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170167

I certify that the within instrument was received for record on the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_, at \_\_\_\_\_ o'clock \_\_\_\_\_ M., and recorded in book/reel/volume No. \_\_\_\_\_ on page \_\_\_\_\_ and/or as fee/file/instrument/microfilm/reception No. \_\_\_\_\_ Records of said County. Witness my hand and seal of County \_\_\_\_\_

By \_\_\_\_\_, Deputy,  
 NAME \_\_\_\_\_  
 TITLE \_\_\_\_\_

After recording, return to (Name, Address, Zip):  
 REX STUART WENNER  
 706BRINKBY AVE #1403  
 RENO NEVADA 89509

Grantor's Name and Address  
 REX STUART WENNER  
 706BRINKBY AVE #1403  
 RENO NEVADA 89509

Until requested otherwise, send all tax statements to (Name, Address, Zip):  
 REX STUART WENNER  
 706BRINKBY AVE #1403  
 RENO NEVADA 89509

Grantee's Name and Address  
 CHERYL ELAINE MAXWELL  
 2500 DICKERSON #83  
 RENO NEVADA 89503

REX STUART WENNER  
 706 BRINKBY AVE #1403  
 RENO NEVADA 89509

DEED CREATING ESTATE BY THE ENTIRETY

KNOW ALL BY THESE PRESENTS that

\_\_\_\_\_ hereinafter called grantor, hereinafter called grantor, the spouse of the grantee hereinafter stated, does hereby grant, bargain, sell and convey unto \_\_\_\_\_, hereinafter called the grantee, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in \_\_\_\_\_ EUREKA County, State of \_\_\_\_\_ NEVADA, described as follows, to-wit:

10ACRES SE $\frac{1}{4}$ , SW $\frac{1}{4}$ , NW $\frac{1}{4}$ , SECTION 27 TOWNSHIP 30 RANGE 48. PARTIES HAVE EASEMENT OR RIGHT-OF-WAY THROUGH; NW $\frac{1}{4}$ , NE $\frac{1}{4}$ , NW $\frac{1}{4}$ , AND SE $\frac{1}{4}$ , NW $\frac{1}{4}$ , NW $\frac{1}{4}$ , NE $\frac{1}{4}$ , SW $\frac{1}{4}$ , NW $\frac{1}{4}$ , SECTION 27 TP 30 RANGE 48 EUREKA NEVADA

T30N, R48E SEC. 27 SE4SW4NW4 DISTRICT 4.0

To Have and to Hold an undivided one-half of the above described real property unto the grantee forever. The above named grantor retains a like undivided one-half of that same real property, and it is the intent and purpose of this instrument to create, and there hereby is created, an estate by the entirety between husband and wife as to this real property. The true and actual consideration paid for this transfer, stated in terms of dollars, is \$\_\_\_\_\_. However, the actual consideration consists of or includes other property or value given or promised which is  the whole (indicate which) consideration. (The sentence between the symbols @, if not applicable, should be deleted. See ORS 93.030.)

IN WITNESS WHEREOF, the grantor has executed this instrument this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_.

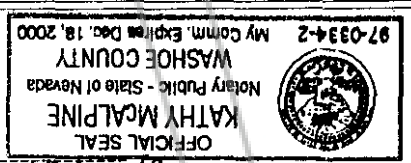
\_\_\_\_\_

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

STATE OF OREGON, County of \_\_\_\_\_ ss. \_\_\_\_\_ and Cheryl Elaine Maxwell, 19\_\_\_\_

This instrument was acknowledged before me on \_\_\_\_\_

Notary Public for Oregon Nevada  
 My commission expires 12/11/2000



Book 319 PAGE 284

In the Circuit\* Court of the State of Oregon

for the County of Klamath

Estate of: Elaine Fawn Wenner

No. 9703413CV

LETTERS TESTAMENTARY

Deceased.

THIS CERTIFIES that the will of Elaine Fawn Wenner

deceased, has been proved and Rex Stuart Wenner

is/are at the date hereof the duly appointed, qualified and acting Ders Representative

of the will and estate of the decedent,

IN WITNESS WHEREOF, I, as Clerk of the Circuit\* Court of the State of Oregon for the County of Klamath

subscribe my name and affix the seal of said court this 10 day of Aug, 1997



(SEAL)

STATE OF OREGON,

County of Klamath

ss.

I, Clerk of the Circuit\* Court of the State of Oregon for Klamath

County hereby do certify that the foregoing copy of Letters Testamentary has been by me compared with the original, that it is a correct transcript therefrom and of the whole of such original Letters Testamentary as the same appear on file and of record in my office and in my custody and that said Letters are still in full force and effect.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed the seal of said court this 10 day of Aug, 1997

Clerk of the court

[Handwritten signature]

Deputy.

BOOK 319 PAGE 284  
OFFICIAL RECORDS  
RECORDED AT THE REQUEST OF  
K. Wenner  
98 JUN -2 PM 1:19  
EUREKA COUNTY NEVADA  
M.N. REBALVALI, RECORDER  
FILE NO. FEES \$ 8.00



\* If the above proceedings are filed in any Oregon county where the county courts have sole jurisdiction of probate matters, the word "Circuit" and write the name of the county in which the proceedings are filed. If the proceedings are filed in any Oregon county where the county courts have sole jurisdiction of probate matters, the word "Circuit" and write the name of the county in which the proceedings are filed. If the proceedings are filed in any Oregon county where the county courts have sole jurisdiction of probate matters, the word "Circuit" and write the name of the county in which the proceedings are filed.

170167



DECLARATION OF VALUE  
*Leneka*  
 COUNTY, NEVADA

Recording Date 6/2/98 Book 319 Page 284 Instrument # 170167

Full Value of Property Interest Conveyed \$ \_\_\_\_\_  
 Less Assumed Liens & Encumbrances \_\_\_\_\_  
 Taxable Value (NRS 375.010, Section 4) \$ \_\_\_\_\_  
 Real Property Transfer Tax Due \$ 0

If exempt, state reason. NRS 375.090, Section 375-090-#3 Explain:

AFFIDAVIT OF DEATH OF A JOINT TENANT.  
 WILLED TO SON, REX STUART WENNER.

Escrow Holder only: Check if Real Property Transfer Tax is to be deferred under NRS 375.030, Section 3.

INDIVIDUAL  
 Under penalty of perjury, I hereby declare that the above statements are correct.

*Rex Stuart Wenner*  
 Signature of Declarant  
 REX STUART WENNER  
 Name (Please Print)  
 706 BRANKER AVE #1403  
 Address  
 Reno, NV 89502  
 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 \_\_\_\_\_  
 Name (Please Print) \_\_\_\_\_  
 Escrow Number \_\_\_\_\_  
 Firm Name \_\_\_\_\_  
 Address \_\_\_\_\_  
 City State Zip \_\_\_\_\_

• Tax paid for the above transfer per NRS 375.030 Sec. 3 on 6/2/98