

BOOK 363 PAGE 001-002  
OFFICIAL RECORDS  
RECORDED AT THE REQUEST OF  
*William Fipps*  
2003 JUN 25 PM 1:24

EUREKA COUNTY NEVADA  
M.M. REDALEATI, RECORDER  
FILING FEE \$ 15<sup>00</sup>

182137

**GRANT, BARGAIN AND SALE DEED**

THIS INSTRUMENT, made and entered into on June 25<sup>th</sup>, 2003,

by and between WILLIAM J. FIPPS and LeNOLA FIPPS, parties of the First Part, and WILLIAM J. FIPPS and LeNOLA FIPPS, husband and wife, as joint tenants with right of survivorship, whose address is P O. Box 479, Eureka, Nevada 89316, party of the Second Part;

**WITNESSETH:**

That said parties of the First Part, for and in consideration of the sum of TEN DOLLARS (\$10.00), and lawful money of the United States of America, to them in hand paid by the said party of the Second Part, the receipt whereof is hereby acknowledged, do by these presents grant, bargain, sell, convey, and confirm unto the said parties of the Second Part, as joint tenants with right of survivorship, and not as tenants in common, and to the survivor of them and to their assigns, and to the heirs, executors, administrators, and assigns of the survivor forever, all the certain lots, pieces, or parcels of land situate in the Town of Eureka, County of Eureka, State of Nevada, and more particularly described as follows, to-wit:

Real property located at the NW ¼, Section 13, Range 19 North, Township 53 East, (Mount Diablo Meridian), as shown on the Eureka Town Plat:

Lots 1, 3, 4, 5, 6, 7, 8, 9, 10, 11, and 12, Block 18. Subject to existing Eureka County water and sewer rights-of-way.

A portion of APN 01-037-03

*Lic. J. Puccinelli*

ATTORNEY AT LAW  
700 IDAHO STREET, ELKO, NV 89801  
P.O. BOX 130, ELKO, NV 89803  
(775) 738-7293  
FAX (775) 738-0454

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SUBJECT TO any and all exceptions, reservation, restrictions, restrictive covenants, assessments, easements, rights, and rights of way of record.


TOGETHER WITH any and all buildings and 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.

TO HAVE AND TO HOLD the said premises, together with the appurtenances unto the said parties on the Second Part, as joint tenants with the right of survivorship, and not as tenants in common, and their assigns and to the heirs, executors, administrators, and assigns of the survivor forever.

IN WITNESS WHEREOF, the parties of the First Part have hereunto set their hands the day and year set above written.

  
WILLIAM J. FIPPS

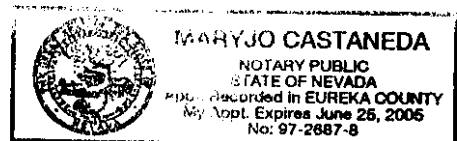
  
LeNOLA FIPPS

STATE OF NEVADA )  
                                  : ss.  
COUNTY OF EUREKA )

The foregoing instrument was acknowledged before me on June 30, 2003, by WILLIAM J. and LeNOLA FIPPS.

  
NOTARY PUBLIC

Grantee's Mailing Address:  
William J. and LeNola Fipps  
P. O. Box 479  
Eureka, Nevada 89310



182137

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*Lu J. Puccinelli*  
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# STATE OF NEVDA DECLARATION OF VALUE

FOR RECORDERS OPTIONAL USE ONLY	
Document/Instrument#:	182137
Book:	363 Page: 001-002
Date of Recording:	6/25/03
Notes:	

1. Assessor Parcel Number (s)  
 a) 01-037-0  
 b) \_\_\_\_\_  
 c) \_\_\_\_\_  
 d) \_\_\_\_\_

2. Type of Property:
- |  |              |                             |                 |
|--|--------------|-----------------------------|-----------------|
| a) <input checked="" type="checkbox"/> | Vacant Land  | b) <input type="checkbox"/> | Single Fam Res. |
| c) <input type="checkbox"/>            | Condo/Twn    | d) <input type="checkbox"/> | 2-4 Plex        |
| e) <input type="checkbox"/>            | Apt. Bldg.   | f) <input type="checkbox"/> | Comm'l/Ind'l    |
| g) <input type="checkbox"/>            | Agricultural | h) <input type="checkbox"/> | Mobile Home     |
| i) <input type="checkbox"/>            | Other        |                             |                 |

3. Total Value/Sales Price of Property: \$ 0  
 Deed in Lieu of Foreclosure Only (value of property) \$ \_\_\_\_\_  
 Transfer Tax Value: \$ \_\_\_\_\_  
 Real Property Transfer Tax Due: \$ \_\_\_\_\_

4. If Exemption Claimed:  
 a. Transfer Tax Exemption, per NRS 375.090, Section: \_\_\_\_\_  
 b. Explain Reason for exemption:  
changing existing interest

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

The undersigned declarant 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 claimed exemption, or other determination of additional tax due, shall result in a penalty of 10% of the tax due plus interest at 1% per month.

Pursuant to NRS 375.0 the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature William J Fipp Capacity \_\_\_\_\_  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

SELLER (GRANTOR) INFORMATION (REQUIRED)	BUYER (GRANTEE) INFORMATION (REQUIRED)
Print Name: <u>William J Fipp</u>	Print Name: _____
Address: <u>Box 479</u>	Address: _____
City: <u>Eureka</u>	City: _____
State: <u>NV</u> Zip: <u>89316</u>	State: _____ Zip: _____

COMPANY/PERSON REQUESTING RECORDING  
 (REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: \_\_\_\_\_ Escrow # \_\_\_\_\_  
 Address: \_\_\_\_\_  
 City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_