



APN: 012-200-05, 012-12-08, and 012-200-21
Affix R.P.T.T. Sexempt 5

RECORDING REQUESTED BY:
FIDELITY NATIONAL TITLE
WHEN RECORDED MAIL TO and MAIL TAX
STATEMENT TO:
FRANK W. SIMKINS
BOX 449
PANACA, NV 89042

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That
Frank W. Simkins, an unmarried man

in consideration of \$10.00 and other valuable consideration, the receipt of which is hereby
acknowledged, do hereby Grant, Bargain, Sell and Convey to
Frank W. Simkins, an unmarried man and Tara Simkins, an unmarried woman, as Joint
Tenants with full right of survivorship

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

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

- Subject to:
1. Taxes for the current fiscal year, paid current.
 2. Conditions, covenants, restrictions, reservations, rights, rights of way and easements now of record, if any.

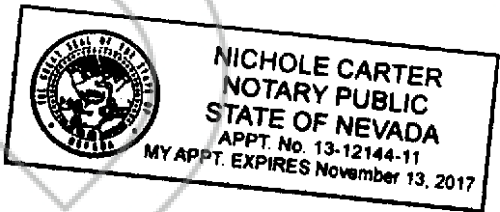
Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging
or in anywise appertaining.

Witness my/our hand(s) this 1st day of April 2015.

Frank W. Simkins
Frank W. Simkins

STATE OF Nevada
COUNTY OF Lincoln

} ss:



On this April 1st 2015
appeared before me, a Notary Public,
Frank W. Simkins

personally known or proven to me to
be the person(s) whose name(s) is/are
subscribed to the above instrument,
who acknowledged that he/she/they
executed the instrument for the
purposes therein contained.

Nichole Carter
Notary Public

My commission expires: Nov 13 2017

NOTARY JURAT FOR GRANT, BARGAIN, SALE DEED

Grant, Bargain, Sale Deed....Continued

EXHIBIT A

As to APN: 012-200-05

BEGINNING 250 feet East of the Center of this NW $\frac{1}{4}$ of Sec 17, thence n. 2 38" W. 393 ft; thence North 87 18' E. 1653.3 feet to Flood Control; thence S. 53 49' W. along Flood Control 1142.7 feet; then N. 82 40' W. 711.5 feet; thence N. 2 38' W 70 feet, to POB; located in the E $\frac{1}{4}$ of NW $\frac{1}{2}$ and in SW $\frac{1}{2}$ of NW $\frac{1}{4}$ of NE $\frac{1}{4}$ of Section 17, T.2 S., R. 68E., M.D.B. & M. and comprising 15 $\frac{1}{4}$ acres.

TOGETHER with all water and water rights, ditch and ditch rights appurtenant thereto.

As to APN: 012-200-21

The East Half of the Northeast Quarter of the Northeast Quarter (E $\frac{1}{2}$ NE $\frac{1}{4}$ NE $\frac{1}{4}$), Section 17, Township 2 South, Range 68 East, M.D.B. & M., consisting of 20 acres, more or less, and

As to APN: 012-120-08

A parcel of land in the Southwest Quarter of the Southwest Quarter (SW $\frac{1}{4}$ SW $\frac{1}{4}$), Section 1, Township 2 South, Range 68 East, M.D.B. & M., described as follows: Beginning at the point 24- $\frac{1}{3}$ rods west and 19 rods south of the northeast corner of said Southwest Quarter of the Southwest Quarter (SW $\frac{1}{4}$ SW $\frac{1}{4}$), and running thence in a westerly direction along the north side of the canal for a distance of 42 rods and 12 feet to the intersection of said canal with the east line of Findlay's land; thence south along the east line of Findlay's land 82 rods and 7 feet to the north line of what was formerly Nelson's land; thence easterly along the north line of what was formerly Nelson's land 15- $\frac{1}{3}$ rods to the slough; thence northerly along the west side of the slough 60 rods to the southwest corner of what was formerly N.J. Wadsworth's field; and thence north 40 rods to the place of Beginning; all being a portion of State Land Patent No. 1809 issued May 21, 1883 to Christian P Ronnow and distributed to Dan J Ronnow in Decree of Distribution of the Estate of C.P. Ronnow, Deceased, on November 13, 1911 Consisting of 16.5 acres, more or less, and together with any and all water and water rights appurtenant thereto

The above-described property is located in Lincoln County, Nevada, and there is reserved therefrom a right of way, not to exceed on rod in width, across the above-described tract of land from west to east, for the use of the adjoining piece of land on the west, owned by the Findlay Family.

Recording requested By
FRANK W. SIMKINS

Lincoln County - NV
Leslie Boucher - Recorder

Page 1 of 1 Fee: \$16.00
Recorded By: AE RPTT:
Book- 294 Page- 0259

STATE OF NEVADA
DECLARATION OF VALUE FORM

1. Assessor Parcel Number(s) 3
 - a) 012-200-05
 - b) 012-200-21
 - c) 012-120-08
 - d) _____
2. Type of Property:

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

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

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: 5
 - b. Explain Reason for Exemption: Transfer from Parent to Child without consideration - adding daughter to title
5. Partial Interest: Percentage being transferred: 100%

The undersigned Seller/(Grantor)/Buyer (Grantee), 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 Frank W. Simkins Capacity Grantor

Signature _____ Capacity Grantee

SELLER (GRANTOR) INFORMATION

(REQUIRED)

Print Name Frank W. Simkins

Address: Box 449

City, St., Zip: Panaca, NV 89042

BUYER (GRANTEE) INFORMATION

(REQUIRED)

Print Name: Frank W. Simkins and Tara Simkins

Address: Box 449

City, St., Zip: Panaca, NV 89042

COMPANY REQUESTING RECORDING

Print Name: _____

Address: _____

City/State/Zip: _____

Escrow #: