

170045

GRANT, BARGAIN AND SALE DEED

THIS INDENTURE, made and entered into as of the 13th day of April 1998, by

and between Charles E. Cooper, an unmarried man, of Canyon, Texas, First Party, and

Lloyd Morrison and Belinda Faye Morrison, husband and wife, of Eureka, Nevada, Second

Parties,

WITNESSETH:

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, to him in hand paid by the Second

Parties, and other good and valuable consideration, receipt whereof is hereby acknowledged, does

by these presents grant, bargain, sell and convey unto the said Second Parties, as community

property with right of survivorship, and not as tenants in common, and to the heirs and assigns

of said Second Parties forever, and to the survivor of them, and to the heirs, executors,

administrators and assigns of the survivor, all that certain real property situate in the County of

Eureka, State of Nevada, more particularly described as follows:

TOWNSHIP 21 NORTH, RANGE 53 EAST, M.D.B. & M.

Section 15: SW ¼

TOGETHER WITH all 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.

TOGETHER WITH all water, water rights, rights to the use of water, dams, ditches, canals, pipelines, reservoirs, wells and all other means for the diversion or use of water appurtenant to the real property, or any part thereof, or used or enjoyed in connection

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therewith, and together with all stockwatering rights used or enjoyed in connection with the use of any of said lands, including but not limited to Water Permit No. 21843.

TO HAVE AND TO HOLD the said premises, together with the appurtenances and personal property, unto the said ~~second~~ Parties, as community property with right of survivorship, and not as tenants in common, and to the heirs and assigns of said Second Parties forever, and to the survivor of them, and to the heirs, executors, administrators and assigns of the survivor forever.

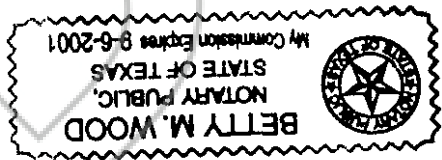
IN WITNESS WHEREOF, the said First Party has hereunto set his hand as of the

day and year first hereinabove written.

Charles E. Cooper
Charles E. Cooper

STATE OF NEVADA,
)
) ss.
)
COUNTY OF ELKO,
)
)
RANDALL

On April 13, 1998, personally appeared before me, a Notary Public, Charles E. Cooper, personally known (or proved) to me to be the person whose name is subscribed to the above instrument who acknowledged that he executed the above instrument.



Mailing address for Grantees:

Lloyd and Belinda Faye Morrison
HC 62 - Box 128
Eureka, Nevada 89316

Assessor's Parcel No.: Portion of 7-200-54

NOTARY PUBLIC

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COPY

170045

FILE NO. 170045
FEE \$9.00
CLERK OF SUPERIOR COURT
JUNIPER COUNTY, NEVADA

98 APR 29 PM 3:54

RECORDED AT THE REQUEST OF
OFFICIAL RECORDS

BOOK 319 PAGE 36

DECLARATION OF VALUE

Recording Date 4-29-98 Book 319 Page 36 Instrument # 170045

Full Value of Property Interest Conveyed

\$ 176,000.00

Less Assumed Liens & Encumbrances

Taxable Value (NRS 375.010, Section 2)

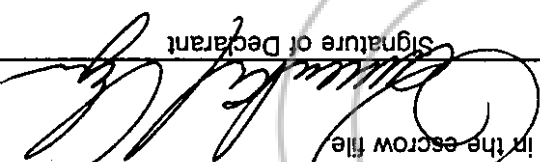
\$ 176,000.00

Real Property Transfer Tax Due

\$ 189.80

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

APN#:

<p style="text-align: center;">INDIVIDUAL</p> <p>Under penalty of perjury, I hereby declare that the above statements are correct.</p> <p>Signature of Declarant _____</p> <p>Name (Please Print) _____</p> <p>Address _____</p> <p>City _____ State _____ Zip _____</p>	<p style="text-align: center;">ESCROW HOLDER</p> <p>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.</p> <p>Signature of Declarant </p> <p>Name (Please Print) Pamela J. Aguirre</p> <p>Name (Please Print) _____</p> <p>Escrow Number <u>98210 574</u></p> <p>Firm Name Stewart Title of Northeastern Nevada</p> <p>Address 810 IDAHO STREET</p> <p>City Elko, Nevada State Nevada Zip 89801</p>
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