

LINCOLN COUNTY, NV

2019-157193

Rec:\$35.00

Total:\$35.00

10/18/2019 04:10 PM

DAVID BINDRUP LAW FIRM, PLLC

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OFFICIAL RECORD
AMY ELMER, RECORDER

E01

APN: 006-201-12

When Recorded, Mail to:
DAVID BINDRUP LAW FIRM, PLLC
10424 S Eastern Ave, Suite 101
Henderson, NV 89052

Mail Tax Statements to:
PIVOT II LLC
PO BOX 124
Pioche, NV 89043

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That 8-MILE FARMS, LLC, also known as, 8 MILE FARMS, LLC, for good and other valuable consideration, does hereby Grant, Bargain, Sell and Convey to PIVOT II LLC, a series of 8 MILE LLC, established pursuant to NRS §86.296, all of their right, title and interest in that real property situated in the County of LINCOLN, State of Nevada, bounded and described as follows:

See the Legal Description, attached hereto as Exhibit "A".

Commonly known as: Parcel Number: 006-201-12

GRANTEES' ADDRESS: PIVOT II LLC, a series of 8 MILE LLC
PO BOX 124
Pioche, NV 89043

SUBJECT TO:

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

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Witness their hands this February 11, 2019.

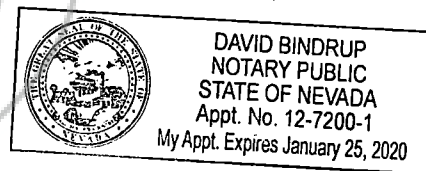
Bevan Lister
DENNIS BEVAN LISTER, also known as,
BEVAN LISTER, Manager

Joann Lister
JOANN LISTER, Manager

STATE OF NEVADA)
) ss.
COUNTY OF CLARK)

On this February 11, 2019, before me the undersigned, a Notary Public in and for the said County of Clark, State of Nevada, personally appeared DENNIS BEVAN LISTER, also known as, BEVAN LISTER and JOANN LISTER, personally known to me (or proved to me on the basis of satisfactory evidence) to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacity, and that by their signatures on the instrument, the persons, or the entity upon behalf of which the persons acted, executed the instrument.

WITNESS my hand and official seal.



David Bindrup
NOTARY PUBLIC

EXHIBIT "A"
LEGAL DESCRIPTION

The land referred to is situated in the County of LINCOLN, State of Nevada, and is described as follows:

PARCEL 2:

THE NORTH HALF OF THE SOUTHWEST QUARTER (N $\frac{1}{2}$ SW $\frac{1}{4}$) OF SECTION 16, TOWNSHIP 2 NORTH, RANGE 67 EAST, M.D.M.

EXCEPTING AND RESERVING UNTO GRANTOR (SUBJECT TO ADVANCE NOTICE TO GRANTEE PRIOR TO EACH ANTICIPATED ENTRY) AN ACCESS EASEMENT ON, OVER AND ACROSS THE EXISTING ACCESS ROAD THROUGH THE N $\frac{1}{2}$ SW $\frac{1}{4}$ OF SAID SECTION 16, COMMENCING AT THE TERMINATION OF THE ACCESS EASEMENT RESERVED ABOVE AND AT THE SOUTHERN BOUNDARY OF THE N $\frac{1}{2}$ SW $\frac{1}{4}$ OF SAID SECTION 16 AND TERMINATING AT THE 8 - MILE WELL SITE, AND THE 8 - MILE WELL SITE FOR THE PURPOSE OF ACCESSING THE 8 - MILE WELL (PERMIT 41412, CERT. 10836) TO CONDUCT WATER LEVEL MONITORING IN ACCORDANCE WITH THE PROVISIONS OF THE MONITORING PLAN. THIS RESERVED ACCESS EASEMENT SHALL TERMINATE CONCURRENTLY WITH THE STATE ENGINEER'S TERMINATION OF THE MONITORING PLAN OR THE REMOVAL OF THE 8-MILE WELL FROM THE MONITORING PLAN.

PARCEL 3:

THE SOUTHEAST QUARTER (SE $\frac{1}{4}$) OF SECTION 16, TOWNSHIP 2 NORTH, RANGE 67 EAST, M.D.M.

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 006-201-12
 b) _____
 c) _____

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: Water

FOR RECORDER'S OPTION USE ONLY
 Book: _____ Page: _____
 Date of Recording: _____
 Notes: _____

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 01
 b. Explain Reason for Exemption: Transfer between affiliated business entities with identical Common ownership.

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 1% per month. Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature David Bindrup Capacity Grantors' Attorney
 Signature _____ Capacity _____

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**

Print Name: 8-Mile Farms, LLC, also known as, 8 Mile Farms, LLC
 Address: PO BOX 124
 City: Pioche
 State: NV Zip: 89043

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**

Print Name: PIVOT II LLC
 Address: PO BOX 124
 City: Pioche
 State: NV Zip: 89043

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

Print Name: David Bindrup Law Firm, PLLC Escrow #: _____
 Address: 10424 S Eastern Ave, Suite 101
 City: Henderson State: Nevada Zip: 89052