



FORM JT-1

NOTARY PUBLIC

who acknowledged that _____ he executed the above instrument.
J F Ragan
personally appeared before me, a Notary Public,
On Jan 15 1993

STATE OF Arizona)
COUNTY OF Maricopa) SS

BY: *J F Ragan*
J F Ragan Vice President
CATTLEMEN'S TITLE GUARANTEE COMPANY,
as Trustee

BOOK 245 PAGE 250
OFFICIAL RECORDS
RECORDED AT THE REQUEST OF
Great American Title
93 FEB 17 P452
EUREKA COUNTY, NEVADA
M.N. REBAL EATL. RECORDER
FILE NO. _____
FEE \$ 5.00

144558
BOOK 245 PAGE 230

TO HAVE AND TO HOLD said premises together with the appurtenances, unto Grantees as joint tenants with rights of survivorship and not as tenants in common and their assigns and the heirs and assigns of the survivor forever.
IN WITNESS WHEREOF, Grantor has caused this conveyance to be executed the day and year first above written.

TOGETHER WITH the tenements, hereditaments and appurtenances thereunto belonging or appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.
SUBJECT TO taxes for the present fiscal year, and subsequently, covenants, conditions, restrictions, exceptions and reservations, easements, encumbrances, leases or licenses, rights and rights of way of record, if any.

For valuable consideration received, Grantor does by these presents grant, bargain and sell unto said Grantees as joint tenants with rights of survivorship and not as tenants in common, and their assigns and the heirs and assigns of the survivor forever, all that certain real property situate in the County of Eureka, State of Nevada _____ that is described as follows:
Lot 20, Block 10, (TP# 2 019 05) of Crescent Valley Ranch and Farms Unit 1 as platted of record in said County.

WITNESSETH:

P O Box 211435
Crescent Valley NV 89821-1436

THIS INDENTURE, made this 15th DAY OF January, 1993, by and between CATTLEMEN'S TITLE GUARANTEE (as Trustee), a Nevada Corporation, hereinafter referred to as Grantor, and JAMES D. SEFTON, a married man, and CATHERINE S. PAULK, his daughter and a married woman, and DAVID L. SEFTON, his son and a single man.
hereinafter referred to as Grantees, whose address is

Joint Tenancy Deed

144558

THI 1069

Documentary Transfer Tax \$ ~~5.85~~ 7.85
Computed on full value of property conveyed
 Computed on full value less liens and encumbrances remaining thereon at time of transfer
Under penalty of perjury
CATTLEMEN'S TITLE GUARANTEE COMPANY
By: *J F Ragan*
Signature of declarant or agent determining tax - full name

Clark County, Nevada
DECLARATION OF VALUE

Recording Date 2-17-93 Book 245 Page 230 Instrument # 144558

Full Value of Property Interest Conveyed	\$ 5,450.00
Less Assumed Liens & Encumbrances	-
Taxable Value (NRS 375.010, Section 4)	\$
Real Property Transfer Tax Due	\$ 7.15

If exempt, state reason, NRS 375.090, Section -----, Explain:

Escrow Holder only: Check if Real Property Transfer Tax is to be deferred under NRS 375.030, Section 3.

INDIVIDUAL

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

Signature of Declarant

Name (Please Print)

Address

City

State

Zip

J F Ragan

Name (Please Print)

THI 1068

Escrow Number

Cattlemen's Title Guarantee Company

Firm Name

P O Box 4100

Address

Scottsdale, Arizona

85261

Zip

State

City

Tax paid for the above transfer on 2-18, 1993, per NRS 375.030, Section 3.

Signature of Recorder or Representative
Debbie Elmer - Deputy