

Official RecordRecording requested By
UDEED, LLC

Lincoln County - NV

Leslie Boucher - Recorder

Fee: \$15.00

Page 1 of 2

RPTT:

Recorded By: LB

Book- 280 Page- 0419

APN: 001-331-86

R.P.T.T.: \$0.00

Exempt: (7)

Recording Requested By:

uDeed, LLC

9041 South Pecos Road, Suite 3900

Henderson, NV 89074

After Recording Mail To:

uDeed, LLC - 68122

9041 South Pecos Road, Suite 3900

Henderson, NV 89074

Send Subsequent Tax Bills To:

Blake Eric Clawson, Trustee, et al

6105 Sadler Drive

Las Vegas, NV 89130



0143713

QUITCLAIM DEED

TITLE OF DOCUMENT

THIS INDENTURE WITNESSETH THAT, **Thunder Valley Ranch, LLC, a Nevada Limited Liability Company**, FOR GOOD AND VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, do(es) hereby REMISE, RELEASE AND FOREVER QUITCLAIM to **Blake Eric Clawson and Bobby Joe Beam, as Trustees of The Beam and Clawson Family Living Trust**, whose address is 6105 Sadler Drive, Las Vegas, Nevada 89130,

ALL that real property situated in the County of **Lincoln**, State of **Nevada**, bounded and described as follows:

THAT PORTION OF THE NORTHEAST QUARTER (NE 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 10, TOWNSHIP 1 NORTH, RANGE 67 EAST, M.D.B. AND M., LINCOLN COUNTY, NEVADA DESCRIBED AS FOLLOWS:

PARCEL 8, AS SHOWN UPON SUBSEQUENT PARCEL MAP FOR JIM VINCENT RECORDED NOVEMBER 17, 2003 IN PLAT BOOK C, PAGE 18, AS FILE 121256.

Per NRS 111.312 - The Legal Description appeared previously in **Grant, Bargain and Sale Deed**, recorded on **November 3, 2004**, as Book **193**, Page **139**, Document No. **123331** in Lincoln County Records, Lincoln County, Nevada.

MORE commonly known as: **143 Maple Way, Pioche, Nevada 89043**

Subject To: Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record, if any.

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



WITNESS my/our hands, this 28 day of JUNE, 2013.

Thunder Valley Ranch, LLC, a Nevada Limited Liability Company

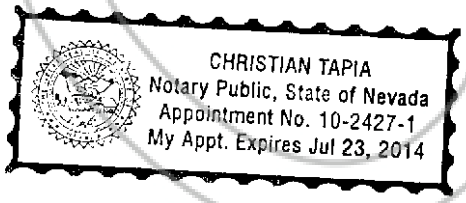
Blake Eric Clawson
By: Blake Eric Clawson, Member

STATE OF Nevada)
COUNTY OF Clark) SS

This instrument was acknowledged before me, this 28 day of JUNE, 2013, by **Blake Eric Clawson** as **Member of Thunder Valley Ranch, LLC, a Nevada Limited Liability Company.**

NOTARY STAMP/SEAL

Christian Tapia
Notary Public
Notary Public
Title and Rank
My Commission Expires: July 23, 2014



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UDEED, LLC

Lincoln County - NV
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Page 1 of 1 Fee: \$15.00
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STATE OF NEVADA
DECLARATION OF VALUE FORM

- 1. Assessor Parcel Number(s)
 - a) 001-331-86
 - 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'l/Ind'l
 - g) Agricultural
 - h) Mobile Home
 - Other: _____

FOR RECORDER'S OPTIONAL USE ONLY
 Document/Instrument #: _____
 Book: _____ Page: _____
 Date of Recording: _____
 Notes: Trust on File!

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

- 4. **If Exemption Claimed:**
 - a. Transfer Tax Exemption per NRS 375.090, Section 7
 - b. Explain Reason for Exemption: Transfers without consideration to a trust.

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: Blake Eric Clawson Capacity: Grantor
 Signature: _____ Capacity: _____

SELLER (GRANTOR) INFORMATION (REQUIRED)
 Print Name: Thunder Valley Ranch, LLC
 Address: 6105 Sadler Drive
 City: Las Vegas
 State: Nevada Zip: 89130

BUYER (GRANTEE) INFORMATION (REQUIRED)
 Print Name: The Beam and Clawson Family Living Trust
 Address: 6105 Sadler Drive
 City: Las Vegas
 State: Nevada Zip: 89130

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)
 Print Name: uDeed, LLC Escrow #: _____
 Address: 9041 S. Pecos Road, Suite 3900
 City, State, Zip: Henderson, NV 89074