

Official Record

Recording requested By
NOVARE NATIONAL SETTLEMENT SERVICE

Lincoln County - NV

Leslie Boucher - Recorder

Fee: \$43.00 Page 1 of 5
RPTT: \$245.70 Recorded By: LB
Book- 310 Page- 0049

APN: 006-361-16

RECORDING REQUESTED BY:

NAME: Novare National Settlement Service
ADDRESS: 4975 Preston Park Blvd, Suite 450
CITY/ST/ZIP: Plano, TX 75093

MAIL TAX STATEMENTS TO:

NAME: Kevin T Sleeman and Tina M Sleeman
ADDRESS: PO Box 910
CITY/ST/ZIP: Panaca, NV 89042

RPTT: \$245.70



Grant, Bargain, Sale Deed

THIS INDENTURE WITNESS that the GRANTOR: JPMorgan Chase Bank, National Association, a national association, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, does hereby GRANT, BARGAIN, SELL AND CONVEY to Kevin T Sleeman and Tina M Sleeman, married, community property with the right of survivorship, all that real property situated in the City of Pioche, County of Lincoln, State of Nevada, described as follows:

See Exhibit "A" attached hereto and incorporated herein

Subject to all matters set forth on Exhibit "B" attached hereto and incorporated herein.

Together with ail and singular the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining to.

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GRF



0151070

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03/30/2017
Page: 2 of 5

Witness my/our hand(s) this 2nd day of Mar., 2017.

GRANTOR:

JPMorgan Chase Bank, National Association

By: *Gayle R Farmer*
Name: Gayle R Farmer
Title: Vice President

MAR 02 2017

CORPORATE

GRF



STATE OF Ohio)
)
COUNTY OF Franklin)

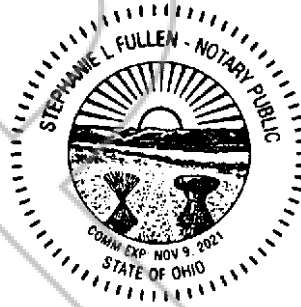
This instrument was acknowledged before me on MAR 02, 2017, by Gayle R Farmer, the Vice President of JPMorgan Chase Bank, National Association, a(n) national association company, the Vice President of JPMorgan Chase Bank, National Association, a(n) national association company, on behalf of said national association company

Stephanie L. Fullen
(Signature of Notary Public)

Stephanie L. Fullen

My commission expires: 11/9/2021

(Notary Stamp)



CO

GRF

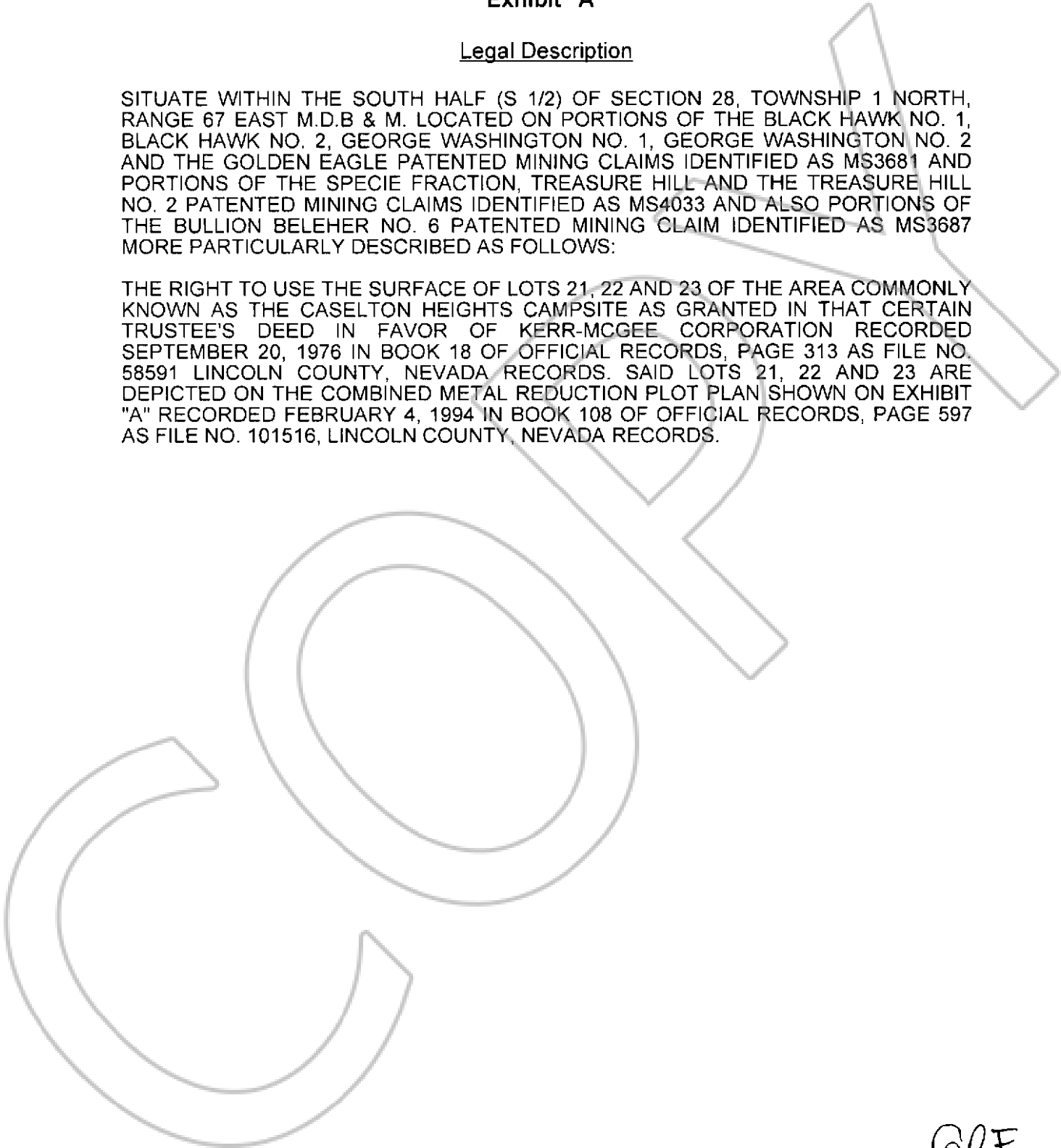


Exhibit "A"

Legal Description

SITUATE WITHIN THE SOUTH HALF (S 1/2) OF SECTION 28, TOWNSHIP 1 NORTH, RANGE 67 EAST M.D.B & M. LOCATED ON PORTIONS OF THE BLACK HAWK NO. 1, BLACK HAWK NO. 2, GEORGE WASHINGTON NO. 1, GEORGE WASHINGTON NO. 2 AND THE GOLDEN EAGLE PATENTED MINING CLAIMS IDENTIFIED AS MS3681 AND PORTIONS OF THE SPECIE FRACTION, TREASURE HILL AND THE TREASURE HILL NO. 2 PATENTED MINING CLAIMS IDENTIFIED AS MS4033 AND ALSO PORTIONS OF THE BULLION BELEHER NO. 6 PATENTED MINING CLAIM IDENTIFIED AS MS3687 MORE PARTICULARLY DESCRIBED AS FOLLOWS:

THE RIGHT TO USE THE SURFACE OF LOTS 21, 22 AND 23 OF THE AREA COMMONLY KNOWN AS THE CASELTON HEIGHTS CAMPSITE AS GRANTED IN THAT CERTAIN TRUSTEE'S DEED IN FAVOR OF KERR-MCGEE CORPORATION RECORDED SEPTEMBER 20, 1976 IN BOOK 18 OF OFFICIAL RECORDS, PAGE 313 AS FILE NO. 58591 LINCOLN COUNTY, NEVADA RECORDS. SAID LOTS 21, 22 AND 23 ARE DEPICTED ON THE COMBINED METAL REDUCTION PLOT PLAN SHOWN ON EXHIBIT "A" RECORDED FEBRUARY 4, 1994 IN BOOK 108 OF OFFICIAL RECORDS, PAGE 597 AS FILE NO. 101516, LINCOLN COUNTY, NEVADA RECORDS.



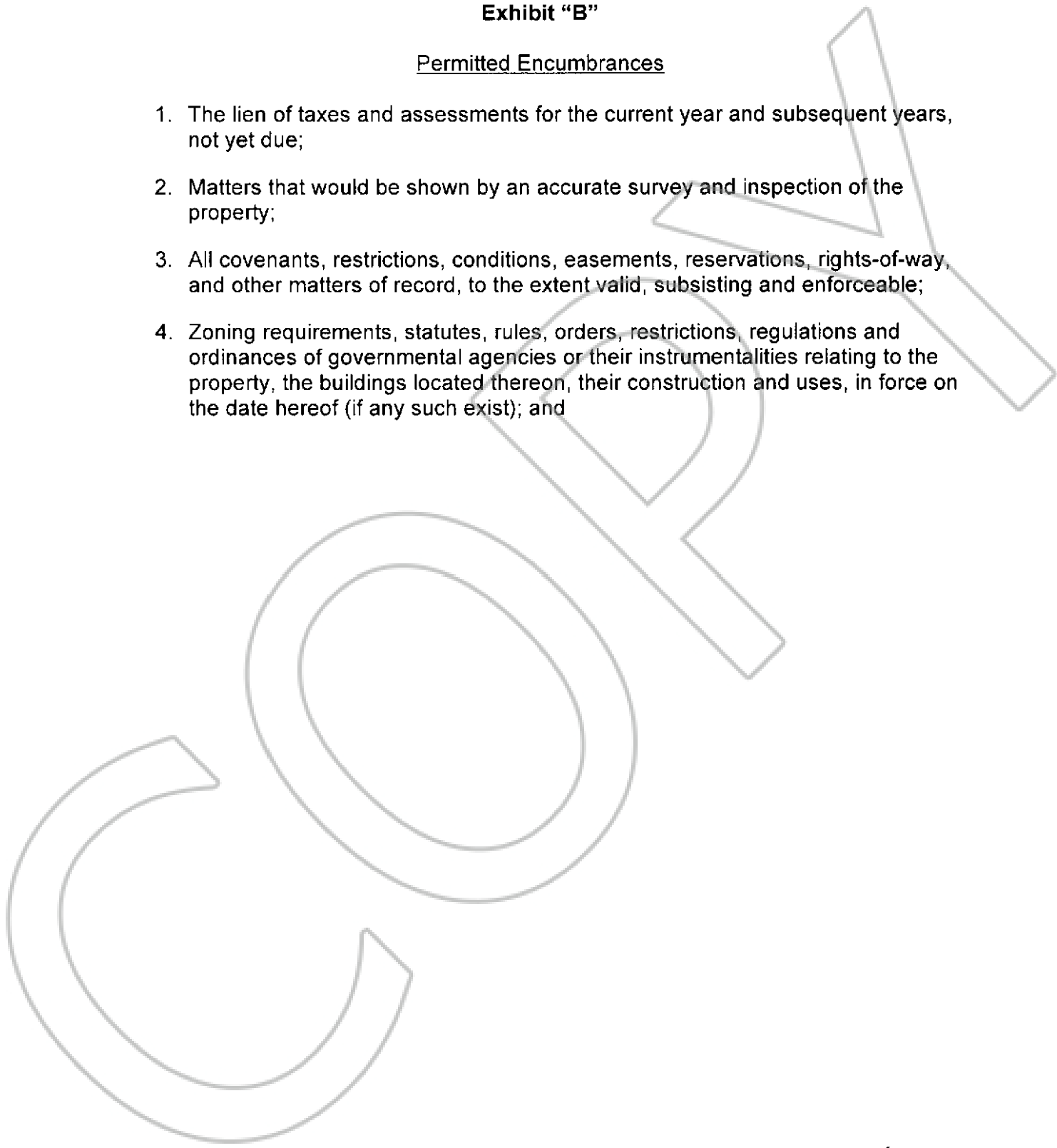
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Exhibit "B"

Permitted Encumbrances

1. The lien of taxes and assessments for the current year and subsequent years, not yet due;
2. Matters that would be shown by an accurate survey and inspection of the property;
3. All covenants, restrictions, conditions, easements, reservations, rights-of-way, and other matters of record, to the extent valid, subsisting and enforceable;
4. Zoning requirements, statutes, rules, orders, restrictions, regulations and ordinances of governmental agencies or their instrumentalities relating to the property, the buildings located thereon, their construction and uses, in force on the date hereof (if any such exist); and



State of Nevada
Declaration of Value

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FOR |
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1. Assessor Parcel Number(s)
a) 006-361-16
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'/Ind'l
g) Agricultural h) Mobile Home
i) Other Patented Mining Claims

3. Total Value/Sales Price of Property: \$ 62,600.00
Deed in Lieu of Foreclosure Only (value of property) \$ (0.00)
Transfer Tax Value per NRS 375.010, Section 2: \$ 62,600.00
Real Property Transfer Tax Due: \$ 245.70

4. If Exemption Claimed:
a. Transfer Tax Exemption, per NRS 375.090, Section: Not Applicable
b. Explain Reason for Exemption: Not Applicable

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 [Signature] MAR 02 2017 Capacity Grantor Vice President
JPMorgan Chase Bank, National Association
Signature [Signature] Capacity Grantee
Kevin T Sleeman and Tina M Sleeman

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: JPMorgan Chase Bank, National Association
Address: 3415 Vision Dr
City: Columbus
State: OH Zip: 43219

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Kevin T Sleeman and Tina M Sleeman
Address: PO Box 910
City: Panaca
State: NV Zip: 89042

COMPANY REQUESTING RECORDING
(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: Novare National Settlement Service Escrow # 11999NV
Address: 25400 US 19 N, Suite 263
City: Clearwater State: FL Zip: 33763