

RECORDING REQUESTED BY:

Then Recorded Mail Document  
and Tax Statement To:  
RICHARD KEPHART AND MARI KEPHART  
D.V. RT. BOX 28  
EUREKA, NEV. 89316

Escrow No.  
Title Order No.

APN: 07-210-07

GRANT DEED

SPACE ABOVE THIS LINE FOR RECORDER'S USE

164578

The undersigned grantor(s) declare(s)

Documentary transfer tax is \$ \_\_\_\_\_  
City tax \$ \_\_\_\_\_  
[ ] computed on full value of property conveyed, or  
[ ] computed on full value less value of liens or encumbrances remaining at time of sale,  
[ XX ] Unincorporated Area City of \_\_\_\_\_

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,  
MARTHA G. WIRZ, AS SUCCESSOR TRUSTEE OF THE D.P. & M.G. WIRZ FAMILY  
TRUST, ESTABLISHED NOVEMBER 4, 1991

RICHARD KEPHART AND MARI KEPHART, HUSBAND AND WIFE,

the following described real property in the City of  
County of EUREKA

SEE EXHIBIT "A" ATTACHED HERETO

DATED: 7/23/96

STATE OF CALIFORNIA  
COUNTY OF SAN BERNITO  
ON July 23, 1996  
TAMMY DAVIS  
personally appeared  
before me,  
Martha G. Wirz, Trustee

personally known to me (or proved to me on the  
basis of satisfactory evidence) to be the person(s)  
whose name(s) is/are subscribed to the within  
instrument and acknowledged to me that he/she/they  
executed the same in his/her/their authorized  
capacity(ies), and that by his/her/their signature(s) on  
the instrument the person(s), or the entity upon  
behalf of which the person(s) acted, executed the  
instrument.

Witness my hand and official seal.

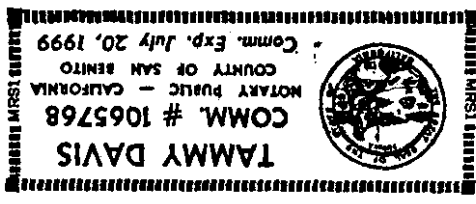
*Tammy Davis*  
Signature

MAIL TAX STATEMENT AS DIRECTED ABOVE

GRANT DEED

BOOK 300 PAGE 458

FD-213 (Rev 4/94)



MARTHA G. WIRZ, TRUSTEE

*Martha G. Wirz, Trustee*

State of California:

Township 21 North, Range 53 East, M.D.B.&M.

Section 24: SW $\frac{1}{4}$ ; NE $\frac{1}{4}$ SE $\frac{1}{4}$

TOGETHER with any and all improvements thereon.

EXCEPTING therefrom all oil, gas, potash and sodium as reserved in Patent executed by the UNITED STATES OF AMERICA, recorded January 25, 1965, in Book 6 of Official Records, at page 429, Eureka County, Nevada.

SUBJECT to all easements and rights-of-way of record.

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

BOOK 300 PAGE 468

OFFICIAL RECORDS  
RECORDED AT THE REQUEST OF  
*Richard Kopman*

96 SEP 17 PM 1:16

EUREKA COUNTY NEVADA  
M.N. REBALATI, RECORDER  
FILE NO. FEES \$8.00

164578

BOOK 300 PAGE 469

DECLARATION OF VALUE  
Carroll  
 COUNTY, NEVADA

Recording Date 9/17/96 Book 300 Page 468 Instrument # 164578

Full Value of Property Interest Conveyed \$ \_\_\_\_\_  
 Less Assumed Liens & Encumbrances -- \_\_\_\_\_  
 Taxable Value (NRS 375.010, Section 4) \$ 36,000.<sup>00</sup>  
 Real Property Transfer Tax Due \$ 46.80

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.

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.

**INDIVIDUAL**  
 Signature of Declarant [Signature]  
 Name (Please Print) James W. Dick Kephart  
 Address H 62 Bk 570  
Carroll, NV  
 State NV Zip 89316  
 City

**ESCROW HOLDER**  
 Signature of Declarant [Signature]  
 Name (Please Print) Dick Kephart  
 Escrow Number \_\_\_\_\_  
 Firm Name \_\_\_\_\_  
 Address \_\_\_\_\_  
 City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

• Tax paid for the above transfer per NRS 375.030 Sec. 3 on 9/17/96