

APN#: 011-170-04
Escrow No. 19-259873

**MAIL TAX STATEMENT TO AND
WHEN RECORDED RETURN TO:**
MBDC, LLC., a Nevada Limited Liability Company
2212 Paiute Meadows
Las Vegas, NV 89134

LINCOLN COUNTY, NV
\$230.00
RPTT:\$195.00 Rec:\$35.00
COW COUNTY TITLE CO.
OFFICIAL RECORD
AMY ELMER, RECORDER

2019-156120
04/02/2019 03:23 PM
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80595

GRANT, BARGAIN, SALE DEED

R.P.T.T. \$195.00

THIS INDENTURE WITNESSETH: That

Lance H. Lomprey and Michelle M. Lomprey, husband and wife as joint tenants,

for a valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to

MBDC, LLC., a Nevada Limited Liability Company,

all that real property situated in the County of Lincoln, State of Nevada, bounded and described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

- SUBJECT TO:
1. Taxes for the fiscal year 2018-2019.
 2. Rights of way, reservations restrictions, easements and conditions of record.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

WITNESS my hand this 29 day of March, 2019.

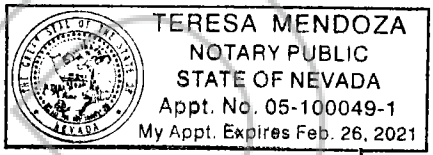
[Signature]
Lance H. Lomprey **LANCE H. LOMPNEY**

[Signature]
Michelle M. Lomprey **MICHELLE M. LOMPNEY**

STATE OF NEVADA
COUNTY OF Clark

This instrument was acknowledged before me this 29 day of March, 2019 by Lance H. Lomprey and Michelle M. Lomprey.

Notary Public for Nevada
My Commission Expires: 2/26/21



NOTARY PUBLIC
TERESA MENDOZA
#05-100049-1
EXP 2/26/21

LEGAL DESCRIPTION

The land referred to herein is described as follows:

All that certain real property situate in the County of Lincoln, State of Nevada, described as follows:

A parcel of land situate in the Northeast Quarter (NE1/4) of the Northeast Quarter (NE1/4) of Section 30, Township 6 South, Range 61 East, Mount Diablo Base and Meridian, being more particularly described as follows:

Beginning at a point which is the Southeast Corner of this parcel from which the Northwest Corner of said Section 30, bears North 82°10'26" West a distance of 5,011.67 feet more or less; thence South 88°31'18" West a distance of 435.10 feet more or less to the Southwest Corner; thence North 8°42'57" West a distance of 294.57 feet more or less to the Northwest Corner; thence North 89°39'27" East a distance of 481.21 Feet more or less to the Northeast Corner; thence South 0°19'39" West a distance of 282.82 feet more or less, to the point of beginning.

ALSO, A 25' Right-of-Way Easement described as follows:

Beginning at the same point as described above which is the Southwest Corner of the Right-of-Way; thence North 0°19'39" East a distance of 25.00 feet more or less; thence North 89°00' East a distance of 257.23 feet more or less, to a point on the Westerly edge of the Right-of-Way for the old U.S. Highway 93, thence following the Westerly side of said Right-of-Way South 9°57'30" West a distance of 25.30 feet more or less, to a point; thence South 89°01'27" West along an existing fence a distance of 252.35 feet more or less, to the point of beginning.

ASSESSOR'S PARCEL NUMBER FOR 2018 - 2019: 011-170-04

The above legal description is a metes and bounds description and was obtained from a Quitclaim Deed, recorded March 26, 2001 in Book 154 Official Records, page 16, as File No. 116093, Lincoln County, Nevada records.

This additional information required by NRS 111.312 and NRS 239B.030.

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessors Parcel Number(s)

- a) **011-170-04**
- 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

**FOR RECORDER'S OPTIONAL USE
ONLY**

Book: _____ Page: _____
Date of Recording: _____
Notes: _____

<input type="checkbox"/>	<input type="checkbox"/> Other	_____
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3. Total Value/Sales Price of Property: **\$50,000.00**
Deed in Lieu of Foreclosure Only (value of property) (_____)
Transfer Tax Value: **\$50,000.00**
Real Property Transfer Tax Due: **\$195.00**

4. If Exemption Claimed:

- a. Transfer Tax Exemption per NRS 375.090, Section # _____
- b. Explain Reason for Exemption: _____

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 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 _____ Capacity Grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: **Lance H. Lomprey and Michelle M. Lomprey**
Address: **185 Coast Laguna Court**
City: **Henderson**
State: **Nevada** Zip: **89002**

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: **MBDC, LLC., a Nevada Limited Liability Company**
Address: **2212 Paiute Meadows**
City: **Las Vegas**
State: **Nevada** Zip: **89134**

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

Print Name: Cow County Title Co Escrow #: 19-259873 / 80595
Address: 761 S Rainsance Dr
City: Pahrump State: NV Zip: 89048