

Official RecordRecording requested By
FIRST AMERICAN TITLE COMPANY

Lincoln County - NV

Leslie Boucher - Recorder

Fee: \$18.00

Page 1 of 5

RPTT:

Recorded By: AE

Book- 282 Page- 0230



0144062

A. P. No. 011-200-11
Escrow No. 121-2453680 -CC

R.P.T.T. \$ 156.00

When recorded mail to:Dennis & Geri Perkins
HC 01 Box 59
HIKO, NV 89017Mail tax statements to:Dennis and Geri Perkins
HC 01 BOX 59
HIKO, NV 89017**AFFIRMATION PURSUANT TO
NRS 111.312(1)(2) AND 239B.030(4)**

Pursuant to NRS 239B.030, the undersigned, hereby affirm(s) that the below document, including any exhibits, hereby submitted for recording does not contain the social security number of any person or persons.

DEED IN LIEU OF FORECLOSURE

THIS INDENTURE WITNESSETH: That CLINTON W. BROADHEAD, an unmarried man, in consideration of the sum of Ten Dollars (\$10.00), the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and convey to DENNIS PERKINS and GERI PERKINS, husband and wife, as joint tenants with right of survivorship, whose address is: HC 01 BOX 59
HIKO, NV 89017, all that real property situate in the County of Lincoln, State of Nevada, described as follows:

That portion of the Northeast quarter (NE 1/4) of the Northwest quarter (NW 1/4) of Section 32, Township 6

South, Range 61 East, M.D.B.&M. Lincoln County, Nevada,
described as follows:

Commencing at the North quarter corner of said Section 32; thence South 1°30'13" East, a distance of 1065.28 feet to a point being on the Northeast right-of-way line of the Frontage Road (formerly Highway 93 before realignment); thence North 50°41'00" West, a distance of 616.01 feet along the Northeast right-of-way line of the aforementioned Frontage Road to the true point of beginning; thence North 39°19'00" East, a distance of 175 feet to a point; thence South 50°41'00" East, a distance of 125.01 feet to a point; thence South 39°19'00" West, a distance of 175 feet to a point; thence 50°41'40" West a distance of 125.01 feet to the true point of beginning.

NOTE: The above metes and bounds description (Parcel 1) appeared previously in that certain Document recorded May 29, 1988 in Book 134, Page 571, as File 111030.

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

This Deed in Lieu of Foreclosure is an absolute conveyance, the Grantor having sold said land to the Grantee for a fair and adequate consideration, such consideration, in addition to that above recited, being full satisfaction and forgiveness of all obligations secured by the Deed of Trust executed by the Grantor to FIRST AMERICAN TITLE COMPANY OF NEVADA, a Nevada corporation, Trustee for Grantee, Beneficiary, and recorded November 9, 2006, in Book 225, Page 441, as Document No. 127802, Official Records, Lincoln County, Nevada. Grantor declares that this conveyance is freely and fairly made and that there are no agreements, oral or written, other than this Deed between the parties hereto with respect to the property hereby conveyed.

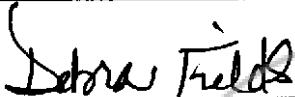
SUBJECT, HOWEVER, to an obligation secured by a Deed of Trust recorded November 9, 2006, in Book 225, Page 425, Document No. 127801, Official Records, Washoe County, Nevada, which the grantees agree to pay in accordance with its terms.

DATED Sept. 20, 2013.

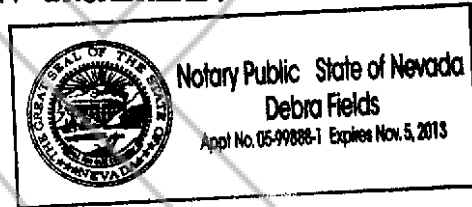

Clinton W. Broadhead

STATE OF Nevada)
COUNTY OF Clark) ss)

Sept. 20 This instrument was acknowledged before me on _____, 2013, by CLINTON W. BROADHEAD.



Notary Public



Grantees join in the execution of this Deed for the purpose of evidencing that the Grantees hereby accept this conveyance as being in lieu of full satisfaction of all obligations secured by the Deed of Trust above described.

DATED: _____, 2013.

Dennis Perkins

Geri Perkins

SUBJECT, HOWEVER, to an obligation secured by a Deed of Trust recorded November 9, 2006, in Book 225, Page 425, Document No. 127801, Official Records, Washoe County, Nevada, which the grantees agree to pay in accordance with its terms.

DATED _____, 2013.

Clinton W. Broadhead

STATE OF)
) ss
COUNTY OF)

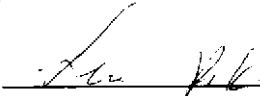
This instrument was acknowledged before me on _____, 2013, by CLINTON W. BROADHEAD.

Notary Public

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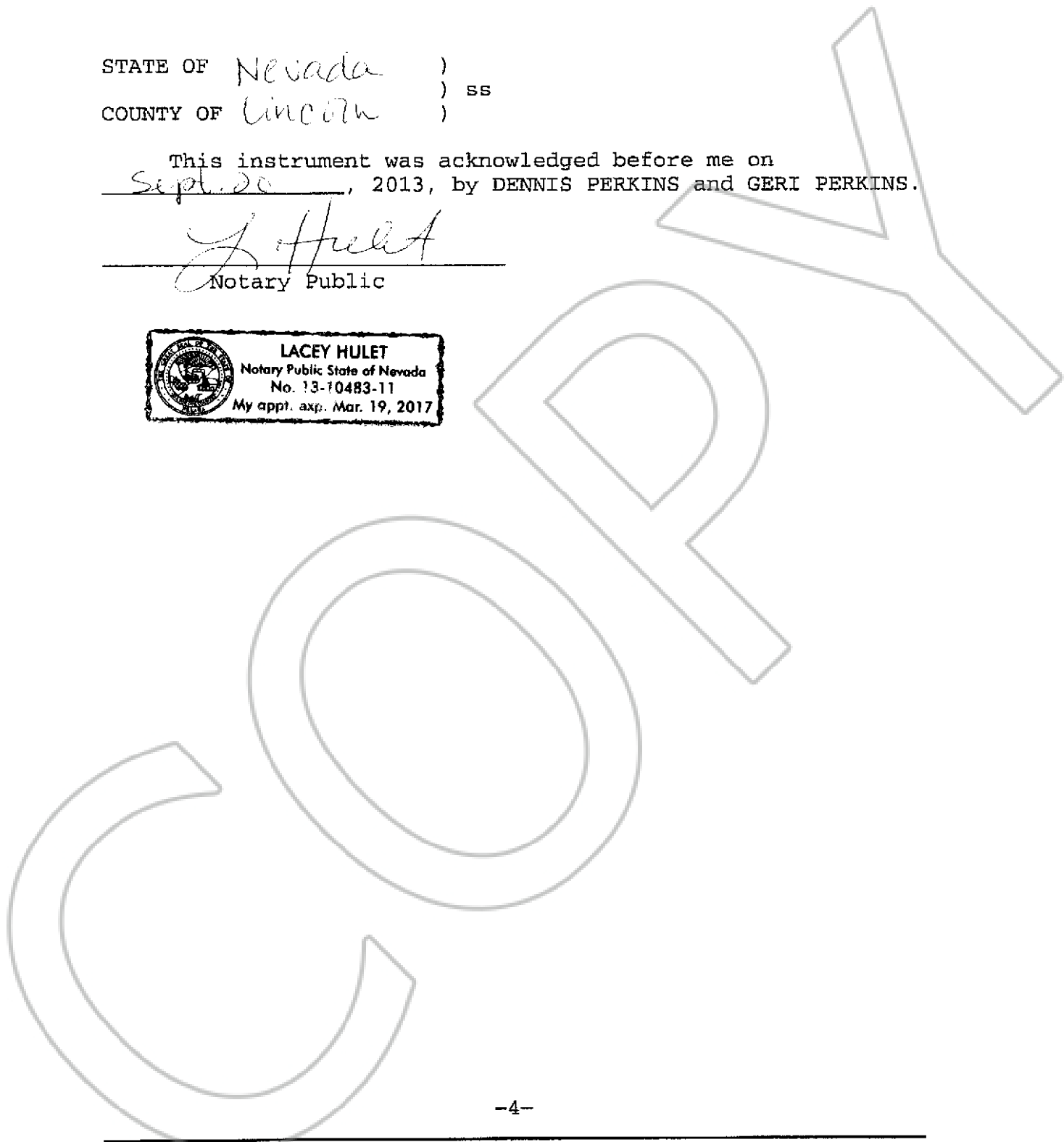
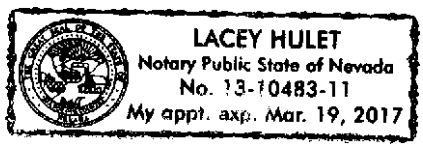

Geri Perkins



STATE OF Nevada)
) ss
COUNTY OF Lincoln)

This instrument was acknowledged before me on
Sept. 20, 2013, by DENNIS PERKINS and GERI PERKINS.

Lacey Hulet
Notary Public



STATE OF NEVADA
DECLARATION OF VALUE

DOC # DV-144062

10/03/2013

02:07 PM

Official Record

1. Assessor Parcel Number(s)

- a) 011-200-11
- b) _____
- c) _____
- d) _____

Recording requested By
FIRST AMERICAN TITLE COMPANY

Lincoln County - NV
Leslie Boucher - Recorder

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
- i) Other _____

FOR RECC	Page 1 of 1	Fee: \$18.00
Book _____	Recorded By: AE	RPTT:
Date of Recording: _____	Book- 282	Page- 0230
Notes: _____		

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

\$39,750.00
~~\$9,244.00~~ (do, 493.15)
~~\$30,506.00~~ - 26,743.15
~~\$156.00~~ - 0.00

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 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: Clinton W. Broadhead
Signature: _____

Capacity: ESCROW
Capacity: _____

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**

Print Name: Clinton W. Broadhead
Address: 5715 W Alexander Rd #1100
City: Las Vegas
State: NV Zip: 89130

Print Name: Perkins
Address: HC61 Box 59
City: Hiko
State: NV Zip: 89017

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

First American Title Insurance
Print Name: Company
Address: 5310 Kietzke Lane, Suite 100
City: Reno

File Number: 121-2453680 CC/CC
State: NV Zip: 89511-2043

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)