

APN: 012-170-20, 012-170-19, 012-170-10, 002-141-01

**Return when recorded and mail tax statements to:**

Bulloch Farms, LLC, a Nevada Limited Liability Company  
9363 Outer Banks Avenue  
Las Vegas, NV 89149



RPTT: Exempt 9

## WARRANTY DEED

**Boyd C. Bulloch and Patricia Bulloch, Husband and Wife, grantor(s) of North Las Vegas, County of Clark, State of Nevada,**

Does hereby CONVEY and WARRANT to

**Bulloch Farms, LLC, a Nevada limited liability company,**

Grantee(s) of Las Vegas, County of Clark, State of Nevada, for the sum of

TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION

The following described tract of land in LINCOLN County, State of Nevada:

**See Exhibit "A" attached hereto and made a part hereof by this reference**

TOGETHER with all improvements and appurtenances thereunto belonging but being SUBJECT to Easements, Rights of Way and Restrictions of Record and those enforceable in law and equity. Less & excepting all oil, gas and other mineral rights.

TOGETHER with any and all water rights whether they be surface or underground and including any and all grazing permits.

Witness my hand this 16<sup>th</sup> day of June, 2015

Boyd C. Bulloch

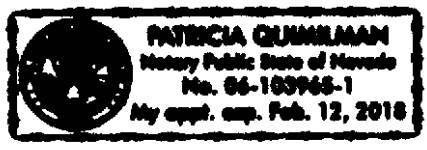
Patricia Bulloch



STATE OF Nevada  
COUNTY OF Clark

On June 16, 2015 personally appeared before me, a Notary Public, Boyd C. Bulloch and Patricia Bulloch personally known (or proven) to me to be the persons whose names are subscribed to the within instrument who acknowledged that he executed the instrument.

Patricia Quimman  
Notary Public in and for said County and State.



COPY



## Exhibit "A"

### Parcel I:

The South Half of the Southwest Quarter of the Northeast Quarter, and the South half of the Southeast quarter of the Northwest quarter of Section 8, Township 2 South, Range 68 East, M.D.M., Lincoln County, Nevada.

Excepting therefrom Nevada state highway right of way situate in the northerly portion thereof.

Together with a permanent easement and right of way, including the perpetual right to enter upon the real estate herein described, at any time that it may see fit, and construct, maintain and repair underground irrigation pipeline for the purpose of conveying water under the lands herein described, and the further right to remove trees, bushes, undergrowth and other obstructions interfering with the location, construction and maintenance of said pipeline and/or mains.

The easement and right of way hereby granted by deed recorded July 9, 1971, in Book 2 of Official Records, Page 122, is more particularly described as follows: Beginning at the North point of the right of way from which the Northwest corner of Section 8, Township 2 South, Range 68 East, M.D.M., bears North 43 degrees 27' West a distance of 1869.8 feet; Thence South 4 degrees 14' East along the center of the right of way, a distance of 553.5 feet to the South point of the right of way on the North right of way line of Nevada state highway 25, from which the Northwest corner of said Section 8, Township 2 South, Range 68 East, M.D.M., bears North 34 degrees 46' West, for a distance of 2326.53 feet, said centerline being the center of a right of way 15 feet in width.

### Parcel II:

A parcel of land situated in the Northeast corner of the Southwest quarter of the Northwest quarter of Section 8, Township 2 South, Range 68 East, M.D.M., described as follows:

Commencing at the Northeast corner of said Southwest quarter of the Northwest quarter of section 8; Thence West 20 feet; Thence South 20 feet; Thence East 20 feet; Thence North 20 feet to the place of beginning.

STATE OF NEVADA  
DECLARATION OF VALUE

Official Record

Recording requested By  
BULLOCH FARMS LLC

Lincoln County - NV

Leslie Boucher - Recorder

Page 1 of 1 Fee \$16.00  
Recorded By: HB RPTT:  
Book- 296 Page- 0405

- 1. Assessor Parcel Number(s)
  - a. 012-170-20
  - b. 012-170-19
  - c. 012-170-10
  - d. 002-141-01

- 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
<input type="checkbox"/> Other	

FOR RECORDERS OPTIONAL USE ONLY  
 Book \_\_\_\_\_ Page: \_\_\_\_\_  
 Date of Recording: \_\_\_\_\_  
 Notes: ARTICLES OF ORGANIZATION & MTA  
MINUTES ON FILE. CH70

- 3.a. Total Value/Sales Price of Property \$ 0.00
- b. Deed in Lieu of Foreclosure Only (value of property ( \_\_\_\_\_ ) )
- c. Transfer Tax Value: \$ 0.00
- d. Real Property Transfer Tax Due \$ 0.00

**4. If Exemption Claimed:**

- a. Transfer Tax Exemption per NRS 375.090, Section 9
- b. Explain Reason for Exemption: Transfer to LLC owned 100% by Grantor

5. Partial Interest: Percentage being transferred: \_\_\_\_\_ %

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 [Signature] Capacity: Grantor

Signature [Signature] Capacity: Grantee

**SELLER (GRANTOR) INFORMATION**

**BUYER (GRANTEE) INFORMATION**

(REQUIRED)  
 Print Name: Boyd C. Bulloch Patricia Bulloch  
 Address: P.O. Box 303  
 City: Panaca  
 State: NV Zip: 89042

(REQUIRED)  
 Print Name: Bulloch Farms, LLC  
 Address: 9363 Outer Banks Ave.  
 City: Las Vegas  
 State: NV Zip: 89149

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

Print Name: \_\_\_\_\_ Escrow # \_\_\_\_\_  
 Address: \_\_\_\_\_  
 City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_