE DEED

Title of Document

Affirmation Statement

I, the undersigned hereby affirm that the attached document, including any exhibits, hereby submitted for recording **does not contain** the social security number, driver's license or identification card number, or any "Personal Information" (as defined by NRS 603A.040) of any person or persons. (Per NRS 239B.030)

_____, I, the undersigned hereby affirm that the attached document, including any exhibits, hereby submitted for recording **does contain** the social security number, driver's license or identification card number, or any "Personal Information" (as defined by NRS 603A.040) of a person or persons as required by law: N/A
(State specific law)

Property Manager
Title

Bruce Stoker
Print

05/28/2103
Date

Grantees address and mail tax statement:
5010 S Valley View Blvd
Las Vegas, NV 89118



A.P.N.: 011-220-01 and 011-200-06
File No: NCS-304664-HHLV (tt)
R.P.T.T.: \$3,705.00 C

When Recorded Mail To: Mail Tax Statements To:
Phyllis Frias Management Trust
5010 South Valley View Blvd.
Las Vegas, NV 89118

GRANT, BARGAIN and SALE DEED

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

Phyllis M. Frias, Trustee of the Phyllis Frias Management Trust

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

Phyllis M. Frias, Trustee of the Phyllis Frias Management Trust

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

See Exhibit "A" attached hereto and made a part hereof.

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: 05/21/2013

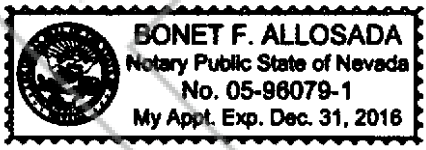


Phyllis M. Frias TTEE
Phyllis M. Frias, Trustee of the Phyllis Frias
Management Trust

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

This instrument was acknowledged before me on by **Phyllis M. Frias, Trustee of the Phyllis Frias Management Trust.**

Bonet F. Allosada
Notary Public
(My commission expires:) *12/31/2016*



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **May 21, 2013** under Escrow No. **NCS-304664-HHLV.**



EXHIBIT "A"

PARCEL ONE: 011-220-01

Real property in the City of, County of Lincoln, State of Nevada, described as follows:

A PORTION OF NW ¼ SECTION 32, TOWNSHIP 6 SOUTH, RANGE 61 EAST, M.D.M. BEING LOT 1 OF PARCEL MAP DOC NO 77005 LINCOLN COUNTY, NEVADA RECORDS, BEING MORE SPECIFICALLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE EAST ¼ CORNER OF SECTION 32, THENCE SOUTH 89°18'07" EAST, 1816.30 FEET (N 88°48'51" W A DISTANCE OF 1817.66 FEET PER AFOREMENTIONED PARCEL MAP) TO THE POINT OF BEGINNING; THENCE SOUTH 07°56'22" EAST, 30.37 FEET (SOUTH 7°48'36" EAST, 30.37 FEET PER AFOREMENTIONED PARCEL MAP); THENCE NORTH 88°56'37" WEST, 416.66 FEET (NORTH 88°48'51" WEST, 415.69 FEET PER AFOREMENTIONED PARCEL MAP); THENCE SOUTH 01°48'31" EAST, 655.58 FEET (SOUTH 1°40'45" EAST, 655.64 FEET PER AFOREMENTIONED PARCEL MAP); THENCE SOUTH 87°53'27" WEST A DISTANCE OF 422.76 FEET (SOUTH 87°53'27" WEST 422.65 FEET PER AFOREMENTIONED PARCEL MAP); THENCE NORTH 01°49'30" WEST, 709.96 FEET (NORTH 01°40'45" WEST, 710.00 FEET FOR AFOREMENTIONED PARCEL MAP); THENCE SOUTH 88°56'37" EAST, 836.90 FEET (SOUTH 88°48'51" EAST, 838.62 FEET PER AFOREMENTIONED PARCEL MAP). TO THE POINT OF BEGINNING.

PARCEL TWO: 011-200-06

Legal Description

A portion of Parcel 1 and all of Parcel 2 as shown on the Boundary Line Adjustment filed in the Office of The Lincoln county Recorder on April 25, 2007 in Book C of Maps, Page 328, as Instrument No. 128829, being a portion of the Southwest Quarter (SW ¼) of the Northeast Quarter (NE ¼) of Section 32, Township 6 South, Range 61 East, M.D.M. Lincoln County, Nevada being more specifically described as follows:

Commencing at the North Quarter Corner of Section 32, thence along the Westerly boundary of the Northeast Quarter (NE ¼) of said Section 32, South 01°49'30" East, 1346.96 feet to the Northwest corner of said Parcel 1; thence leaving said Westerly boundary and continuing along the Northerly boundary of said Parcel 1, South 89°11'21" East, 228.36 feet to the Northeast corner of said Parcel 1 and the Northwest corner of aforementioned Parcel 2, the **POINT OF BEGINNING**; thence along the Northerly boundary of said Parcel 2, South 89°11'21" East, 561.52 feet to a point on the Westerly right-of-way of US Highway 93; thence along said Westerly right-of-way the following two (2) courses:

Thence South 17°54'13" East, 255.65 feet;

Thence along a tangent circular curve to the right with a radius of 9900.00 feet and a central angle of 03°29'11" and an arc length of 602.41 feet;

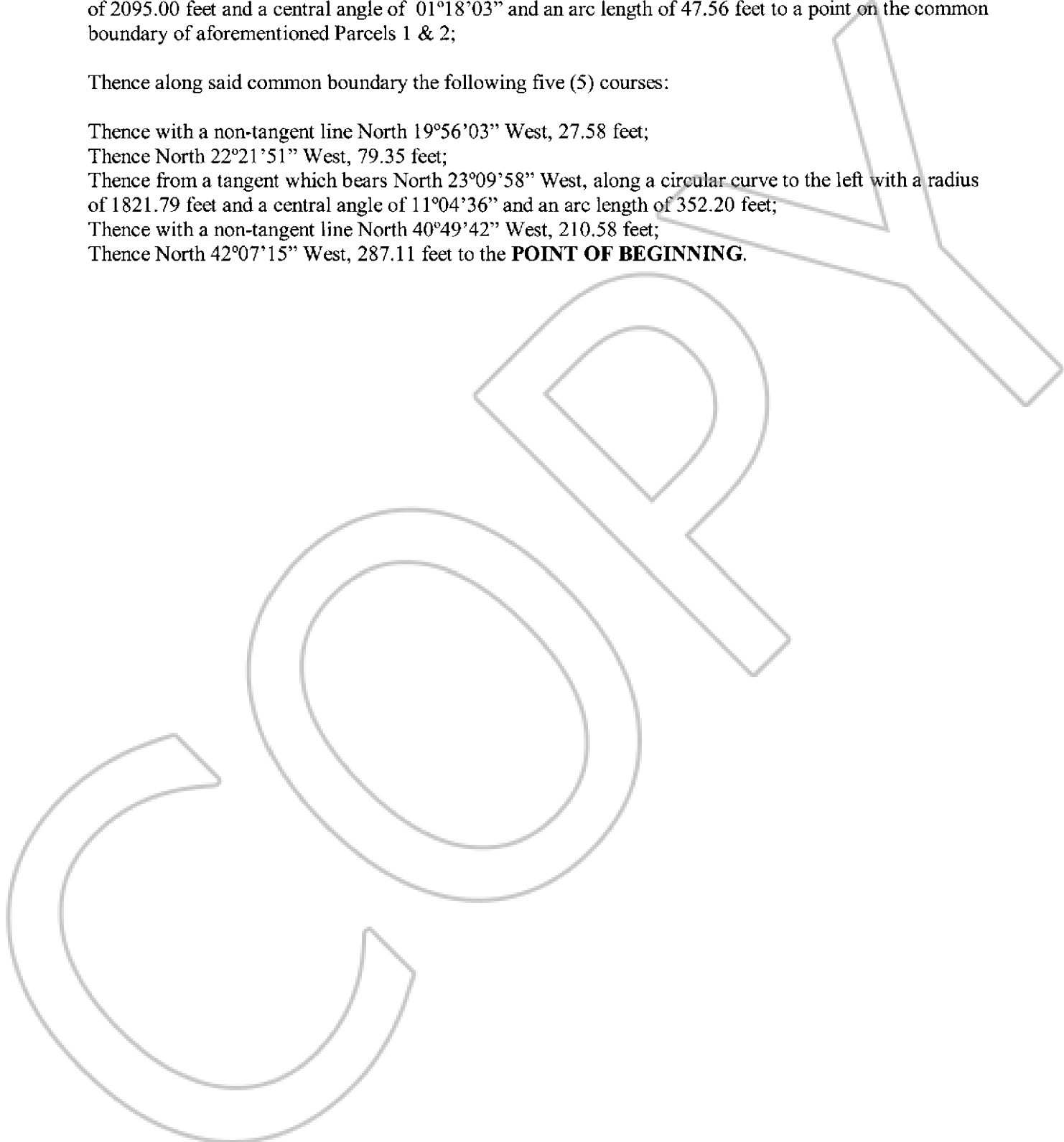
Thence leaving said Westerly right-of-way with a non-tangent line North 88°54'55" West, 240.37 feet, thence South 10°21'45" East, 525.91 feet; thence North 89°18'07" West, 11.17 feet; thence 88°56'37" West, 19.42 feet; thence North 10°21'45" West, 526.00 feet; thence South 88°54'55" East, 17.64 feet;



Thence from a tangent which bears North 18°36'31" West, along a circular curve to the left with a radius of 2095.00 feet and a central angle of 01°18'03" and an arc length of 47.56 feet to a point on the common boundary of aforementioned Parcels 1 & 2;

Thence along said common boundary the following five (5) courses:

- Thence with a non-tangent line North 19°56'03" West, 27.58 feet;
- Thence North 22°21'51" West, 79.35 feet;
- Thence from a tangent which bears North 23°09'58" West, along a circular curve to the left with a radius of 1821.79 feet and a central angle of 11°04'36" and an arc length of 352.20 feet;
- Thence with a non-tangent line North 40°49'42" West, 210.58 feet;
- Thence North 42°07'15" West, 287.11 feet to the **POINT OF BEGINNING.**



STATE OF NEVADA
DECLARATION OF VALUE

Recording requested By
PHYLLIS FRIAS MANAGEMENT TRUST

Lincoln County - NV
Leslie Boucher - Recorder

Page 1 of 1 Fee: \$18.00
Recorded By: AE RPTT:
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- 1. Assessor Parcel Number(s)
 - a. 011-220-01
 - b. 011-200-06
 - c. _____
 - d. _____

- 2. Type of Property:

a. <input 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 checked="" type="checkbox"/> Comm'l/Ind'l
g. <input type="checkbox"/> Agricultural	h. <input type="checkbox"/> Mobile Home
<input type="checkbox"/> Other	

FOR RECORDERS OPTIONAL USE ONLY
 Book _____ Page: _____
 Date of Recording: _____
 Notes: *Reviewed both vesting docs.*

- 3.a. Total Value/Sales Price of Property \$ 0.00
- b. Deed in Lieu of Foreclosure Only (value of property (\$ _____)
- c. Transfer Tax Value: \$ 0.00
- d. Real Property Transfer Tax Due \$ 0.00

4. If Exemption Claimed:

- a. Transfer Tax Exemption per NRS 375.090, Section 3
- b. Explain Reason for Exemption: Transfer to recognize true status. Paid transfer tax through (130624 and 135363)

- 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 *Phyllis Frias* Capacity: TTEE
 Signature _____ Capacity: _____

SELLER (GRANTOR) INFORMATION (REQUIRED)

Print Name: Phyllis Frias Management Trust
 Address: 5010 South Valley View Blvd
 City: Las Vegas
 State: NV Zip: 89118

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: Phyllis Frias Management Trust
 Address: 5010 South Valley View Blvd
 City: Las Vegas
 State: NV Zip: 89118

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

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