

APN: 005-340-08

When recorded, mail to:

Thaddeus Faeth

652 E. Torrey Pines Place

Chandler, AZ 85249

Mail tax statement to:

same as above

04290795

BOOK 379 PAGE 372-373
OFFICIAL RECORDS
RECORDED AT THE REQUEST OF
Stewart Litch
2004 APR 29 PM 2:45

EUREKA COUNTY, NEVADA
M.N. REBALEATI, RECORDER
FILE NO. FEES \$15.00

187026

GRANT, BARGAIN AND SALE DEED

THIS INDENTURE is made and entered into this 23rd day of April, 2004, by and between KENNETH A. WALKER, a single man, Grantor; and THADDEUS FAETH, a married man, Grantee;

WITNESSETH:

That the said Grantor, for good and valuable consideration given by the Grantee, the receipt of which is hereby acknowledged, does by these presents grant, bargain, sell, and convey unto the said Grantee, and to his heirs, executors, administrators, successors and assigns forever, all that certain property situate, lying and being in the County of Elko, State of Nevada, more particularly described as follows:

TOWNSHIP 30 NORTH, RANGE 50 EAST, M.D.B.&M.

Section 29: S1/2NE1/4; NW1/4NE1/4;

CS

EXCEPTING THEREFROM 90% of the right, title and interest of the STRATHEARN CATTLE COMPANY, in and to coal, oil, gas and other minerals of every kind and nature whatsoever, lying in and under said land as reserved in Book 25, Page 297, Deed Records, Eureka County, Nevada.

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

TOGETHER WITH all 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 Grantee, and to his heirs, executors, administrators, successors and assigns forever.

IN WITNESS WHEREOF, the said Grantor has executed this Deed as of the day and year first hereinabove written.

GRANTOR:

Kenneth A. Walker
KENNETH A. WALKER

CALIFORNIA
STATE OF NEVADA)
) SS.
COUNTY OF ELKO SAN BERNARDINO

On 4-23, 2004, personally appeared before me, a Notary Public, KENNETH A. WALKER, personally known to me or proven to me to be the person whose name is subscribed to the above instrument who acknowledged that he executed said instrument.

[Signature]
NOTARY PUBLIC



STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s):

a) 005-340-08
b) _____
c) _____
d) _____

2. Type of Property:

a) XX Vacant Land b) _____ Single Family Res.
c) _____ Condo/Townhouse d) _____ 2-4 Plex
e) _____ Apartment Bldg. f) _____ Comm'l/Ind'l
g) _____ Agricultural h) _____ Mobile Home
i) Other: _____

3. Total Value/Sales Price of Property

\$ 8000

Deed in Lieu of Foreclosure Only (Value of Property)

\$ _____

Transfer Tax Value

\$ 8,000.00

Real Property Transfer Tax Due:

\$ 31²⁰ 11.90

4. If Exemption Claimed:

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

b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage being transferred: 100 %

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: _____ Capacity: _____

Signature: [Signature] Capacity: Buyer

SELLER (GRANTOR) INFORMATION

(required)

Print Name: Kenneth A. Walker
Address: 20219 Osseo Road
City/State/Zip: Apple Valley, CA 92308

BUYER (GRANTEE) INFORMATION

(required)

Print Name: Thaddeus Faeth
Address: 652 E. Torrey Pines Place
City/State/Zip: Chandler, AZ 85249

COMPANY/PERSON REQUESTING RECORDING (required if not the Seller or Buyer)

Company Name: STEWART TITLE OF Northeastern Nevada Escrow No.: 04290795
Address: 810 Idaho Street
City/State/Zip: Elko, Nevada 89801

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

FOR RECORDERS OPTIONAL USE ONLY

Document/Instrument No. 187026

Book: 379 Page: 372-373

Date of Recording: 3/29/04

Notes: _____

STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s):

a) 005-340-08
b) _____
c) _____
d) _____

FOR RECORDERS OPTIONAL USE ONLY

Document/Instrument No.: 187026

Book: 379 Page: 372-373

Date of Recording: 4-29-04

Notes: _____

2. Type of Property:

a) XX Vacant Land b) _____ Single Family Res.
c) _____ Condo/Townhouse d) _____ 2-4 Plex
e) _____ Apartment Bldg. f) _____ Comm'l/Ind'l
g) _____ Agricultural h) _____ Mobile Home
i) Other: _____

3. Total Value/Sales Price of Property

\$ 8000 -

Deed in Lieu of Foreclosure Only (Value of Property)

\$ _____

Transfer Tax Value

\$ 8,000.00

Real Property Transfer Tax Due:

\$ 31.20 ~~11.90~~

4. If Exemption Claimed:

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

b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage being transferred: 100 %

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: Kenneth A. Walker Capacity: Grantor

Signature: _____ Capacity: _____

SELLER (GRANTOR) INFORMATION

(required)

Print Name: Kenneth A. Walker

Address: 20219 Osseo Road

City/State/Zip: Apple Valley, CA 92308

BUYER (GRANTEE) INFORMATION

(required)

Print Name: Thaddeus Faeth

Address: 652 E. Torrey Pines Place

City/State/Zip: Chandler, AZ 85249

COMPANY/PERSON REQUESTING RECORDING (required if not the Seller or Buyer)

Company Name: STEWART TITLE OF Northeastern Nevada Escrow No.: 04290795

Address: 810 Idaho Street

City/State/Zip: Elko, Nevada 89801

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