

A.P.N.: 002-162-10
File No: 179-2482585 (CDZ)
R.P.T.T.: \$136.50 C



When Recorded Mail To: Mail Tax Statements To:
BJ Segler LLC
PO Box 455
Caliente, NV 89008

GRANT, BARGAIN and SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Audrey Ellsworth, a widow

do(es) hereby *GRANT, BARGAIN and SELL* to

BJ Segler LLC and Segler FLP

the real property situate in the County of Lincoln, State of Nevada, described as follows:

THAT PORTION OF ADJUSTED LOT 4, BLOCK 55, OF THE TOWN OF PANACA, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

PARCEL B OF PARCEL MAP FOR GENE & AUDREY ELLSWORTH RECORDED SEPTEMBER 21, 1999 IN PLAT BOOK B, PAGE 246, AS FILE NO. 113382 IN THE OFFICE OF THE COUNTY RECORDER OF LINCOLN COUNTY, NEVADA.

Subject to

1. All general and special taxes for the current fiscal year.
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.

TOGETHER with all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Date: 03/23/2015



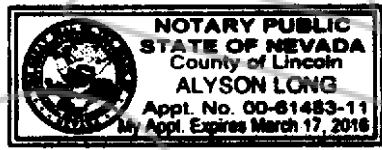
Audrey Ellsworth
Audrey Ellsworth

STATE OF NEVADA)
 AL : ss.
COUNTY OF CLARK)
 Lincoln

This instrument was acknowledged before me on
4-8-15 by

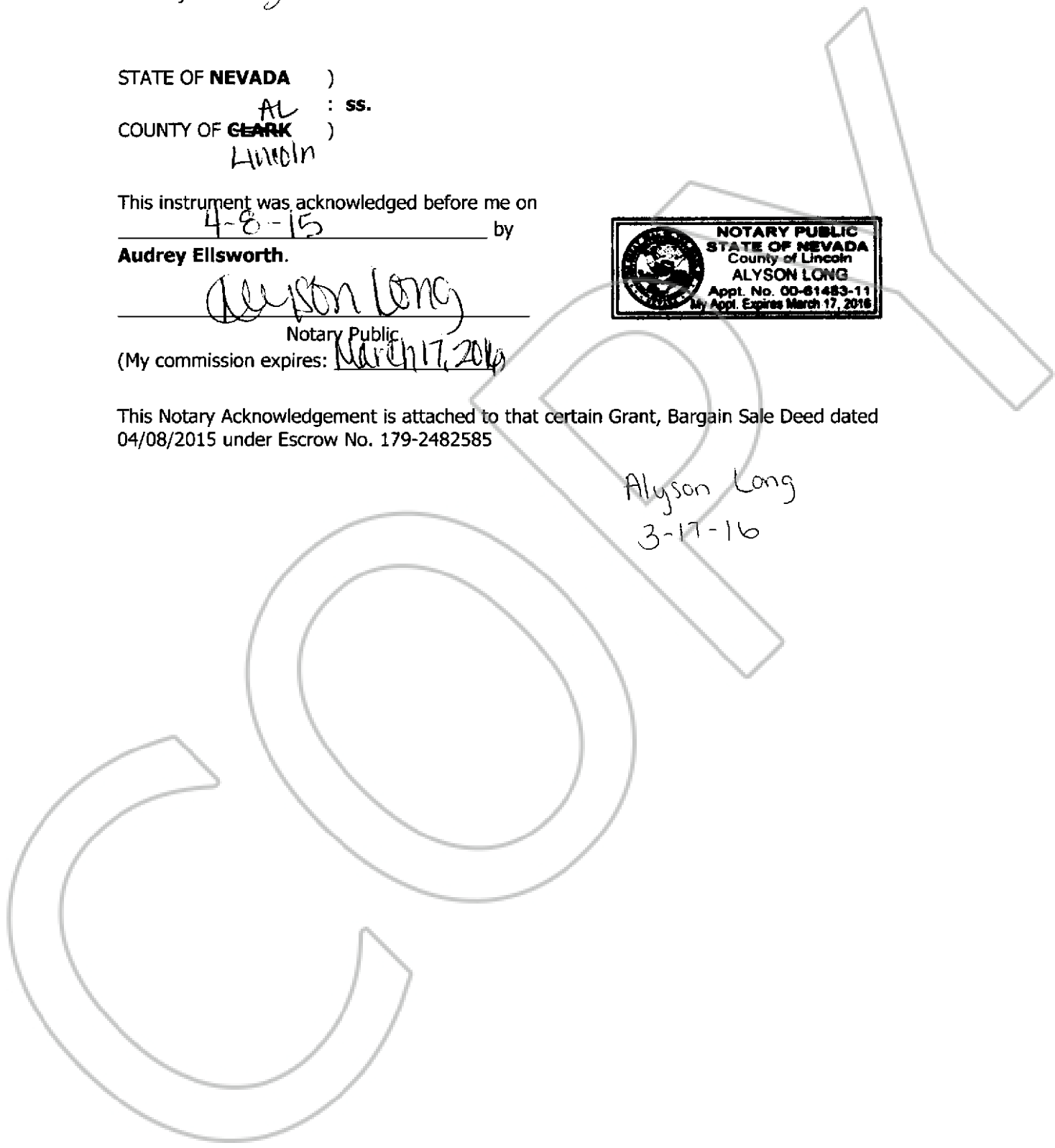
Audrey Ellsworth.
Alyson Long
Notary Public

(My commission expires: March 17, 2016)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated 04/08/2015 under Escrow No. 179-2482585

Alyson Long
3-17-16



STATE OF NEVADA
DECLARATION OF VALUE

Recording requested By
FIRST AMERICAN TITLE COMPANY

1. Assessor Parcel Number(s)

- a) 002-162-10
b)
c)
d)

Lincoln County - NV
Leslie Boucher - Recorder

Page 1 of 1 Fee: \$15.00
Recorded By: AE RPT: \$136.50

Book- 294 Page- 0641

2. Type of Property

- a) [] Vacant Land b) [X] 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 RECORDERS OPTIONAL USE

Book Page:
Date of Recording:
Notes:

3. a) Total Value/Sales Price of Property:

\$35,000.00

b) Deed in Lieu of Foreclosure Only (value of

(\$)

c) Transfer Tax Value:

\$35,000.00

d) Real Property Transfer Tax Due

\$136.50

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: [Handwritten Signature]

Capacity: [Handwritten Signature]

Signature:

Capacity:

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

(REQUIRED)

(REQUIRED)

Print Name: Audrey Ellsworth

Print Name: BJ Segler LLC and Segler

Address: PO Box 3574

Address: FLP PO Box 455

City: McKinney

City: Caliente

State: TX Zip: 75070

State: NV Zip: 89008

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

First American Title Insurance

Print Name: Company

File Number: 179-2482585 CDZ/nt

Address: 8965 South Eastern, Suite 190

City: Las Vegas

State: NV Zip: 89123

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