

1 APN: 1-011-06  
2 RETURN RECORDED DEED TO:  
3 ANDREW MACKENZIE, ESQ.  
4 ALLISON, MACKENZIE, HARTMAN,  
5 SOUMBENIOTIS & RUSSELL, LTD.  
6 402 North Division Street  
7 Carson City, NV 89703

GRANTEE:  
CLAIRE M. BOSTIC, Trustee  
1124 Fremont Street  
Carson City, NV 89701

8 GRANT, BARGAIN AND SALE DEED

9 THIS INDENTURE, made on August 2, 2000, by and  
10 between CLAIRE M. BOSTIC, grantor, and CLAIRE M. BOSTIC, Trustee of "THE CLAIRE M.  
11 BOSTIC 2000 TRUST," of 1124 Fremont Street, Carson City, Nevada 89701, grantee,

12 WITNESSETH:

13 That the grantor, in consideration of the sum of Ten and No/100 Dollars (\$10.00),  
14 lawful money of the United States, and other good and valuable consideration to her in hand paid  
15 by the grantee, the receipt whereof is hereby acknowledged, does by these presents grant, bargain,  
16 and sell to the grantee, and to her successors and assigns, as to an undivided one-half (1/2) interest,  
17 all that certain lot, piece, or parcel of land situated in the county of Eureka, state of Nevada, and  
18 more particularly described as follows:

19 (See, Exhibit "A" attached hereto and incorporated herein by this  
20 reference.)

21 TOGETHER WITH all and singular the tenements, hereditaments, and appurtenances  
22 thereunto belonging or in anywise appertaining, and the reversion and reversions, remainder or  
23 remainders, rents, issues, and profits thereof.

24 TO HAVE AND TO HOLD all and singular the premises, together with the  
25 appurtenances, unto the said grantee and to her successors and assigns forever.

26 IN WITNESS WHEREOF, the grantor has executed this conveyance the day and year  
27 first above written.

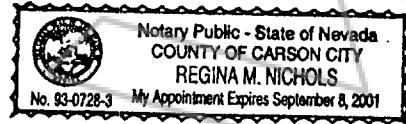
28 Claire M. Bostic  
CLAIRE M. BOSTIC

ALLISON, MACKENZIE, HARTMAN, SOUMBENIOTIS & RUSSELL, LTD.  
402 North Division Street, P. O. Box 646, Carson City, NV 89702  
Telephone: (775) 687-0202 Fax: (775) 882-7918

1 STATE OF NEVADA )  
2 CARSON CITY ) : ss.

3 On August 2, 2000, personally appeared before me, a notary  
4 public, CLAIRE M. BOSTIC, personally known (or proved) to me to be the person whose name is  
5 subscribed to the foregoing Grant, Bargain and Sale Deed, who acknowledged to me that she  
6 executed the foregoing document.

7  
8 Regina M. Nichols  
9 NOTARY PUBLIC



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ALLISON, MacKENZIE, HARTMAN, SOUMBENIOTIS & RUSSELL, L.T.D.  
402 North Division Street, P. O. Box 646, Carson City, NV 89702  
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1 EXHIBIT "A"

2  
3 All that certain parcel of real property situate in the county of Eureka, state of Nevada,  
4 more particularly described as follows:

5 PARCEL 1:

6 Lots 1, 2, 3, 4, and 5 in Block 124 of the town of Eureka, Nevada as  
7 appears on the official plat of the town of Eureka, Nevada on file in  
8 the office of the County Recorder of Eureka County, Nevada.

9 TOGETHER, with all buildings and improvements situate thereon  
10 and any and all furniture, furnishings or fixtures which may be  
11 thereon located.

12 TOGETHER, with the perpetual use of the water from the "Eureka  
13 Con" Spring, called in a quantity sufficient for domestic, stable, and  
14 garden use, as heretofore and now is enjoyed with the aforementioned  
15 premises, together with any and all easements in connection with the  
16 said Spring for a pipe line from said Spring, as may be needed or  
17 required to secure and maintain the use of said water for the said  
18 premises.

19 TOGETHER with all and singular the tenements, hereditaments and  
20 appurtenances thereunto belonging or in any wise appertaining, and  
21 reversions, remainder and remainders, rents, issues, and profits  
22 thereof.

23 PARCEL 2:

24 All of that certain real property situated in the County of Eureka,  
25 State of Nevada, located in the Southwest ¼ of the Northwest ¼ of  
26 Section 13, Township 19 north, Range 53 East M.D.B. & M., and  
27 more particularly described as follows:

28 Beginning at Corner No. 1 of this tract, which is a point on the North  
line of Parcel 4 and is S77 30"W, 24.24 feet from the BLM brass cap  
that marks the NE corner of Parcel 4, thence S 09 39'59"E, 13.30 feet  
to a point that is Corner No. 2 of this tract, thence S77 23'42"W,  
94.23 feet to a point that is Corner No. 3 of this tract thence N77  
30'E. 95.38 feet to the point of beginning containing 0.029 acres.  
APN: 01-011-06.

All subject to paragraphs (a), (b), (c), (d), and (e) as set forth in the  
Deed from Ruby Hill Mining Company, Grantor, to Albert F. Biale,  
Grantee, under dated of March 16, 1994 Recorded in Book 267,  
Pages 006 and 007, No. 151691.

Being Assessor's Parcel Number 1-011-06.

BOOK 336 PAGE 302  
OFFICIAL RECORDS  
RECORDED AT THE REQUEST OF  
*Claire M. Boster*  
00 AUG 21 AM 8:57

EUREKA COUNTY NEVADA  
M.N. REBALEATI, RECORDER  
FILE NO. FEES 10<sup>00</sup> -

**175066**

COPY

BOOK 336 PAGE 305

State of Nevada  
Declaration of Value

1. Assessor Parcel Number(s)  
a) 1-011-06  
b) \_\_\_\_\_  
c) \_\_\_\_\_  
d) \_\_\_\_\_

2. Type of Property:  
a)  Vacant Land      b)  Single Fam. Res.  
c)  Condo/Twnhse    d)  2-4 Plex  
e)  Apt. Bldg.        f)  Comm'l/Ind'l  
g)  Agricultural      h)  Mobile Home  
i)  Other \_\_\_\_\_

FOR RECORDERS OPTIONAL USE ONLY  
Document/Instrument #: 175066  
Book: 336 Page: 302  
Date of Recording: 8-21-00  
Notes: \_\_\_\_\_

3. Total Value/Sales Price of Property: \$ \_\_\_\_\_  
Deduct Assumed Liens and/or Encumbrances: ( \_\_\_\_\_ )

(Provide recording information: Doc/Instrument #: \_\_\_\_\_ Book: \_\_\_\_\_ Page: \_\_\_\_\_)

Transfer Tax Value per NRS 375.010, Section 2: \$ \_\_\_\_\_  
Real Property Transfer Tax Due: \$ \_\_\_\_\_

4. **If Exemption Claimed:**  
a. Transfer Tax Exemption, per NRS 375.090, Section: 8  
b. Explain Reason for Exemption: A transfer of title to or from a trust, if the transfer is made without consideration.

5. Partial Interest: Percentage being transferred: \_\_\_\_\_ %

The undersigned Seller (Grantor)/Buyer (Grantee) declares and acknowledges, under penalty of perjury, pursuant to NRS 375.060 and NRS 375.110, that the information provided is correct to the best of their information and belief, and can be supported by documentation if called upon to substantiate the information provided herein. Furthermore, the parties agree that disallowance of any claimed exemption, or other determination of additional tax due, may result in a penalty of 10% of the tax due plus interest at 1 1/2 % per month. Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

**SELLER (GRANTOR) INFORMATION**

Seller Signature: Claire M. Bostic  
Print Name: CLAIRE M. BOSTIC  
Address: 1124 Fremont Street  
City: Carson City  
State: NV Zip: 89701  
Telephone: (775) 883-5324  
Capacity: Owner

**BUYER (GRANTEE) INFORMATION**

Buyer Signature: Claire M. Bostic  
Print Name: CLAIRE M. BOSTIC  
Address: 1124 Fremont Street  
City: Carson City  
State: NV Zip: 89701  
Telephone: (775) 883-5324  
Capacity: Trustee

**COMPANY REQUESTING RECORDING**

Co. Name: Allison, MacKenzie, Hartman, Soumbeniotis & Russell, Ltd. Esc. #: \_\_\_\_\_

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)