

Official Record

Recording requested By  
STATE OF NEVADA

Lincoln County - NV

Leslie Boucher - Recorder

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RPTT: Recorded By: AE

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Form 1860-9  
(January 1988)



# The United States of America

To all to whom these presents shall come, Greeting:

## Patent

N-89021

WHEREAS

STATE OF NEVADA

is entitled to a land patent pursuant to the Lincoln County Conservation, Recreation, and Development Act of November 30, 2004 (Public Law 108-424), and Section 202 of the Federal Land Policy and Management Act (FLPMA) of 1976 (43 U.S.C. 1712, 1713), for the following described land:

Mount Diablo Meridian, Nevada

T. 1 S., R. 68 E.,  
sec. 19, lots 10, 11, 14, 16, 18, 19, 22, 23, SW $\frac{1}{4}$ SE $\frac{1}{4}$ ,  
and SE $\frac{1}{4}$ SW $\frac{1}{4}$ .

Containing 160.24 acres, more or less.

NOW KNOW YE, that there is, therefore, granted by the UNITED STATES OF AMERICA, unto the STATE OF NEVADA the land described above; TO HAVE AND TO HOLD the said land with all the rights, privileges, immunities, and appurtenances, of whatsoever nature, thereunto belonging, unto the STATE OF NEVADA, its successors and assigns, forever; and

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EXCEPTING AND RESERVING TO THE UNITED STATES:

1. A right-of-way thereon for ditches and canals constructed by the authority of the United States, Act of August 30, 1890 (43 U.S.C. 945); and

SUBJECT TO:

1. Valid existing rights;
2. Right-of-way N-32931 for buried telephone cable purposes granted to Lincoln County Telephone System, its successors or assigns pursuant to the Federal Land Policy and Management Act of 1976 (43 U.S.C. 1761);
3. Right-of-way N-58458 for buried fiber optic cable purposes granted to Lincoln County Telephone System, its successors or assigns pursuant to the Federal Land Policy and Management Act of 1976 (43 U.S.C. 1761);
4. Right-of-way NVCC-20823 for Federal Aid Primary Highway No. 85 from Panaca Jct. to Pioche, to Nevada Department of Transportation, its successors or assigns pursuant to Section 17 of the Federal Aid Hwy Act of 1921;
5. Right-of-way Nev-29332 for materials site purposes granted to Nevada Department of Transportation, its successors or assigns pursuant to Subpart 3600 of the 43 CFR;
6. Right-of-way Nev-65029 for aerial line purposes between Pioche and Panaca, granted to Lincoln County Telephone System, its successors or assigns pursuant to 43 U.S.C. 959; and
7. A portion of the action lies within the Comet grazing allotment #21018, and has an associated permit that is issued to Raymond Thompson. The preference and authorization to graze domestic livestock according to the terms and conditions of the BLM grazing permit and this clause, shall expire by the terms of this document on August 21, 2016. Upon issuance of this patent until August 21, 2016, fees for grazing use of the subject lease, in an amount to coincide with the authorized BLM federal grazing fee as published in the Federal Register, shall be paid to the patentee (State of Nevada) prior to any grazing.

By accepting this patent, the patentee agrees to indemnify, defend and hold the United States harmless from any costs, damages, claims, causes of action, penalties, fines, liabilities, and judgments of any kind or nature arising from the past, present, and future acts or omissions of the patentee, its employees, agents, contractors, or lessees, or any third-party, arising out of, or in connection with, the patentee's use, occupancy, or operations on the patented real property.

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This indemnification and hold harmless agreement includes, but is not limited to, acts and omissions of the patentee, its employees, agents, contractors, or lessees, or third party arising out of or in connection with the uses and/or occupancy of the patented real property resulting in: (1) Violations of federal, state, and local laws and regulations applicable to the real property; (2) Judgments, claims or demands of any kind assessed against the United States; (3) Costs, expenses, damages of any kind incurred by the United States; (4) Other releases or threatened releases on, into or under land, property and other interests of the United States by solid or hazardous waste(s) and/or hazardous substances(s), as defined by federal or state environmental laws; (5) Other activities by which solid or hazardous substances or wastes, as defined by federal and state environmental laws were generated, released, stored, used or otherwise disposed of on the patented real property, and any cleanup response, remedial action, or other actions related in any manner to said solid or hazardous substances or wastes; (6) Or natural resource damages as defined by federal and state law. This covenant shall be construed as running with the patented real property, and may be enforced by the United States in a court of competent jurisdiction; and

PURSUANT to the requirements established by section 120(h) of the Comprehensive Environmental Response, Compensation and Liability Act, 42 U.S.C. 9620(h), as amended by the Superfund Amendments and Reauthorization Act of 1988, (100 Stat. 1670), notice is hereby given that the above-described lands have been examined and no evidence was found to indicate that any hazardous substances has been stored for one year or more, nor had any hazardous substances been disposed of or released on the subject property.

IN TESTIMONY WHEREOF, the undersigned authorized officer of the Bureau of Land Management, in accordance with the provisions of the Act of June 17, 1948 (62 Stat. 476), has, in the name of the United States, caused these letters to be made Patent, and the Seal of the Bureau to be hereunto affixed.

GIVEN under my hand, in RENO, NEVADA, the FOURTH day of AUGUST in the year of our Lord TWO THOUSAND and SIXTEEN and of the Independence of the United States the Two Hundred and Forty-First.

[SEAL]

By Raul Morales  
Raul Morales  
Deputy State Director

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STATE OF NEVADA  
DECLARATION OF VALUE

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1. Assessor Parcel Number (s)

- a) portion of 12-020-01
- b) \_\_\_\_\_
- 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
- i)  Other

<b>FOR RECORDERS OPTIONAL USE ONLY</b>
Notes: _____
_____

3. Total Value/Sales Price of Property:

\$0.00  
Deed in Lieu of Foreclosure Only (value of property) \$  
Transfer Tax Value: \$0.00  
Real Property Transfer Tax Due: \$

4. If Exemption Claimed:

- a. Transfer Tax Exemption, per NRS 375.090, Section: 2
- b. Explain Reason for Exemption: State Agency - Nevada Division of State Lands

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 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 Charles Dombi Capacity Administrator  
Signature \_\_\_\_\_ Capacity \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION**

(REQUIRED)

Print Name: United States - Bureau of Land Management  
Address: 1340 Financial Blvd.  
City: Reno  
State: NV Zip: 89502

**BUYER (GRANTEE) INFORMATION**

(REQUIRED)

Print Name: State of Nevada - Division of State Lands  
Address: 901 S. Stewart St, Suite 5003  
City: Carson City  
State: NV Zip: 89701

**COMPANY/PERSON REQUESTING RECORDING**

(REQUIRED IF NOT THE SELLER OR BUYER)

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