



OFFICIAL RECORD
AMY ELMER, RECORDER

A.P.N.: 001-201-50

When Recorded Mail Tax Statements To:
Return Recorded Deed to:
Joseph and Aspen Vincent
P. O. Box 128
Pioche, NV 89043

GRANT, BARGAIN and SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby
acknowledged,

John Condie and Mara Condie, husband and wife, Leslie Boucher, and
Laurie Cole, and John Condie, as co-successor trustees of the Condie
Living Trust, dated June 16, 1992, and James E. Wilkin and Uvada Wilkin,
husband and wife, herein referred to as "Grantors"

do(es) hereby GRANT, BARGAIN, and SELL to

Joseph B. Vincent and Aspen Wilkin Vincent, husband and wife as joint
tenants with right of survivorship, herein referred to as "Grantees"

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

A PARCEL OF LAND SITUATE WITHIN THE SOUTHEAST QUARTER (SE ¼)
OF SECTION 15, TOWNSHIP 1 NORTH, RANGE 67 EAST DESCRIBED AS
FOLLOWS:

PARCEL 17 AS SHOWN BY PARCEL MAP FOR BRUCE CONDIE, JAMES E.
WILKIN, JOHN T. CONDIE AND MARA CONDIE RECORDED APRIL 29, 1999
IN BOOK B, PAGE 212 AS DOCUMENT NO. 112674, IN THE OFFICE OF THE
COUNTY RECORDER, LINCOLN COUNTY, NEVADA.

THE FOLLOWING COVENANTS, CONDITIONS AND RESTRICTIONS SHALL
APPLY TO THE WITHIN DESCRIBED PROPERTY:

There shall be no homes brought in on wheels including mobile homes and modular homes.

There shall be no horses, cows, sheep, goats or pigs allowed on the above described property.

Subject to

1. All general and special taxes for the current fiscal year.
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.

TOGETHER with all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Date: 8-27-2024

John Condie
John Condie

Mara Condie
Mara Condie

Co-Successor Trustees of the Condie Living Trust, dated June 16, 1992.

Leslie Boucher
Leslie Boucher, co Trustee

Laurie Cole
Laurie Cole, co Trustee

John Condie
John Condie, co Trustee

James E. Wilkin

James E. Wilkin

Uvada Wilkin

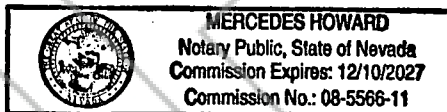
Uvada Wilkin

STATE OF NEVADA)
: SS.
COUNTY OF LINCOLN)

This instrument was acknowledged before me on August 27, 2024 by John
Condie and Mara Condie.

Mercedes Howard

Notary Public



(My commission expires: 12/10/2027)

STATE OF NEVADA)
: SS.
COUNTY OF LINCOLN)

This instrument was acknowledged before me on August 27, 2024 by Leslie
Boucher, co successor Trustee of the Condie Living Trust dated June 16, 1992

Mercedes Howard

Notary Public

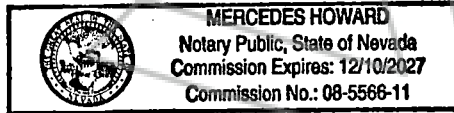


(My commission expires: 12/10/2027)

STATE OF NEVADA)
: SS.
COUNTY OF LINCOLN)

This instrument was acknowledged before me on August 27, 2024 by Laurie Cole, co successor Trustee of the Condie Living Trust dated June 16, 1992

MHoward
Notary Public



(My commission expires: 12/10/2027)

STATE OF NEVADA)
: SS.
COUNTY OF LINCOLN)

This instrument was acknowledged before me on August 27, 2024 by John Condie, co successor Trustee of the Condie Living Trust dated June 16, 1992

MHoward
Notary Public

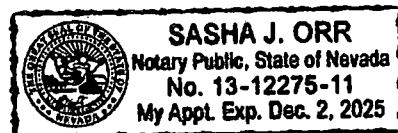


(My commission expires: 12/10/2027)

STATE OF NEVADA)
: SS.
COUNTY OF LINCOLN)

This instrument was acknowledged before me on September 11, 2024 by James E. Wilkin and Uvada Wilkin.

Sasha J Orr
Notary Public



(My commission expires: Dec 2 2025)

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 001-201-50
 b) _____
 c) _____
 d) _____

2. Type of Property:
- | | | | |
|--|--------------|-----------------------------|------------------|
| a) <input checked="" type="checkbox"/> | Vacant Land | b) <input type="checkbox"/> | Single Fam. Res. |
| c) <input type="checkbox"/> | Condo/Twnhse | d) <input type="checkbox"/> | 2-4 Plex |
| e) <input type="checkbox"/> | Apt. Bldg | f) <input type="checkbox"/> | Comm'l/Ind'l |
| g) <input type="checkbox"/> | Agricultural | h) <input type="checkbox"/> | Mobile Home |
| <input type="checkbox"/> | Other | | |

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

3. Total Value/Sales Price of Property \$ 10,000
 Deed in Lieu of Foreclosure Only (value of property) (_____)
 Transfer Tax Value: \$ _____
 Real Property Transfer Tax Due \$ 39.00

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 _____ Capacity _____
 Signature Aspen Wilkin Vincent Capacity Grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: see attached
 Address: _____
 City: _____
 State: _____ Zip: _____

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Joseph B. and Aspen Wilkin Vincent
 Address: P.O. Box 128
 City: Pioche,
 State: NV Zip: 89043

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)
 Print Name: _____ Escrow #: _____
 Address: _____
 City: _____ State: _____ Zip: _____

Grantors:

John & Mara Condie
Condie Living Trust

James E. & Uvada Wilkin
HC 34 Box 75, Caliente, NV 89008