

RPT #390  
417852.B5

**143130**  
**GRANT BARGAIN & SALE DEED**

FOR CONSIDERATION RECEIVED, THE NATURE CONSERVANCY, a District of Columbia non-profit corporation, grantor, does hereby grant, bargain and sell to ANN H. NOSANOV and MICHAEL J. NOSANOV, wife and husband, grantees, as community property with rights of survivorship, and their assigns, and the heirs and assigns of the survivor, forever, the property located in the County of Eureka, State of Nevada, described as follows:

TOWNSHIP 30 NORTH, RANGE 49 EAST, MDB&M.

Section 3: N $\frac{1}{2}$  SW $\frac{1}{4}$

TOWNSHIP 30 NORTH, RANGE 50 EAST, MDB&M.

Section 25: N $\frac{1}{2}$  NE $\frac{1}{4}$ , N $\frac{1}{2}$  SE $\frac{1}{4}$  NE $\frac{1}{4}$  SE $\frac{1}{4}$ ; SW $\frac{1}{4}$  NE $\frac{1}{4}$  SE $\frac{1}{4}$ ; N $\frac{1}{2}$  NE $\frac{1}{4}$  SE $\frac{1}{4}$

EXCEPTING THEREFROM 90% of all coal, oil, gas and other minerals of every kind and nature whatsoever lying in and under said land as reserved by STRATHFARN CATTLE COMPANY in deed recorded May 25, 1959 in Book 25 of Deed Records at Page 297, Eureka County, Nevada.

TOGETHER WITH all buildings and improvements thereon.

TOGETHER WITH all and singular the tenements, hereditaments, easements, and appurtenances therunto belonging or in anywise appertaining, and the reversions, remainders, rents, issues and profits thereof, or of any part thereof.

SUBJECT TO all taxes and assessments, reservations, exceptions, easements, right of way, limitations, covenants, conditions, restrictions, terms, liens, charges, legal proceedings and licenses affecting the property of record.

TO HAVE AND TO HOLD the property, with the appurtenances to the grantees as community property with rights of survivorship and their assigns, and the heirs and assigns of the survivor accordingly, forever.

JAMES M. COPENHAVER  
ATTORNEY AT LAW  
890 IDAHO STREET  
ELKO, NEVADA 89801

BOOK 24 | PAGE 496

SIGNED this 28th day of October, 1992.

GRANTOR: THE NATURE CONSERVANCY

BY: *Ray M. Cutler*

Title: *Vice President*

STATE OF VA )  
)  
) SS. )  
) COUNTY OF ARLINGTON )

on OCTOBER 28, 1992, personally appeared before me, a Notary Public, RAY M. CUTLER, VICE PRESIDENT, personally known (or proved) to me to be the person whose name is subscribed to the above instrument who acknowledged that they executed the instrument.

NOTARY PUBLIC

My Commission Expires August 31, 1993

GRANTEES' ADDRESS:  
2100 Canyon Drive  
Hollywood, CA 90028

A.P.N. 5-350-01  
5-340-06  
5-280-06

BOOK 241 PAGE 496  
OFFICIAL RECORDS  
RECORDED AT THE REQUEST OF  
*Fruit American Title*  
92 NOV 10 P1:44

EUREKA COUNTY, NEVADA  
M.N. REBAL EATL. RECORDER  
FILE NO. 143130  
FEE \$6.00

JAMES M. COPENHAVER  
ATTORNEY AT LAW  
850 IDAHO STREET  
ELKO, NEVADA 89801

BOOK 241 PAGE 497



*1992*

DECLARATION OF VALUE

Recording Date 11/10/92 Book 241 Page 496 Instrument # 143130

Full Value of Property Interest Conveyed \$ 2800.00  
 Less Assumed Liens & Encumbrances -  
 Taxable Value (NRS 375.010, Section 4) \$ 2800.00  
 Real Property Transfer Tax Due \$ 3.90

If exempt, state reason. NRS 375.090, Section 4 Explain: \_\_\_\_\_

APN#: ~~5-350-01~~ 5-350-01; 5-340-18; 5-280-06

INDIVIDUAL

Under penalty of perjury, I hereby declare that the above statements are correct.

Signature of Declarant \_\_\_\_\_

Name (Please Print) \_\_\_\_\_

Address \_\_\_\_\_

City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

ESCROW HOLDER

Under penalty of perjury, I hereby declare that the above statements are correct to the best of my knowledge based upon the information available to me in the documents contained in the escrow file.

*Betsy Sorensen*  
 Signature of Declarant \_\_\_\_\_

Betsy Sorensen  
 Name (Please Print) \_\_\_\_\_

417852.85  
 Escrow Number \_\_\_\_\_

First American Title Company of Nevada  
 Firm Name \_\_\_\_\_

518 Idaho Street  
 Address \_\_\_\_\_

Elko, Nevada  
 City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

Tax paid for the above transfer on 11/10, 19 92, per NRS 375.030, Section 3.

*William Stehagary - Nevada*  
 Signature of Recorder or Representative \_\_\_\_\_