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170243

JOINT TENANCY GRANT BARGAIN AND SALE DEED

THIS INDENTURE, made and entered into this 24th day of June, 1998, by and between JAMES BAUMANN and VERA BAUMANN, husband and wife as joint tenants, the parties of the first part, hereinafter referred to as "GRANTORS", and RENNELL BARNEY and MARTHA BARNEY, husband and wife as joint tenants with full right of survivorship, the parties of the second part, hereinafter referred to as "GRANTEES",

WITNESSETH:

That the said Grantors, for and in consideration of the sum of Ten Dollars (\$10.00), lawful current money of the United States of America, to them in hand paid by the said Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, do hereby grant, bargain and sell unto the said Grantees, as joint tenants with right of survivorship, and to the heirs and assigns of the survivor forever, all those certain lots, pieces or parcels of land situate, lying and being in the County of Eureka, State of Nevada, bounded and more particularly described as follows, to-wit:

All of Lots Five (5), Six (6), Seven (7), Eight (8), Nine (9), Ten (10), and Eleven (11), of Block Twenty (20) as the same are delineated and described on the Official Map or Plat of the Townsite of Eureka, on file in the Office of the County Recorder of Eureka County, Nevada, together with all structures, outbuildings and mobile homes located thereon.

EXCEPTING THEREFROM all uranium, thorium, or any other material which is or may be determined to be peculiarly essential to the production of fissionable materials, whether or not of commercial value in and under said land reserved by the United States of America, in Patent recorded December 19, 1947, in Book 23, Page 226, Deed Records, Eureka County, Nevada.

TOGETHER WITH, AND ALL SINGULAR, the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and the reversion or

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1 reversions, remainder or remainders, rents, issues and profits thereof.

2 TO HAVE AND TO HOLD, ALL AND SINGULAR, the said premises, together

3 with the appurtenances, unto the said Grantees, as joint tenants and not as tenants in

4 common, and to the heirs and assigns of the survivor forever.

5 IN WITNESS WHEREOF, the said Grantors have hereunto set their hand and

6 seal on the day and year first above written.

7 JAMES BAUMANN

8 VERA BAUMANN

9 GRANTEES MAILING ADDRESS:

10 780 Avenue L
11 Ely, NV 89301

12 Assessor's Parcel # 1-036-02

13 STATE OF NEVADA

14)
15 : ss.
16)

17 County of White Pine

18 On the 24th day of June, 1998, personally appeared before me, a Notary

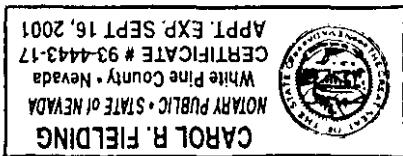
19 Public in and for said County and State, JAMES BAUMANN and VERA BAUMANN,
20 husband and wife as joint tenants, known to me to be the persons described in and who
21 executed the foregoing instrument, and who acknowledged to me that they executed the
22 same freely and voluntarily, and for the uses and purposes therein mentioned.

23 IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official

24 seal on the day and year last above written.

25 NOTARY PUBLIC

26 Carol R. Fielding



BOOK 319 PAGE 483

COPY

170243

EUREKA COUNTY NEVADA
M.N. REBALANCE RECORDER
FILE NO. FEES \$9.00

BOOK 319 PAGE 481
OFFICIAL RECORDS
RECORDED AT THE REQUEST OF
Steve L. Robinson atty
98 JUL -9 PM 2:15

DECLARATION OF VALUE
Eureka COUNTY, NEVADA

Recording Date 7/9/98 Book 319 Page 481 Instrument # 170243

Full Value of Property Interest Conveyed

\$ 10,000.00

Less Assumed Liens & Encumbrances

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Taxable Value (NRS 375.010, Section 4)

\$ 10,000.00

Real Property Transfer Tax Due

\$ 78.00

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

☐ 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.

Clavel R. Filding

Signature of Declarant

Steve L. Dobrescu, Esq.

Name (Please Print)

P.O. Box 599

Address

ELY NV

State

City

Zip

89301

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 7/9/98