

Order No.  
Escrow No.  
Loan No.

**180914**

WHEN RECORDED MAIL TO:

Law Office of David Jon Lee  
22072 Lake Center Dr., Ste 102  
Lake Forest, CA 92630

SPACE ABOVE THIS LINE FOR RECORDER'S USE

DOCUMENTARY TRANSFER TAX \$            correction deed only

Computed on the consideration or value of property conveyed; OR

Computed on the consideration or value less liens or encumbrances remaining at time etc.

*Undesignated*  
Signature of Declarant or Agent determining tax — Firm Name

APN: 1-094-08

### QUITCLAIM DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Betty J. Bradford, Sole Successor Trustee of the Bradford Family Trust UDT August 15, 1990 do(es) hereby REMISE, RELEASE, AND FOREVER QUITCLAIM to David S. Bradford, an unmarried man, as his sole and separate property, all that real property in the County of Eureka, State of Nevada, bounded and described as follows:

Adams Street, Block 41 and a portion of Lot 11 and Lot 12 plus the following portion of Lot 11, Block 41 as shown on the Plat of the townsite of Eureka Nevada: Commencing at the brass cap monument being the most southerly corner of said Block 41, thence N 72° 00" E 72.37 feet to a point, thence N 17° 50' 00" W 92.00 feet to a point, thence S 72° 10' 00" W 40.00 feet to corner no. 1 the true point of beginning, thence continuing S 72° 10' 00" W 50.00 feet to corner no. 2 the most Southerly corner of said Lot 11, thence N 17° 50' 00" W 14.00 feet to corner no. 3, thence N 72° 10' 00" E 44.00 feet to corner no. 4, thence S 66° 38' 51" E 21.26 feet to corner no. 1 the point of beginning containin 28.00 feet more or less.

Per NRS 111.312 – The legal description appeared previously in Bargain and Sale Deed recorded Dec. 26, 1990, in Book 319, Page 109 of official records of Eureka County, Nevada. Subject to Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record, if any..

Dated January 30, 2003

*Betty J. Bradford*  
Betty J. Bradford, Sole Successor Trustee

MAIL TAX STATEMENTS TO Betty J. Bradford, 29672 Woodlake Ct, San Juan Capistrano, CA 92675

(notarial follows on next page)

STATE OF CALIFORNIA )

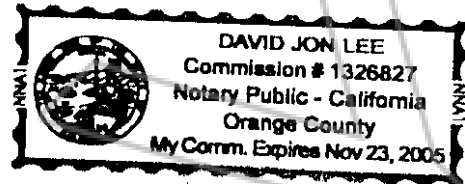
(This area for official notarial seal)

COUNTY OF Orange ) ss.

On 1-30-03 before me,

DAVID JON LEE, personally appeared BETTY J. BRADFORD, (tee, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name subscribed to the within instrument and acknowledged to that she executed the same in her authorized capacity, and that her signature on the instrument (the person in entity upon behalf of which the person acted, executed the instrument). WITNESS my hand and official seal.

Signature *Betty J. Bradford*



COPY

BOOK 358 PAGE 080

OFFICIAL RECORDS

*Betty J. Bradford*

03 FEB -3 AM 9:11

CLERK COUNTY NEVADA  
M.H. REBALEATI, RECORDER  
FILE NO. FEES \$15<sup>00</sup>

**180914**

BOOK 358 PAGE 081

**STATE OF NEVAA  
DECLARATION OF VALUE**

1. Assessor Parcel Number  
a) 1-094-08
2. Type of Property:  Single Fam.. Res.  
 a)  Vacant Land  2-4 Plex  
 c)  Condo/Twnhse  Comm'l/Ind'l  
 e)  Apt. Bldg  Mobile Home  
 g)  Agricultural  
 I)  Other

FOR RECORDER'S OPTIONAL USE ONLY

Document/Instrument #: 180914  
 Book: 358 Page: 080  
 Date of recording: 2-3-03  
 Notes:

3. Total Value /Sales Price Property: \$  
 Deed in Lieu of Foreclosure Only (value of property) ( )  
 Transfer Tax Value: \$  
 Real Property Transfer Tax Due: \$ \$0.00 EXEMPT

4. **If Exemption Claim:**

- a. Transfer Tax Exempt per SEC 11  
 b. Explain Reason for Exemption: . This is a transfer from parent to child. (SON, ONLY) .

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

The undersigned 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 disallowance of any claim exemption, or other determination of additional tax due, may result in a penalty of 10% of the tax due plus interest % per month. Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature: Betty Bradford Capacity: Grantor, Trustee  
 Signature: David S. Bradford Capacity: Grantee

**SELLER (GRANTOR) INFORMATION (REQUIRED)**  
 Print Name: BETTY J. BRADFORD  
 Address: 29672 Woodlake  
 City: San Juan Capistrano  
 State: California Zip: 926

**BUYER (GRANTEE) INFORMATION (REQUIRED)**  
 Print Name: DAVID S. BRADFORD  
 Address: 1918 Rockwell Ave., No. 336  
 City: Bethany  
 State: Oklahoma Zip: 73008

**COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)**

Print Name: DAVID S LEE, ESQ Escrow #: \_\_\_\_\_  
 Address: 23072 L Center Dr., Ste 102  
 City, State, Zip: Lake Forest, California 92630

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