

DOC # 0146829

02/19/2015

2:12 PM

Official Record

Recording requested By
FIRST AMERICAN TITLE

Lincoln County - NV

Leslie Boucher - Recorder

Fee: \$49.00

Page 1 of 11

RPTT: \$3.90

Recorded By: HB

Book- 293 Page- 0029



0146829

APN: 006-241-71 + 006-241-59

RPTT: \$ 3.90

RETURN RECORDED DEED TO:

Timothy and Cynthia Allison
1591 Las Casitas
Pahrump, NV 89048

GRANTEE/MAIL TAX STATEMENTS TO:

SAME AS ABOVE

BOUNDARY LINE ADJUSTMENT

QUITCLAIM DEED

THIS Boundary Line Adjustment Deed is made and entered into this 12 day of Dec, 2014, between MAX and SHIRLEY N. McCROSKY (hereinafter "McCROSKY"), owners of Lot 9 of Amended Parcel Map, Recorded as File Number 122296, Book C, Page 41 of the Official Records of Lincoln County, State of Nevada (Exhibit A), and TIMOTHY and CYNTHIA ALLISON, as joint tenants with a right of survivorship (hereinafter "ALLISON"), owners of Lot 10 of Amended Parcel Map, Recorded as File Number 122296, Book C, Page 41 of the Official Records of Lincoln County, State of Nevada (Exhibit A), and hereby wish to alter the property lines of said parcels.

WITNESSETH:

McCROSKY and ALLISON do by these present desire to adjust the boundary line between the parcels pursuant to NRS 278.461(4)(c). The parcels are situate within the County of Lincoln, Nevada.

McCROSKY does hereby convey from said Lot 9 to said Lot 10 the lands described in Exhibit B. ALLISON does hereby accept from said Lot 9 to said Lot 10 the lands described in Exhibit B, resulting in a Revised Lot 9 and Revised Lot 10 as set forth in the Boundary Line Adjustment Map as File Number 122297, Book C, Page 42 of the Official Records of Lincoln County, State of Nevada (Exhibit C). Revised Lot 9 will hereinafter have the legal description as set forth in Exhibit D. Revised Lot 10 will have the legal description as set forth in Exhibit E.

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 her heirs and assigns, forever.

IN WITNESS WHEREOF, the parties have caused these present to be executed the day and year first written above.

MCCROSKY

Max McCrosky
MAX MCCROSKY

Shirley N. McCrosky
SHIRLEY N. MCCROSKY

State of Nevada)
)ss.
County of Lincoln)

On this 12th day of December 2014, MAX and SHIRLEY N. MCCROSKY, personally appeared before me and proved to me to be the persons described in and who executed the foregoing Quitclaim Deed, who acknowledged that they 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



ALLISON

Timothy Allison
TIMOTHY ALLISON

Cynthia Allison
CYNTHIA ALLISON

State of Nevada)
)ss. *DDC*
County of Clark)

On this 29th day of December 2014, TIMOTHY and CYNTHIA ALLISON, personally appeared before me and proved to me to be the persons described in and who executed the foregoing Quitclaim Deed, who acknowledged that they 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.

D. Presley-Cuaron
NOTARY PUBLIC

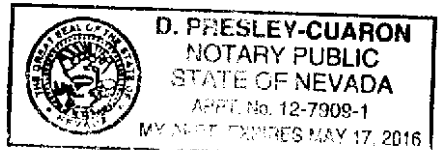
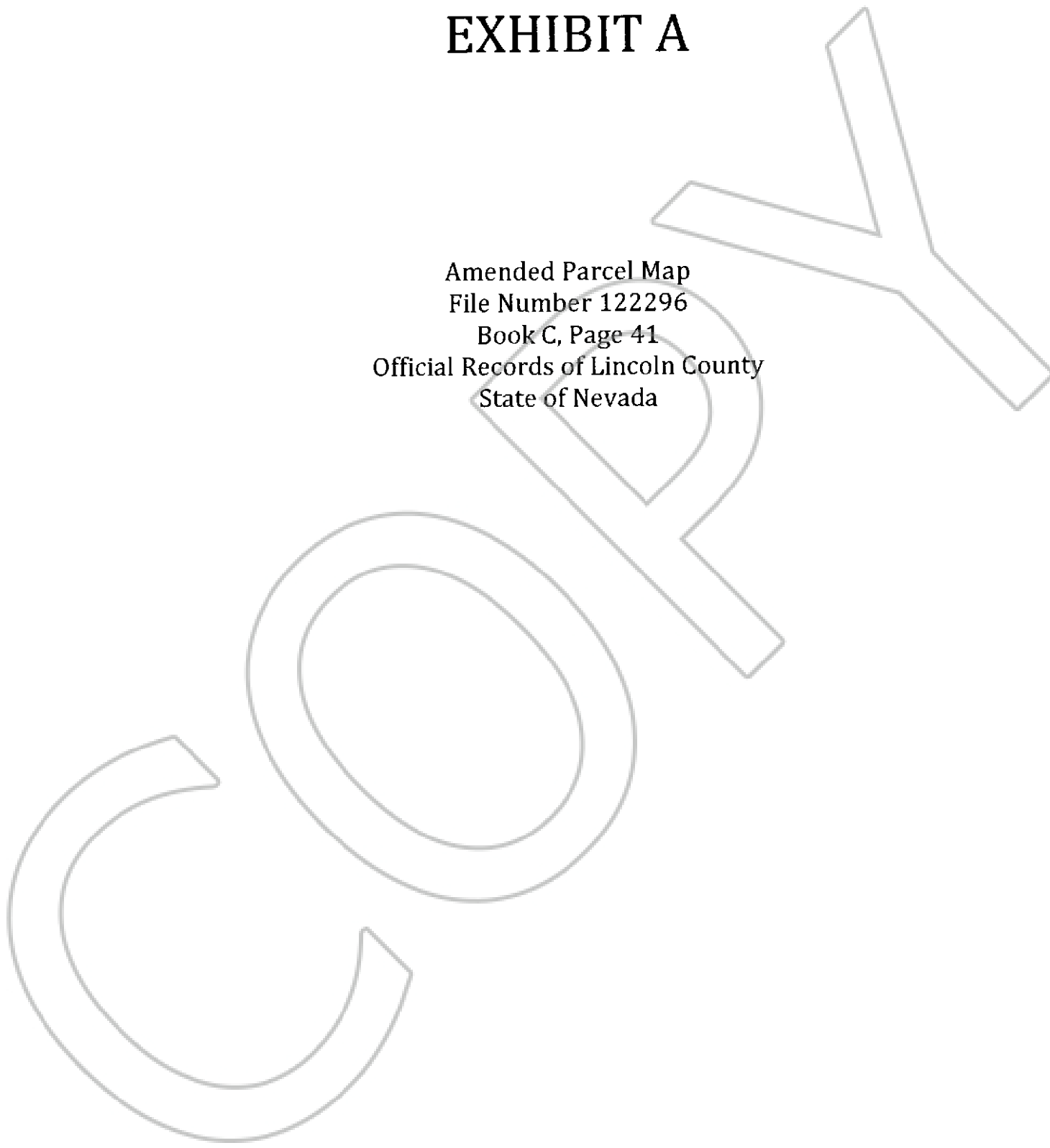


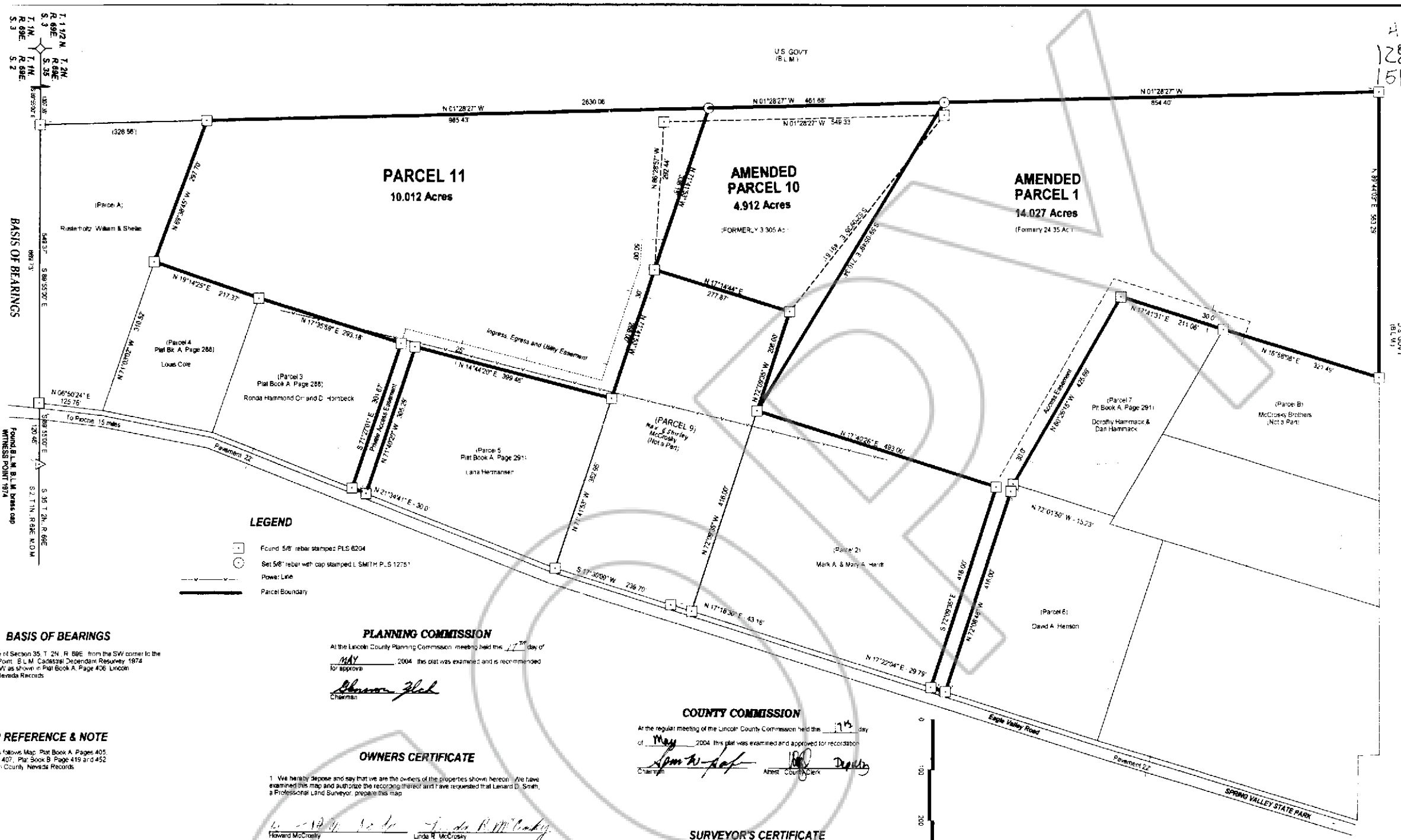


EXHIBIT A

Amended Parcel Map
File Number 122296
Book C, Page 41
Official Records of Lincoln County
State of Nevada



41
128
151



LEGEND

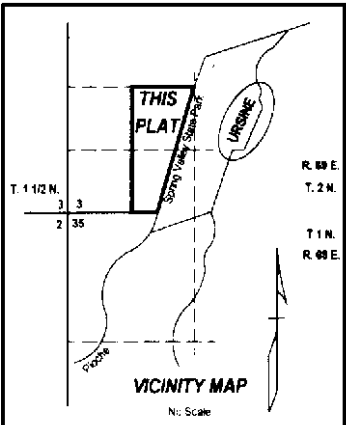
- Found 5/8" rebar stamped PLS 6204
- Set 5/8" rebar with cap stamped L SMITH P.S. 12751
- Power Line
- Parcel Boundary

BASIS OF BEARINGS

South line of Section 35, T. 2N., R. 69E. from the SW corner to the Witness Point, B.L.M. Cadastre Dependence Resurvey 1974 N 89° 55' W as shown in Plat Book A, Page 436 Lincoln County Nevada Records

MAP REFERENCE & NOTE

This map follows Map Plat Book A, Pages 405, 406, and 407; Plat Book B, Page 419 and 452 of Lincoln County Nevada Records



PLANNING COMMISSION

At the Lincoln County Planning Commission meeting held the 17th day of May 2004 this plat was examined and is recommended for approval
Shirley McCrosky
 Chairman

COUNTY COMMISSION

At the regular meeting of the Lincoln County Commission held the 17th day of May 2004 this plat was examined and approved for recordation
Spencer H. Galt Chairman
Deputy County Clerk

OWNERS CERTIFICATE

I, We hereby depose and say that we are the owners of the properties shown hereon. We have examined this map and authorize the recording thereof and I have requested that Lenard D. Smith, a Professional Land Surveyor, prepare this map.

Howard McCrosky *Linda N. McCrosky*
William L. McCrosky *Jeanette McCrosky*
Robert E. McCrosky *Wanda McCrosky*
Max McCrosky *Shirley McCrosky*

SURVEYOR'S CERTIFICATE

- I, Lenard D. Smith, a Professional Land Surveyor licensed in the State of Nevada certify that:
- This plat represents the results of a survey conducted under my direct supervision at the instance of the McCrosky Brothers.
 - The lands surveyed lie within Section 35, T. 2N., R. 69E., M.D.M. in Lincoln County, Nevada, and the survey was completed on April 26, 2004.
 - This plat complies with the applicable state statutes and any local ordinances in effect on the date that the governing body gave its final approval.
 - The monuments depicted on the plat are of the character shown, occupy the positions indicated, and are of sufficient number and durability.



ACKNOWLEDGEMENT

The above persons, known to me as the persons represented on the plat, have personally appeared before me, a Notary Public, and have executed the above Owner's Certificate freely and voluntarily this 17th day of May 2004.
Alice C. Simkins
 Notary Public



RECORDER'S CERTIFICATE

File number: 122296
 Recorded at the request of Lenard D. Smith
 Filed in Plat Book B Page 41
 This 17th day of May 2004
 at 1:38 p.m.
 LESLIE BOUCHER RECORDER
 By *Leslie Boucher*

**AMENDED PARCEL MAP
 PLAT BOOK B, PAGE 452
 FOR MCCROSKY BROTHERS**

IN THE SW 1/4 SECTION 35, T. 2N., R. 69E., M.D.M.
 IN EAGLE VALLEY, LINCOLN COUNTY, NEVADA

APN 006-241-68

Lenard D. Smith P.L.S. 12751 Expires 6/30/04



EXHIBIT B

Beginning at the Southwest corner which is the Southeast corner of Parcel 10 before this adjusted (as shown in Plat Book B, Page 452) from which the Southwest corner of Section 35, T.2N., R.69E., M.D.M. bears S.52°51'53"W 1997.83';

Thence N 17°14'44" E 277.87';

Thence S 72°09'35" E 206.00';

Thence S 17°40'26" W 279.50';

Thence N 71°41'53" W 203.93' to the point of beginning.

(containing 57,117 (1.311 acres))



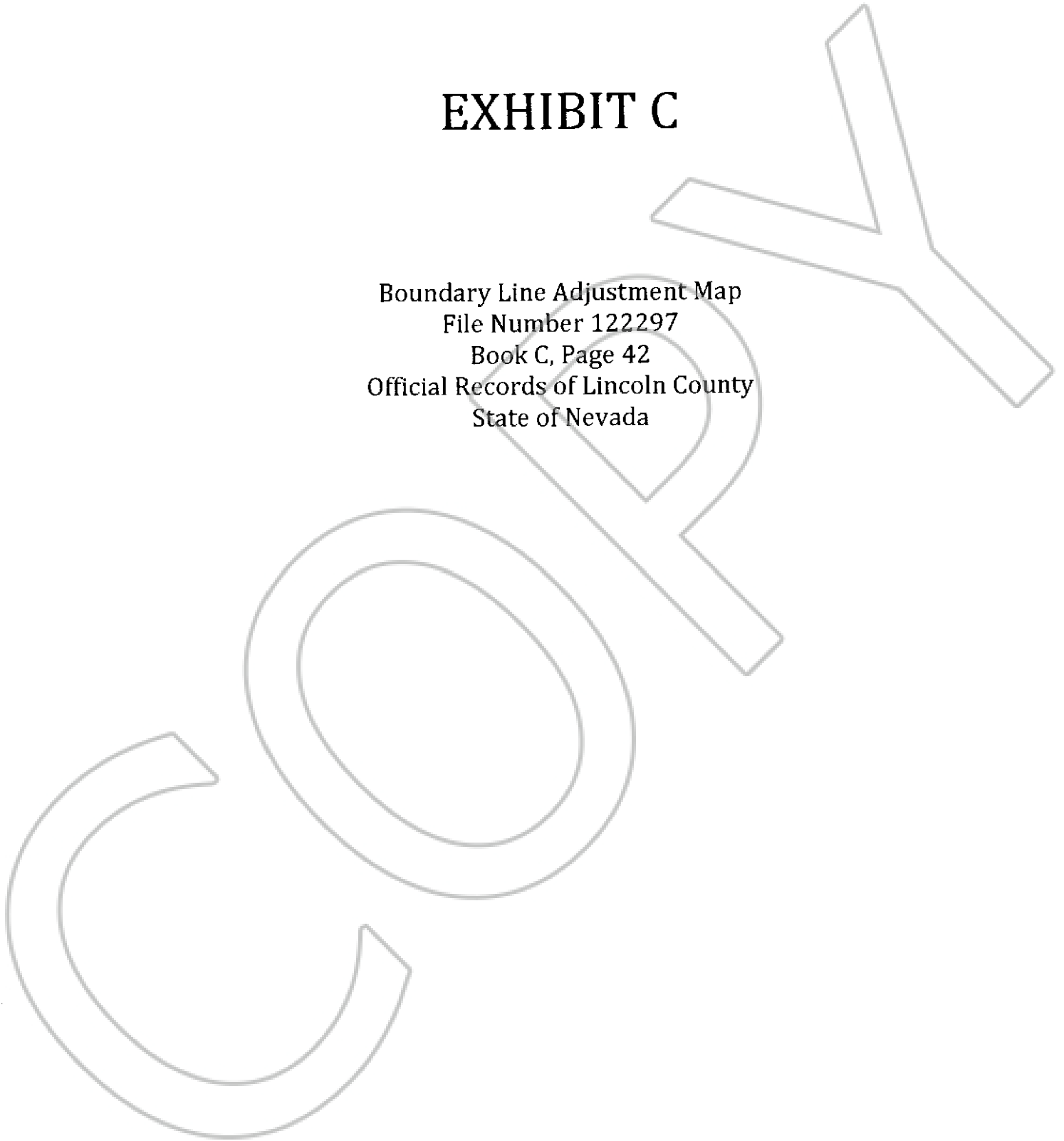
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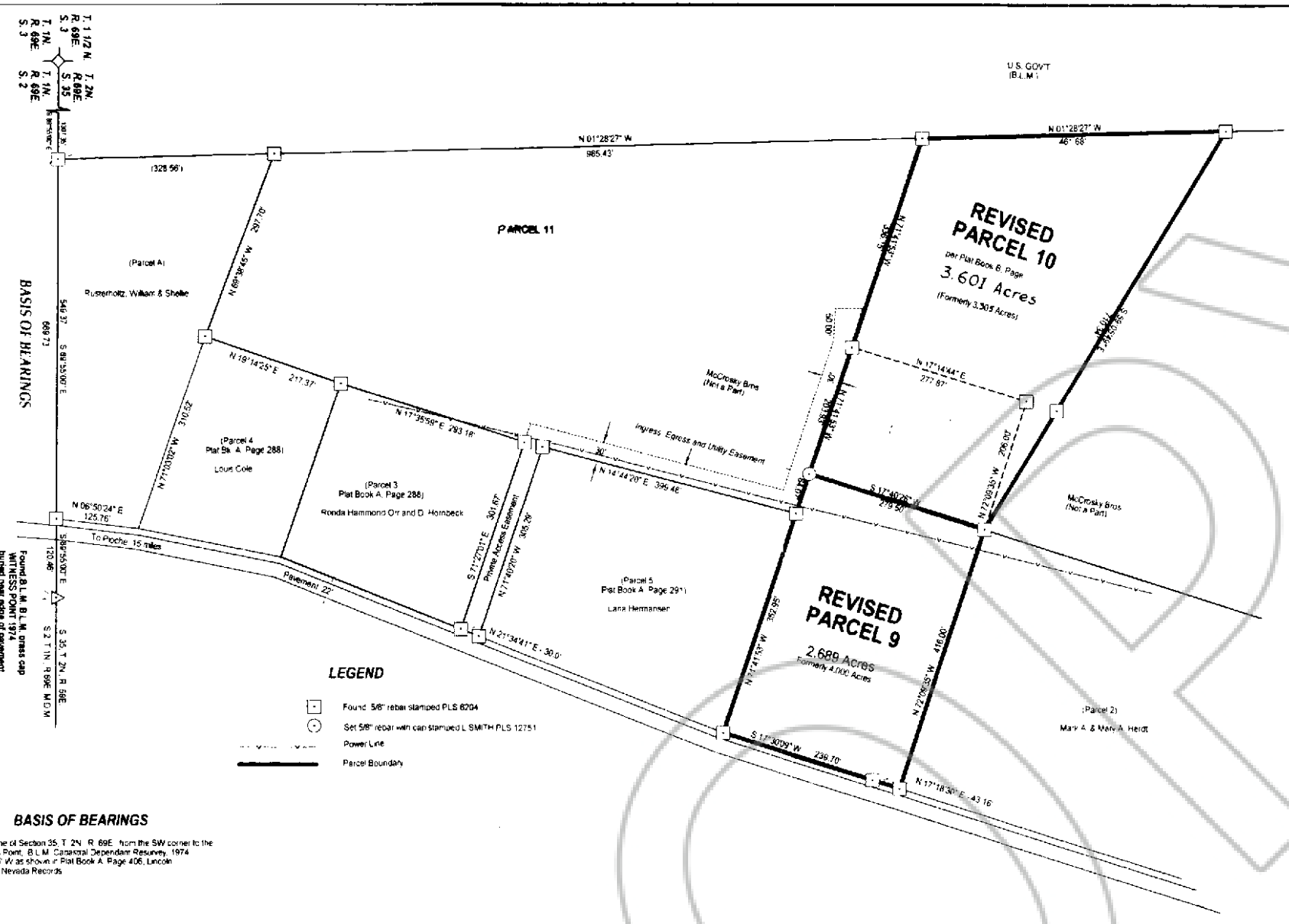
Book 200
Page 04

02/19/2015
Page 3 of 11

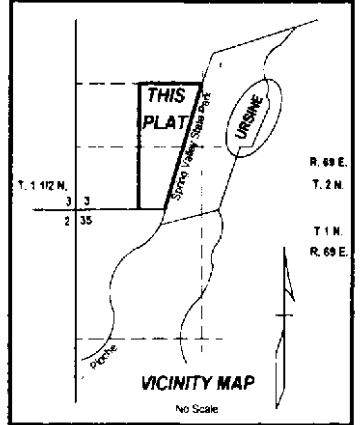
EXHIBIT C

Boundary Line Adjustment Map
File Number 122297
Book C, Page 42
Official Records of Lincoln County
State of Nevada





MAP REFERENCE & NOTE
 This map follows Map Plat Book A, Pages 425, 406, and 407, Plat Book B, Page 419, 452 and Plat Book C, Page _____ of Lincoln County, Nevada Records



PLANNING COMMISSION
 At the Lincoln County Planning Commission meeting held this _____ day of _____, 2004, this plat was examined and is recommended for approval _____

Chairman _____

COUNTY COMMISSION
 At the regular meeting of the Lincoln County Commission held this _____ day of _____, 2004, this plat was examined and approved for recordation _____

Chairman _____
 Acting County Clerk _____

DESCRIPTION OF AREA TO BE ADDED TO PARCEL 10:

Beginning at the southwest corner which is the southeast corner of Parcel 10 before this adjusted (as shown in Plat Book B, Page 452, from which the south west corner of Section 35, T. 2 N., R. 69 E., M. D. M. bears S 52° 51' 53" W 1997.93

Thence N 17° 14' 44" E 277.87'
 Thence S 72° 09' 35" E 206.90'
 Thence S 17° 44' 58" W 278.50'
 Thence N 71° 41' 53" W 203.93 to the point of beginning
 Containing 57,117 square feet (1.311 acres)

* to (or fill) a #5 rebar and plastic cap stamped L SMITH PLS 12751
 The basis of bearings is the south line of 360 Section 35 to the witness point of the B.L.M. Cadastral Resurvey 1974 given as N 89°55' W

End of Description

Lenard Smith Land Survey
 509 Main Street
 P.O. Box 443
 Caliente, Nevada 89008
 Phone/Fax 775 728 3368

SURVEYOR'S CERTIFICATE

Lenard D. Smith, a Professional Land Surveyor licensed in the State of Nevada, hereby certifies that:

- This plat represents the results of a survey conducted under my direct supervision at the instance of the McCrosky Brothers
- The lands surveyed lie within Section 35, T. 2N., R. 69E., M.D.M. in Lincoln County, Nevada, and the survey was completed on April 28, 2004
- This plat complies with the applicable state statutes and any local ordinances in effect on the date that the governing body gave its final approval
- The monuments depicted on the plat are of the character shown, occupy the positions indicated, and are of sufficient number and durability

LENARD D. SMITH
 PROFESSIONAL LAND SURVEYOR, STATE OF NEVADA
 No. 12751
 Apr 29, 2004
 Lenard D. Smith PLS 12751 Expires 6/30/04

OWNERS CERTIFICATE

We hereby depose and say that we are the owners of the priorities shown hereon. We have examined this map and authorize the recording thereof and hereby request that Lenard D. Smith, a Professional Land Surveyor, prepare this map.

Howard McCrosky
 Howard McCrosky

Linda R. McCrosky
 Linda R. McCrosky

William L. McCrosky
 William L. McCrosky

Robert E. McCrosky
 Robert E. McCrosky

Mar McCrosky
 Mar McCrosky

Shirley N. McCrosky
 Shirley N. McCrosky

ACKNOWLEDGEMENT

The above persons, known to me as the persons represented on this plat have personally appeared before me, a Notary Public, and have executed the above Owners Certificate freely and voluntarily this _____ day of _____, 2004.

Alice C. Simkins
 Notary Public

ALICE C. SIMKINS
 NOTARY PUBLIC - STATE OF NEVADA
 Lincoln County - Nevada
 CERTIFICATE # 08-0006411
 APPT. EXP. JAN. 25, 2009

RECORDER'S CERTIFICATE

File number: 2004-02
 Recorded at the request of Lenard D. Smith
 Filed in Plat Book B Page 42
 This 17th day of May, 2004
 at 1:39 p.m.
LESLIE BOUGHNER RECORDER
 By Leslie Boughner

APN 006-241-68

BOUNDARY LINE ADJUSTMENT OF PARCEL 9, PLAT Book B, Page 419 and Parcel 10, Plat Book B, Page 452, Lincoln Co. Records

FOR MCCROSKY BROTHERS

IN THE SW 1/4 SECTION 35, T. 2N., R. 69E., M.D.M.
 IN EAGLE VALLEY, LINCOLN COUNTY, NEVADA

48
 129
 152

124949

FILED FOR RECORDING
AT THE REQUEST OF

Lenard Smith

2005 AUG 1 PM 1 00

LINCOLN COUNTY RECORDER
FEE \$21.00

CERTIFICATE OF AMENDMENT

DOCUMENT TO BE AMENDED:

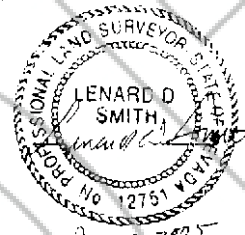
The Boundary Line Adjustment, Document No. 122297, filed May 17, 2004 in Plat Book C, at Page 42 of Lincoln County, Nevada Records.

DATA TO BE CORRECTED:

This Boundary Line Adjustment transfers 1.311 acres from Parcel 9 to Parcel 10. The map erroneously indicates that the total new property is 3.601 acres. The correct new acreage of Parcel 10 is 4.912, and is to be corrected to indicate that.

Lenard D. Smith, P.L.S. 12751

Date: June 22, 2005



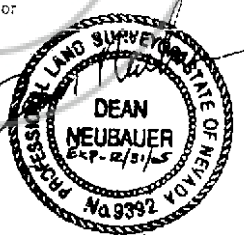
*June 21, 2005
Exp. 6/30/06*

COUNTY SURVEYOR CERTIFICATE

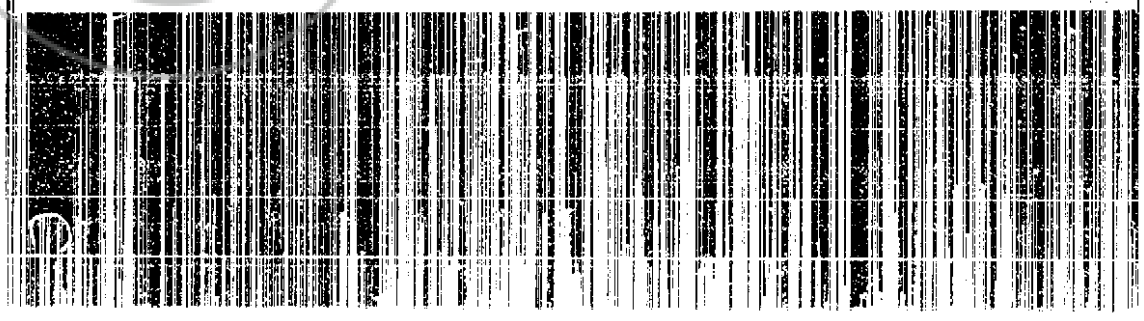
I hereby certify that I have examined the Certificate of Amendment and that this change to the original Document specified therein are provided for in applicable sections of NRS 278.010 to 278.630, inclusive, 625.340 to 625.380 inclusive and local ordinances enacted pursuant thereto, and I am satisfied that this Certificate of Amendment amends or corrects the document as to make it technically correct.

Dean Neubauer, P.L.S., Lincoln County Surveyor

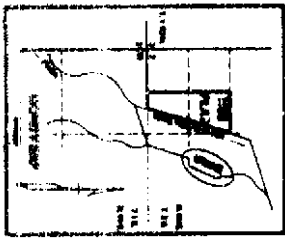
Date: 7/21/05



7/21/05



0146829



MAP REFERENCES & NOTE
This map is a reproduction of the original map on file in the office of the County Clerk, and is subject to the same conditions and restrictions as the original map.

PLANNING COMMISSION
As the Planning Commission, we hereby approve the proposed plat for Parcel 11, Parcel 10, and Parcel 9, subject to the following conditions:
1. The proposed plat shall be subject to the same conditions and restrictions as the original map.
2. The proposed plat shall be subject to the same conditions and restrictions as the original map.

COUNTY COMMISSIONER
I hereby approve the proposed plat for Parcel 11, Parcel 10, and Parcel 9, subject to the following conditions:
1. The proposed plat shall be subject to the same conditions and restrictions as the original map.
2. The proposed plat shall be subject to the same conditions and restrictions as the original map.

Approved by Board of Supervisors
PLANNING COMMISSION
APPROVED

APPROVED
APPROVED

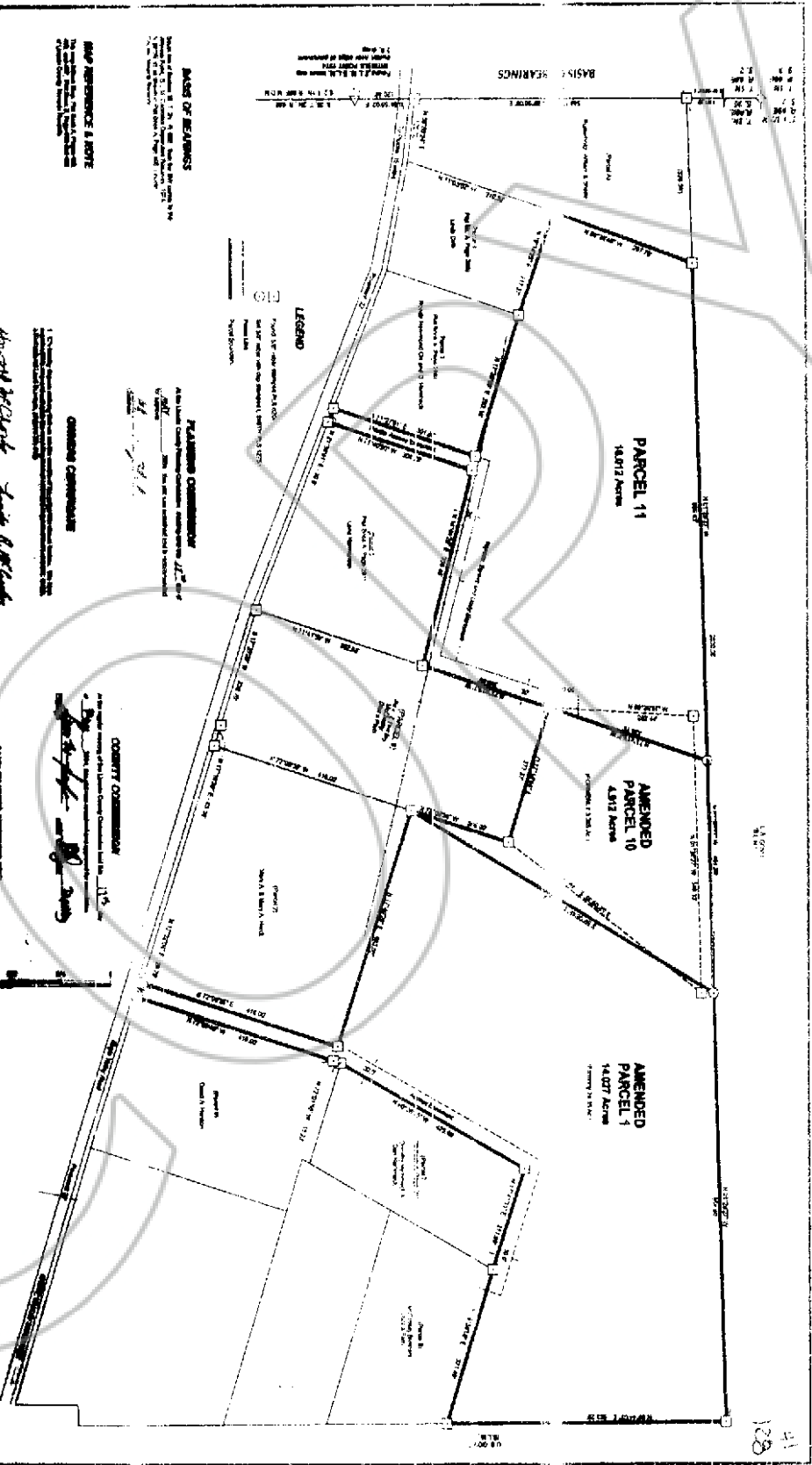


AMENDED PARCEL 11
14,012 Acres



AMENDED PARCEL 10
4,912 Acres

AMENDED PARCEL 9
14,027 Acres



41
128



EXHIBIT D

The Revised Parcel 9 of the Boundary Line Adjustment map, Plat Book C, at Page 42 with Document number 122297 recorded 17 May, 2004 and located in the east half of the north west quarter of Section 35, Township 2 North, Range 69 East of Mount Diablo Meridian, and more particularly described as follows:

Beginning at the southwesterly corner of said Revised Parcel 9, which is identified by a rebar with a plastic cap stamped L SMITH PLS 12751 and from which the southwest corner of said Section 35 bears S 57°24'28" W 2120.18';

Thence N 17°40'26" E 279.50' to a rebar & cap stamped PLS 6204;

Thence S 72°09'35" E 416.00' to a rebar & cap stamped PLS 6204;

Thence S 17°18'30" W 43.16" to a rebar & cap stamped PLS 6204;

Thence S 17°30'09" W 239.70' to a rebar & cap stamped PLS 6204;

Thence N 71°41'53" W 352.95' to a rebar & cap stamped PLS 6204;

Thence N 71°41'53" W 64.07' to the Point of Beginning;

Containing 2.69 acres more or less.

Subject to a right of way for driveway on the South end of Revised Parcel 9 per Quitclaim Deed recorded as File Number , in Book 199, Page 258 of the Official Records of Lincoln County, Nevada.



EXHIBIT E

Description of Revised Parcel 10 as shown on the Boundary Line Adjustment map recorded in the Lincoln County Recorder's Office Document Number 122297 in Plat Book C at Page 42, which is located in the SW $\frac{1}{4}$ in Section 35, Township 2 N, Range 69 East, M.D.M. and more particularly described as follows:

Beginning at the southwesterly corner of said Parcel 10, at a rebar with cap stamped PLS 6204 from which the southwest corner of said Section 35 bears S 44°09'20" W 1828.20";

Thence N 01°28'27" W 461.68 along the sixteenth section line;

Thence S 59°05'49" E 710.34' to a rebar & cap stamped PLS 6204;

Thence S 17°40'26" W 279.50' to a rebar & cap stamped L SMITH 12759;

Thence N 71°41'53" W 540.08' to the point of beginning.

Containing 4.912 acres more or less.

Together with a right of way for driveway on the South end of Revised Parcel 9 per Quitclaim Deed recorded as File Number , in Book 199, Page 258 of the Official Records of Lincoln County, Nevada.

STATE OF NEVADA
DECLARATION OF VALUE

Recording requested By
FIRST AMERICAN TITLE

Lincoln County - NV
Leslie Boucher - Recorder

Page 1 of 1 Fee: \$49.00
Recorded By: HB RPTT: \$3.90
Book- 293 Page- 0029

- 1. Assessor Parcel Number(s)
 - a) 006-241-59
 - 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'/Ind'l
 - g) Agricultural
 - h) Mobile Home
 - i) Other _____

FOR RECORDERS OPTIONAL USE
 Book _____ Page: _____
 Date of Recording: _____
 Notes: _____

- 3. a) Total Value/Sales Price of Property: \$1000.00
- b) Deed in Lieu of Foreclosure Only (value of (\$ _____))
- c) Transfer Tax Value: \$10000
- d) Real Property Transfer Tax Due \$3.90

- 4. **If Exemption Claimed:**
 - a. Transfer Tax Exemption, per 375.090, Section: _____
 - b. Explain reason for exemption: True status of ownership; being recorded in support of record of survey 122297

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: Nelson Wong Capacity: agent
 Signature: _____ Capacity: _____

SELLER (GRANTOR) INFORMATION (REQUIRED)

Max McCrosky and Shirley
 Print Name: McCrosky
 Address: HC 74 Box 172
 City: Pioche
 State: NV Zip: 89043

BUYER (GRANTEE) INFORMATION (REQUIRED)

Timothy and Cynthia
 Print Name: Allison
 Address: 1591 Las Casitas
 City: Pahrump
 State: NV Zip: 89048

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

First American Title Insurance
 Print Name: Company File Number: 116-2471804 dp/dp
 Address: 2500 Paseo Verde Parkway, Suite 120
 City: Henderson State: NV Zip: 89074

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