

165885**GRANT, BARGAIN AND SALE DEED**

THIS INDENTURE, made and entered into as of the 7th day of January, ¹⁹⁹⁶1996, by and between ALEX F. RAMSAY and DOROTHY W. RAMSAY, husband and wife, parties of the first part, and MICHAEL C. HILL, and Andrea L. Hill, Husband and wife as joint tenants with right of survivorship, whose address is HC-66 Unit 2, Box 2, Beowawe, Nevada 89821, party of the second part,

WITNESSETH:

That the said parties of the first part, 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 them in hand paid by the said second party, receipt whereof is hereby acknowledged, do by these presents grant, bargain, sell and convey unto the said second party, and to their his, successors and assigns, forever, all that certain real property situate in the County of Eureka, State of Nevada, more particularly described as follows, to-wit:

TOWNSHIP 31 NORTH, RANGE 49 EAST, MDB&M

SECTION 25: S 1/2NW1/4SW1/4

TOGETHER with any and all buildings and improvements situate thereon.

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 any and all exceptions, reservations, restrictions, restrictive covenants, assessments, easements, rights and rights of way of record.

TO HAVE AND TO HOLD the said premises, together with the appurtenances unto the said party of the second part, and to his heirs, successors and assigns forever.

IN WITNESS WHEREOF, the said first parties have hereunto set their hand
the day and year first above written.

Alex F. Ramsay
ALEX F. RAMSAY

Dorothy W. Ramsay
DOROTHY W. RAMSAY

STATE OF COLORADO)
: SS.
COUNTY OF Boulder)

On January 7, ^{1997 OK} 1996, personally appeared before me,
a Notary Public, ALEX F. RAMSAY, personally known (or proved) to me to be the person
whose name is subscribed to the above instrument who acknowledged that he executed the
instrument.

Danna Golden
NOTARY PUBLIC
My Commission Expires 11-15-00.

STATE OF COLORADO)
: SS.
COUNTY OF Boulder)

Seal affixed

On January 7, ^{1997 OK} 1996, personally appeared before me,
a Notary Public, DOROTHY W. RAMSAY, personally known (or proved) to me to be the
person whose name is subscribed to the above instrument who acknowledged that she
executed the instrument.

Danna Golden
NOTARY PUBLIC
My Commission Expires 11-15-00.

Assessor's Parcel No.: 5-090-64

Grantees' Address: HC-66 Unit 2, Box 2
Beowawe, Nevada 89821

Seal affixed

BOOK 304 PAGE 571
OFFICIAL RECORDS
RECORDED AT THE REQUEST OF
Just American Itlp
97 JAN -9 AM 11:44

EUREKA COUNTY NEVADA
M.N. REBALEATI, RECORDER
FILE NO. FEES 9.00

165885

COPY

BOOK 304 PAGE 573

Recording Date 1/9/97 Book 304 Page 571 Instrument # 165885

Full Value of Property Interest Conveyed

\$ 2500⁰⁰

Less Assumed Liens & Encumbrances

-

Taxable Value (NRS 375.010, Section 4)

\$ 2500⁰⁰

Real Property Transfer Tax Due

\$ 3.25

If exempt, state reason. NRS 375.090, Section _____ . Exp

APN#: 5-090-64

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

Joyce Cox
Name (Please Print)

Escrow Number

First American Title Co
Firm Name

331 7th Street

Address

Elko

Nevada

89801

City

State

Zip

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

1/9, 19 97

Jessie Stewart Deputy
Signature of Recorder or Representative