

# Deed

APN: 02-019-24 (LOT18) 02-019-25 (LOT 19)

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OFFICIAL RECORDS  
RECORDED AT THE REQUEST OF  
*Cattlemen's Title*  
2004 MAY -3 AM 10:40

EUREKA COUNTY, NEVADA  
M.N. REBALEATI, RECORDER  
FILE NO. 187157  
FEES 14.00

RECORDING REQUESTED BY AND MAIL TAX STATEMENT TO

Name: ELLEN D. VEZINAW  
Address: 510 SADDLE BROOK DRIVE #67  
City/State/Zip: SAN JOSE, CA 95136

CONTRACT NO. 01600111074 (THI-1018/THI-1019)

THIS INDENTURE, made this 20 day of APRIL, 20 04, by and between CATTLEMEN'S TITLE GUARANTEE COMPANY (as Trustee), a Nevada Corporation, hereinafter referred to as Grantor, and ELLEN D. VEZINAW, A WIDOWED WOMAN, TAKING TITLE

AS SOLE AND SEPERATE PROPERTY hereinafter referred to as Grantee(s)

whose address is 510 SADDLE BROOK DRIVE #67; SAN JOSE, CA 95136

### WITNESSETH:

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

**BLOCK 10, LOTS 18 & 19, CRESCENT VALLEY RANCH & 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 HER heirs and assigns forever.

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


CATTLEMEN'S TITLE GUARANTEE COMPANY,  
as Trustee

BY: *G. Roberta Pratt*

Title: G. ROBERTA PRATT, CEO

STATE OF ARIZONA )  
COUNTY OF MARICOPA ) SS

On APRIL 20, 2004, personally appeared before me, a Notary Public, G. ROBERTA PRATT who acknowledged that S he executed the above instrument.

 Notary Public State of Arizona  
Maricopa County  
Jennife: A Frank  
Expires November 09, 2007

*Jennife A Frank*  
NOTARY PUBLIC

187157

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# STATE OF NEVADA DECLARATION OF VALUE

01600111074 (THI-1018/

THI-1019)

FOR RECORDERS OPTIONAL USE ONLY	
Document/Instrument#	187157
Book	380 Page: 130
Date of Recording	5-3-04
Notes:	

1. Assessor Parcel Number (s)  
 a) 02-019-24 (LOT 18)  
 b) 02-019-25 (LOT 19)  
 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/Twnhse | d) <input type="checkbox"/> | 2-4 Plex        |
| e) <input type="checkbox"/>            | Apt. Bldg.   | f) <input type="checkbox"/> | Comm/Indt       |
| g) <input type="checkbox"/>            | Agricultural | h) <input type="checkbox"/> | Mobile Home     |
| i) <input type="checkbox"/>            | Other        |                             |                 |

3. Total Value/Sales Price of Property: \$ 7,900.00  
 Deed in Lieu of Foreclosure Only (value of property) \$ \_\_\_\_\_  
 Transfer Tax Value: \$ 7,900.00  
 Real Property Transfer Tax Due: \$ 31.20  
 (~~Transfer tax computed at 0.4% x \$7,900.00 = \$31.62~~)

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. Cattlemen's Title Guarantee Co., Trustee

Signature By [Signature] Capacity Seller  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

### SELLER (GRANTOR) INFORMATION

(REQUIRED)

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

### BUYER (GRANTEE) INFORMATION

(REQUIRED)

Print Name: ELLEN D. VEZINAU  
 Address: 510 SADDLE BROOK DRIVE  
 City: SAN JOSE  
 State: CA Zip: 95136

### COMPANY/PERSON REQUESTING RECORDING

(REQUIRED IF NOT THE SELLER OR BUYER)

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