

Deed

APN: 02-038-21

RECORDING REQUESTED BY AND MAIL TAX STATEMENT TO

Name: Leonard H. and Ann M. Dix
Address: 4372 Coronado St West
City/State/Zip: Bakersfield, CA 93312

CONTRACT NO. THI-1118

THIS INDENTURE, made this 3rd day of March, 2004, by and between CATTLEMEN'S TITLE GUARANTEE COMPANY (as Trustee), a Nevada Corporation, hereinafter referred to as Grantor, and

Leonard H. Dix and Ann M. Dix, taking title as Joint tenants with rights of survivorship hereinafter referred to as Grantee(s) whose address is 4372 Coronado St West Bakersfield, CA 93312

WITNESSETH:

For valuable consideration received, Grantor does by these presents grant, bargain and sell unto said Grantee(s) and to their heirs and assigns forever, all that certain real property situate in the County of Eureka, State of Nevada that is described as follows:

Block 22, Lot 9, Crecent Valley Ranch and Farms, Unit 1

SUBJECT TO taxes for the present fiscal year and subsequently, covenants, conditions, restrictions, exceptions and reservations, easements, encumbrances, leases or licenses, rights and rights of way of record, if any.

TOGETHER WITH the tenements, hereditaments and appurtenances there-unto belonging or appertaining and the reversion and reversions, remainder and remainder, rents, issues and profits thereof.

TO HAVE AND TO HOLD said premises, together with the appurtenances, unto said Grantee(s), and to their heirs and assigns forever.

IN WITNESS WHEREOF, the Grantor has caused this conveyance to be executed the day and year first above written.

STATE OF Arizona)
COUNTY OF Maricopa) SS

CATTLEMEN'S TITLE GUARANTEE COMPANY,

as Trustee

BY: G. Roberta Pratt

Title: G. Roberta Pratt, CEO

On March 3, 2004, personally appeared before me, a Notary Public, G. Roberta Pratt, CEO who acknowledged that she executed the above instrument.



Notary Public State of Arizona
Maricopa County
Jennifer A. Frank
Expires November 09, 2007

Jennifer A. Frank
NOTARY PUBLIC

BOOK 377 PAGE 3
OFFICIAL RECORDS
RECORDED AT THE REQUEST OF
Cattlemen's Title
2004 MAR 22 AM 11:00

EUREKA COUNTY, NEVADA
M.N. REBALEATI, RECORDER
FILE NO. FEES 14.00

186060

186060

BOOK 377 PAGE 007

STATE OF NEVADA DECLARATION OF VALUE

1. Assessor Parcel Number (s)

- a) 02-038-21
b) _____
c) _____
d) _____

FOR RECORDERS OPTIONAL USE ONLY

Document/Instrument#: 186060
Book: 377 Page: 7
Date of Recording: 3/22/04
Notes: _____

2. Type of Property:

- | | | | |
|--|--------------|-----------------------------|-----------------|
| a) <input checked="" type="checkbox"/> | Vacant Land | b) <input type="checkbox"/> | Single Fam Res. |
| c) <input type="checkbox"/> | Condo/Twnhse | 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:

Deed in Lieu of Foreclosure Only (value of property)

Transfer Tax Value:

Real Property Transfer Tax Due:

(Tax is computed at 65¢ per \$500 value)

\$ 6,450.00

\$

\$ 6,450.00

\$ 25.35

4. If Exemption Claimed:

a. Transfer Tax Exemption, per NRS 375.090, Section: _____

b. Explain Reason for Exemption: _____

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

Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature Robert Pharo Capacity CEO
Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION

(REQUIRED)

Print Name: Cattleman's Title Guarantee
Address: 1930 S. Dobson Rd St #2
City: Mesa
State: AZ Zip: 85202

BUYER (GRANTEE) INFORMATION

(REQUIRED)

Print Name: Leonard H. & Ann M. Dix
Address: 4372 Coronado St West
City: Bakersfield
State: CA Zip: 93312

COMPANY/PERSON REQUESTING RECORDING

(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: _____ Escrow # _____
Address: _____
City: _____ State: _____ Zip: _____

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)