

Official Record

Recording requested By
COIRA PROPERTIES, LLC

Lincoln County - NV

Leslie Boucher - Recorder

Fee: \$14.00 Page 1 of 1
RPTT: Recorded By: AE
Book- 300 Page- 0227



0148689

After recording please return to:)
Name: Coira Properties, LLC)
Address: PO Box 253)
City, State, Zip: Caliente, NV 89008)
Phone: 775-726-3341)
Assessor's)
Parcel Numbers 003-151-09; 013-130-17)

-----Above This Line Reserved For Official Use Only-----

QUIT CLAIM DEED

THIS INDENTURE WITNESSETH:

That Adam Katschke and Helena Katschke, in consideration of TEN DOLLARS (\$10.00), the receipt of which is hereby acknowledged, does hereby remise, release, and forever quitclaim to Coira Properties, LLC, all that real property situated in the City of Caliente, County of Lincoln, State of Nevada, more particularly described as follows:

A portion of land within the Southeast corner of the Southwest Quarter (SW1/4) of the Southeast Quarter (SE1/4) of Section 7, and the Northeast corner of the Northwest Quarter (NW1/4) of the Northwest quarter (NW1/4), of Section 18, Township 004 S, Range 067 E, M.D.B.&M., Lincoln County, Nevada, more particularly described as follows:

Beginning at the point 2000.80 feet west of the Southeast corner of said section 7, which point is located on the south section line of said section 7, thence running South a distance of 221.52 feet, thence North 87°47.6' West a distance of 611.00 feet to the North-South quarter section line, thence running North along said quarter section line a distance of 161.18 feet to the Union Pacific Railroad Right of Way Line, thence running North 58°57' East, a distance of 712.65 feet along said right of way line, thence running South 330.76 to the point of beginning.

TOGETHER WITH all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

WITNESS this 9th day of November, 2015.

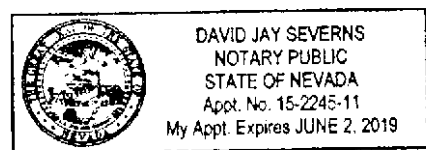
[Signature]
ADAM KATSCHKE - GRANTOR

[Signature]
HELENA KATSCHKE - GRANTOR

STATE OF NEVADA)
COUNTY OF LINCOLN)

This instrument was acknowledged before me on this 9th day of NOVEMBER, 2015 by
ADAM KATSCHKE and
HELENA KATSCHKE

[Signature]
NOTARY PUBLIC



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STATE OF NEVADA
DECLARATION OF VALUE FORM

1. Assessor Parcel Number(s)

- a) 003-151-09
- b) 013-135-17
- 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'l/Ind'l
- g) Agricultural
- h) Mobile Home
- Other _____

FOR RECORDER'S OPTIONAL USE ONLY	
Book: _____	Page: _____
Date of Recording: _____	
Notes: <u>Operating Agreement on file in</u>	

3. Total Value/Sales Price of Property \$ _____

Deed in Lieu of Foreclosure Only (value of property) (_____)

Transfer Tax Value: \$ _____

Real Property Transfer Tax Due \$ _____

4. If Exemption Claimed:

a. Transfer Tax Exemption per NRS 375.090, Section 9

b. Explain Reason for Exemption: my wife and I own 100% of the LLC/Business.

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 _____

Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Adam Karschke and Helene Karschke
 Address: Po Box 253
 City: Calumet
 State: NV Zip: 89008

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Coira Properties, LLC
 Address: Po Box 253
 City: Calumet
 State: NV Zip: 89008

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

Print Name: _____ Escrow #: _____
 Address: _____
 City: _____ State: _____ Zip: _____