



NOTARY PUBLIC

On April 19, 1995,
personally appeared before me, a Notary Public,
Johanna K. Kobl,
who acknowledged that she executed the
above instrument.

STATE OF Arizona
COUNTY OF Maricopa)
SS)

CATTLEMEN'S TITLE GUARANTEE COMPANY,
as Trustee
By Johanna K. Kobl
TITLE: Johanna K. Kobl, Vice President

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.

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.
TOGETHER WITH the tenements, hereditaments and appurtenances thereunto belonging or appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.
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: APN #02-013-02 Lot 3, Block 17, of CRESCENT VALLEY RANCH AND FARMS, INC., UNIT NO. 1

WITNESSETH:

P.O. Box 211094
Crescent Valley, Nevada 89821

hereinafter referred to as Grantees, whose address is

DOUGLAS L. OSBORNE AND ADA M. OSBORNE, Husband and Wife

THIS INDENTURE, made this 19th DAY OF April, 1995, by and between CATTLEMEN'S TITLE GUARANTEE (as Trustee), a Nevada Corporation, hereinafter referred to as Grantor, and

Joint Tenancy Deed

Signature of declarant or agent determining tax-firm name

By Johanna K. Kobl
CATTLEMEN'S TITLE GUARANTEE COMPANY
 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

Documentary Transfer Tax \$ 5.20

157878

THI-1020

BOOK 282 PAGE 475
OFFICIAL RECORDS
RECORDED AT THE REQUEST OF
Johanna K. Kobl
95 MAY - 1 AM 8:28
EUREKA COUNTY NEVADA
M.N. REBAL EATI, RECORDER
FILE NO. _____
FEES \$ 7.00
157878

BOOK 282 PAGE 475

421805.70

DECLARATION OF VALUE

Recording Date 5-1-95 Book 282 Page 475 Instrument # 157878

Full Value of Property Interest Conveyed \$ 3,950.00
 Less Assumed Liens & Encumbrances -
 Taxable Value (NRS 375.010, Section 4) \$ 5.20
 Real Property Transfer Tax Due \$ 5.20

If exempt, state reason. NRS 375.090, Section

Exp

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

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 the above statements are correct to the best of knowledge based upon the information available in the documents contained in the escrow file.

Signature of Declarant

Name (Please Print)

THI-1020

Escrow Number

Cattlemen's Title Guarantee Company

Firm Name

P O Box 4100

Address

Scottsdale AZ 85261

City

State

Tax paid for the above transfer on per NRS 375.030, Section 3.

5/1, 1995