

164203

GRANT, BARGAIN AND SALE DEED

THIS INDENTURE, made and entered into as of the 10th day

of July, 1996, by and between MARY O. JOHNSON, a single woman, party of the first part, and ANTHONY A. CONTRERAS and CARLA N. CONTRERAS, husband and wife, whose address is 310 W. 2nd Street, No. 210, Battle Mountain, Nevada 89820, as joint tenants with right of survivorship, parties of the second part;

W I T N E S S E T H:

That the said first party, for and in consideration of

the sum of TEN DOLLARS (\$10.00), lawful money of the United States of America, and other good and valuable consideration to her in hand paid by the said second parties, receipt whereof is hereby acknowledged, does by these presents grant, bargain, sell and convey unto the said second parties, as joint tenants with right of survivorship and not as tenants in common, and to their assigns, and to the survivor of them, and to the heirs and assigns of the survivor, forever, all that certain real property situate in the County of Eureka, State of Nevada, and more particularly described as follows, to-wit:

Lot 4, Block 23, of CRESCENT VALLEY RANCH AND FARMS, INC., UNIT NO. 1, filed in the office of the County Recorder of Eureka County, Nevada, on April 6, 1959, as Document No. 34081. APN 2-039-23.

EXCEPTING THEREFROM all petroleum, oil, natural gas and products derived therefrom lying in and under said land as reserved by SOUTHERN PACIFIC LAND COMPANY in Deed recorded in Book 24, Page 168, Deed Records, Eureka County, Nevada.

SUBJECT TO any and all exceptions, reservations, restrictions, restrictive covenants, assessments, easements, liens, and rights

ATTORNEYS AT LAW
700 IDAHO STREET, ELKO, NV 89801
P.O. BOX 530, ELKO, NV 89803
(702) 738-7293
FAX (702) 738-0454

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of way of record.

TOGETHER WITH any and all buildings and improvements situate thereon.

TOGETHER WITH the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the said premises, together with the appurtenances unto the said parties of the second part, as joint tenants with right of survivorship, and not as tenants in common, and to their assigns, and to the survivor of them, and the heirs and assigns of such survivor forever.

IN WITNESS WHEREOF, the party of the first part has hereunto set her hand as of the day and year first above written.

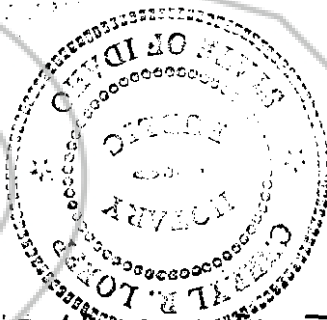
APN 02-039-23
310 W. 2nd Sp 210
Battlemountain Nv 89820

Mary O. Johnson
MARY O. JOHNSON

STATE OF IDAHO,
() ss.
COUNTY OF ELMORE.)

The foregoing instrument was acknowledged before me this 10th day of July, 1996, by MARY O. JOHNSON.

Charles R. Dwyer
NOTARY PUBLIC
com exp 7-2-97



PUCGINELLI & PUCGINELLI
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COPY

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164203

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OFFICIAL RECORDS
RECORDED AT THE REQUEST OF
Williamson, Jr.
96 JUL 19 AM 11:37
EUREKA COUNTY NEVADA
M.N. REBAL EATL, RECORDER
FILE NO. 9.00

DECLARATION OF VALUE

Recording Date	7/19/96	Book	299	Page	158	Instrument #	164203
Full Value of Property Interest Conveyed	\$ 17000.00						
Less Assumed Liens & Encumbrances	00						
Taxable Value (NRS 375.010, Section 4)	\$ 17000						
Real Property Transfer Tax Due	\$ 22.10						

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

APN# 02-039-23

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. Signature of Declarant Joyce-Cox Name (Please Print) Escrow Number First American Title Company Firm Name 331 7th Street Address Elko, Nevada 89801 City State Zip
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Tax paid for the above transfer on per NRS 375.030, Section 3.

July 19, 1996

Signature of Recorder or Representative