



0148957

Parcel #003-182-03



COUNTY OF LINCOLN

SHAWN FREHNER

TREASURER & EX-OFFICIO TAX RECEIVER

P. O. Box 416, PIOCHE, NV 89043

(775) 962-8074

TREASURER'S RECONVEYANCE DEED

WHEREAS, the real property hereinafter described was assessed to **IDT Services, LLC**, and a tax was levied on said property for the fiscal years 2013 through 2015.

WHEREAS, the taxes for the aforesaid years were not paid within the time allowed by law and said property was conveyed by Tax Deed on June 2, 2015, from Shawn Frehner, County Treasurer and Ex-Officio Tax Receiver of Lincoln County, Nevada, to Shawn Frehner, Treasurer of Lincoln County, Nevada, as Trustee in Trust for the use and benefit of the State of Nevada and the County of Lincoln, said conveyance being made after compliance with Nevada Law was had, and

WHEREAS, Nevada Revised Statutes 361.585 (3) provides as follows: "Notwithstanding the provisions of NRS 361.595 or 361.603, or not later than 5 p.m. on the third business day before the day of the sale by a county treasurer, as specified in the notice required by NRS 361.595, of any property held in trust by him or her by virtue of any deed made pursuant to the provisions of this chapter, any person specified in subsection 4 is entitled to have the property reconveyed upon the receipt of the county treasurer of payment by or on behalf of that person of an amount equal to the taxes accrued, together with any costs, penalties and interest legally chargeable against the property. A reconveyance may not be made after expiration of the 90-day period specified in NRS 361.603", and

WHEREAS, to **IDT Services, LLC**, has tendered to the County Treasurer, on **February 26, 2016**, the proper amount of money as is required in such cases.

NOW, THEREFORE, THIS INDENTURE made this **26th day of February 2016**, between Shawn Frehner, County Treasurer of Lincoln County, Nevada, as Trustee, for the use and benefit of the State of Nevada, and the County of Lincoln, as Grantor, to **IDT Services, LLC**, as Grantee.

WITNESSETH; that the Grantor, in consideration of **TWO THOUSAND SEVEN HUNDRED SIXTY FIVE & 65/100 DOLLARS (\$2,765.65)**, plus recording costs, receipt whereof is hereby acknowledged, does by these presents release and forever QUIT CLAIM unto the said Grantee, to **IDT Services, LLC**, the following described property situated in the County of Lincoln, State of Nevada, and bounded and described as follows:

Legal Description: **A PARCEL OF LAND SITUATED IN THE SE1/4 NW1/4 AND SW1/4 NE1/4 OF SEC. 8, T.4.S., R. 67 E., M.D.M., CITY OF CALIENTE, LINCOLN COUNTY, NEVADA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE SE COR. OF APN 003-182-03 WHENCE THE C1/4 COR. OF SAID SEC.8 BEARS S. 19**



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DEGREES 30'47" E. A DISTANCE OF 247.91 FEET; THENCE S. 57 DEGREES 54'21" W. A DISTANCE OF 128.08 FEET TO THE SOUTH COR. OF THE ADJUSTED BOUNDARY LINE; THENCE N. 29 DEGREES 17'18" W. ALONG THE ADJUSTED BOUNDARY LINE A DISTANCE OF 102.04 FEET TO A POINT OF INTERSECTION WITH THE SOUTH RIGHT-OF-WAY OF CLOVER STREET AND THE NORTH COR. OF THE ADJUSTED BOUNDARY LINE; THENCE N. 59 DEGREES 01'100" E. ALONG THE SAID RIGHT-OF-WAY A DISTANCE OF 129.70 FEET TO A POINT OF INTERSECTION WITH THE WEST RIGHT-OF-WAY DENTON STREET; THENCE S. 28 DEGREES 18'00" E. ALONG SAID RIGHT-OF-WAY A DISTANCE OF 99.04 FEET TO THE POINT OF BEGINING; NOTE: THE ABOVE METES AND BOUND DESCRIPTION APPEARED PREVIOUSLY IN THAT CERTAIN DOCUMENT RECORDED AUGUST 09, 2007 IN BOOK 234, PAGE 0333, AS INSTRUMENT NO 0129663.

TOGETHER WITH THE TENEMENTS, hereditaments and appurtenances thereto belonging or appertaining and the reversions, remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the said premises, together with the appurtenances, unto said Grantee and to their heirs and assigns forever.

IN WITNESS WHEREOF, Shawn Frehner, County Treasurer of Lincoln County, Nevada, as trustee for the use and benefit of the State of Nevada, and the County of Lincoln, as Grantor, has hereunto set her hand this 26th day of February 2016.

Shawn Frehner
Treasurer and Ex-officio Tax Receiver
In and for the County of Lincoln, State of NV

STATE OF NEVADA)
COUNTY OF LINCOLN)

On this 26th day of February 2016, personally appeared before me, the undersigned authority and for the County of Lincoln, State of Nevada, SHAWN FREHNER, known to me to be the Treasurer and Ex-officio Tax Receiver in and for said county and the person described in and who executed the foregoing instrument and who duly acknowledged to me that she executed the same, as such official; freely and voluntarily and for the uses and purposes herein mentioned.

Clerk in and for the
County of Lincoln
State of Nevada