

APN: 011-070-19 (Ptn)

RPTT: \$0.00

RECORDING REQUESTED BY:

Nevada Land Services

MAIL TAX STATEMENTS TO:

Same as below

WHEN RECORDED MAIL TO:

Hiko Properties, LLC

HC 61 Box 1

Hiko NV 89017



0147073

**DEED OF CORRECTION
GRANT, BARGAIN, SALE DEED**

THIS INDENTURE WITNESSETH: That KEITH MURRY WHIPPLE, a widower, in consideration of \$10.00, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to HIKO PROPERTIES, LLC

THIS DEED is given to the Grantee herein as successor in interest to that certain property conveyed to CANNON RANCH, a Corporation, by the Deed recorded July 20, 1992 in Book 102 of Official Records, page 24 as File No. 98699, Lincoln County, Nevada records. Said Deed as recorded in Book 102 of Official Records, page 24 as File No. 98699, contained an incorrect legal description and failed to describe the property meant to be conveyed. In order to correct this error the Grantor herein now executes this Deed of Correction to the aforesaid Grantee and conveys all that real property situate in the County of Lincoln, State of Nevada, bounded and described as follows:

TOWNSHIP 4 SOUTH, RANGE 60 EAST, M.D.B.& M.**PARCEL ONE:**

Section 14: That portion of the Southeast Quarter (SE1/4) of the Northwest Quarter (NW1/4) and the Southwest Quarter (SW1/4) of the Northeast Quarter (NE1/4) described as follows:

Beginning at the Northwest corner of the Southeast Quarter (SE1/4) of the Northwest Quarter (NW1/4) of Section 14, Township 4 South, Range 60 East, M.D.B.& M., located South 45°34'54" West, 1869.15 feet from the North Quarter corner of said Section 14 (the North Half corner marked by a steel fencepost with rock mound); Thence North 89°56'05" East, 1330.08 feet to the Northeast corner of said Southeast Quarter (SE1/4) of the Northwest Quarter (NW1/4); Thence prolongation of said line 116.22 feet; Thence South 08°00'15" East, 840.20 feet to the centerline of the County Road; Thence South 75°21'40" West, 35.61 feet; Thence South 79°51'06" West, 220.94 feet; Thence South



80°08'17" West, 253.99 feet; Thence South 79°32'07" West, 258.02 feet; Thence South 80°50'44" West, 263.63 feet; Thence South 81°09'43" West, 261.75 feet; Thence South 81°01'31" West, 233.62 feet; Thence South 80°47'40" West, 60.32 feet; all along the County Road centerline; Thence North 00°18'04" East, 1097.57 feet, to the point of beginning.

PARCEL TWO:

Section 14: That portion of the Southwest Quarter (SW1/4) of the Northwest Quarter (NW1/4) lying Easterly of Nevada State Highway 318

EXCEPTING THEREFROM any portion of said land existing within the County Road and that parcel of land lying South of the boundaries of the County Road to the Hiko Cemetery as shown on that certain Record of Survey recorded November 16, 1983 in Book A of Plats, page 218 as File No. 78914, Lincoln County, Nevada records.

ALSO EXCEPTING THEREFROM Parcel 2 of that certain Parcel Map recorded December 12, 1980 in Book A of Plats, page 171 as File No. 70508, Lincoln County, Nevada records.

FURTHER EXCEPTING THEREFROM Parcel 1 of that certain Parcel Map recorded September 12, 1995 in Book A of Plats, page 450 as File No. 103962, Lincoln County, Nevada records.

SUBJECT TO:

1. Taxes for fiscal year;
2. Reservations, restrictions, conditions, rights, rights of way and easements, if any of record on said premises;

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.

Dated: 3/7/15

Keith Murry Whipple
KEITH MURRY WHIPPLE



STATE OF Nevada

COUNTY OF Lincoln

On 3/7/15, personally appeared before me, a Notary Public,
Keith Murry Whipple, who acknowledged that he executed the above instrument.

Annette Bailey
Notary Public

ANNETTE BAILEY
NOTARY PUBLIC, STATE OF NEVADA
MY COMMISSION EXPIRES: 09-18-17
CERTIFICATE NO: 05-101563-11

COPY

Recording requested By
NEVADA LAND SERVICES

STATE OF NEVADA
DECLARATION OF VALUE

Lincoln County - NV

Leslie Boucher - Recorder

1. Assessor Parcel Number(s)

- a) 011-070-19 (Ptn)
- b) _____
- c) _____
- d) _____

FOR RECORDER'S USE

Document/Instrument

Book _____

Date of Recording: _____

Notes: _____

Page 1 of 1 Fee: \$16.00
Recorded By: HB RPTT:
Book- 293 Page- 0762

2. Type of Property

- a) Vacant Land
- b) Single Family Residence
- c) Condo/Twnhse
- d) 2-4 Plex
- e) Apartment Bldg.
- f) Commercial/Industrial
- g) Agricultural
- h) Mobile Home
- i) Other _____

3. Total Value/Sales Price of Property

	0.00
Deed in Lieu of Foreclosure Only (Value of Property) (_____)	0.00
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: 3
Deed of Correction to correct legal description.
RPTTs paid on original Deed recorded as
- b. Explain Reason for Exemption: Document No. 98699

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 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: Keith Murry Whipple Capacity: seller/grantor

Signature: Robert Carran Capacity: buyer/grantee

SELLER (GRANTOR) INFORMATION

Print Name: Keith Murry Whipple
Address: 1541-Box 2
City/State/Zip: Hiko NV 89017

BUYER (GRANTEE) INFORMATION

Print Name: Hiko Properties, LLC
Address: HC 61 Box 1
City/State/Zip: Hiko NV 89017

COMPANY/PERSON REQUESTING RECORDING (required if not the Seller or Buyer)

Company Name: Nevada Land Services Escrow No NLS 6956-Lin
Address: 761 Rainsdance Dr, Pahrump NV 89048