

APN: 009-012-54



RETURN RECORDED DEED TO:

HINKITE RESOURCES LLC  
3438 W 5200 S  
LAKE SHORE, UT 84660

OFFICIAL RECORD  
AMY ELMER, RECORDER

**QUITCLAIM DEED**

WHEREAS, LINCOLN COUNTY, is a political subdivision of the State of Nevada;  
WHEREAS, Nevada Revised Statutes ("NRS") 244.265 through 244.296, inclusive,  
grants LINCOLN COUNTY authority to manage county owned property, including  
authorizing the sale of county owned property;

WHEREAS, LINCOLN COUNTY Board of County Commissioners adopted Resolution  
2021-06 on March 15, 2021 setting forth its desire and intention to sell the real property  
described herein;

WHEREAS, Resolution 2021-06 was published in the Lincoln County Record on  
March 26, April 2, and April 9 2021 to comply with the provisions of NRS 244.281(1)(b)  
and NRS 244.282(2).

WHEREAS, LINCOLN COUNTY Board of County Commissioners held a public  
hearing on April 5, 2021 to establish the fair market value of the real property described  
herein and to establish a minimum bid price as required in NRS 244.2795(1)(a);

WHEREAS, LINCOLN COUNTY has obtained 1 appraisal of the real property  
described herein as required by NRS 244.2795(1)(a);

WHEREAS, LINCOLN COUNTY Board of County Commissioners sold the real  
property described herein at a public auction on April 16, 2021, which auction was held in  
compliance with the requirements of NRS 517.460;

WHEREAS, the high bidder at the auction on April 16, 2021 was HINKINITE  
RESOURCES, LLC

THIS INDENTURE, made and entered into this 12<sup>th</sup> day of May, 2021, between  
LINCOLN COUNTY, a political subdivision of the STATE OF NEVADA, the party of the first  
part and hereinafter referred to as "GRANTOR", and HINKINITE RESOURCES, LLC, a Utah  
limited liability company, as the party of the second part and hereinafter referred to as  
"GRANTEE."

**WITNESSETH:**

That the GRANTOR does hereby quitclaim unto the GRANTEE, and to its heirs and  
assigns, forever, all their right, title and interest in and to those certain lots, pieces and  
parcels of land situate in the County of Lincoln, State of Nevada, and more particularly  
described as follows, to-wit:

APN 009-012-54, and further described as:

**THAT CERTAIN MINING CLAIM KNOWN AS 1 PATENTED MINING CLAIM IN UNORGANIZED MINING DISTRICT, PATENT NO. 1024565, SURVEY NO. 4549A TRAM SITE LODE, AND LOCATED IN THE SE1/4 NE1/4 AND NE1/4 SE1/4 OF SECTION 2, TOWNSHIP 6 SOUTH, RANGE 66 EAST OF THE M.D.B. & M., LINCOLN COUNTY, NEVADA.**

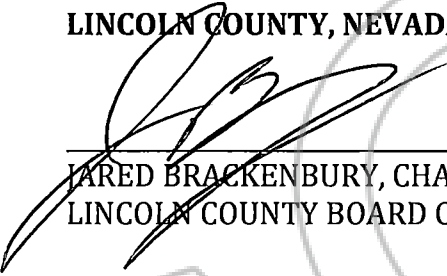
**CONTAINS APPROXIMATELY 20 ACRES.**

TOGETHER WITH all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining and the reversion(s), remainder(s), rents, issues and profits thereof; also, all possession, claim and demand whatsoever, as well as in law as in equity of the said party of the first part, of, in, or to the said premises.

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

IN WITNESS WHEREOF, the GRANTOR have hereunto set their hand the day and year first above written.

**LINCOLN COUNTY, NEVADA**




JARED BRACKENBURY, CHAIRMAN  
LINCOLN COUNTY BOARD OF COMMISSIONERS

State of NEVADA    )  
                                  )ss.  
County of LINCOLN    )

On this 12<sup>th</sup> day of May, 2021, **\*\*\*JARED BRACKENBURY\*\*\***, personally appeared before me and proved to me to be the persons described in and who executed the foregoing Quitclaim Deed, who acknowledged that they executed the same freely and voluntarily and for the uses and purposes therein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal.

  
\_\_\_\_\_  
NOTARY PUBLIC

 **M. HOWARD**  
Notary Public, State of Nevada  
My Commission Expires: 12-10-23  
Certificate No: 08-5566-11

**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a) 009-012-54
- 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
- Other Patented Mining Claim

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

3. Total Value/Sales Price of Property

\$ 30,000.00

Deed in Lieu of Foreclosure Only (value of property) ( \_\_\_\_\_ )

Transfer Tax Value: \$ \_\_\_\_\_

Real Property Transfer Tax Due \$ 117.00

4. **If Exemption Claimed:**

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

5. Partial Interest: Percentage being transferred: \_\_\_\_\_ %

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 Buyer

Signature [Signature] Capacity Seller - Lincoln Cty

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

Print Name: Lincoln County  
 Address: Po Box 90  
 City: Piöche  
 State: NV Zip: 89043

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

Print Name: Byrson Hinkins  
 Address: 3438 W 5200 S  
 City: Lake Shore  
 State: UT Zip: 84660

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

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