

A.P.N: 007-070-21

**WHEN RECORDED RETURN TO:**

Stewart Title  
810 Idaho Street  
Elko, Nevada 89801

**SEND TAX STATEMENTS TO:**

Mr. and Mrs. James L. Moyle  
P.O. Box 128  
Eureka, Nevada 89316

*04/2/2006*

BOOK 402 PAGE 360-363  
OFFICIAL RECORDS  
RECORDED AT THE REQUEST OF  
*Stewart Title*  
2004 DEC 29 PM 3:37

EUREKA COUNTY, NEVADA  
M.N. REBALEATI, RECORDER  
FILE NO. FEES 17.00

**194777**

**GRANT, BARGAIN AND SALE DEED**

FOR VALUE RECEIVED the undersigned Grantor hereby grants, bargains and sells the following property in the County of Eureka, State of Nevada, to the following Grantees:

**Grantor:** Burnham Farms, LLC., a Nevada limited liability company  
**Address:** Eureka, Nevada 89316

**Grantees:** James L. Moyle and N. Jane Moyle, spouses  
**Address:** P.O. Box 128  
Eureka, NV 89316

**Taking title as:** Joint tenants with rights of survivorship.

**Estate conveyed:** Fee simple.

**Legal description of property conveyed:**

See Exhibit A attached hereto and made a part hereof.

**TOGETHER WITH** 4 pivots located on the subject property.

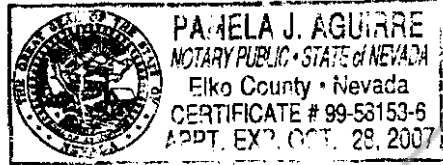
**TOGETHER WITH** all water, water rights, rights to the use of water, dams, ditches, canals, pipelines, reservoirs, wells, pumps, pumping stations, and all other means for the diversion or use of water appurtenant to the said land or any part thereof, for irrigation, stock watering, domestic or any other use. Said rights include, but are not limited to the following numbered permits: 30913, 46461, 49185, 49186, 49188, and 49189.

WILSON AND BARROWS, LTD.  
ATTORNEYS AT LAW  
442 Court St.  
ELKO, NEVADA 89801

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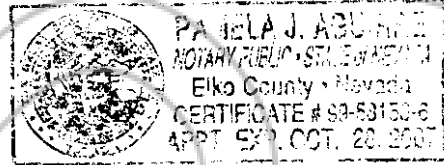
STATE OF NEVADA, )  
 ) ss.  
COUNTY OF Elko )



On December 21, 2004, personally appeared before me, a Notary Public, Elaine W. Burnham, personally known (or proved) to me to be the person whose name is subscribed to the above instrument who acknowledged that she executed the above instrument as Member of Burnham Farms, LLC, a Nevada limited liability company.

  
NOTARY PUBLIC

STATE OF NEVADA, )  
 ) ss.  
COUNTY OF Elko )



On December 21, 2004, personally appeared before me, a Notary Public, Robert E. Burnham, personally known (or proved) to me to be the person whose name is subscribed to the above instrument who acknowledged that he executed the above instrument as Member of Burnham Farms, LLC, a Nevada limited liability company.

  
NOTARY PUBLIC

04120442.bjp  
December 20, 2004

**EXHIBIT "A"**

**LEGAL DESCRIPTION**

ESCROW NO.: 04212966

The land referred to herein is situated in the State of Nevada, County of Eureka described as follows:

**TOWNSHIP 23 NORTH, RANGE 54 EAST, M.D.B.&M.**

Section 29: All

EXCEPTING THEREFROM all oil, gas, potash and sodium in said land, reserved by the United States of America, in Patents recorded March 9, 1965, in Book 6, Page 548 and 549, Official Records, Eureka County, Nevada.

**194777**

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**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s):  
 a) 007-070-21  
 b) \_\_\_\_\_  
 c) \_\_\_\_\_  
 d) \_\_\_\_\_

FOR RECORDERS OPTIONAL USE ONLY	
Document/Instrument No.:	<u>194777</u>
Book:	<u>402</u> Page: <u>360-363</u>
Date of Recording:	<u>12/29/04</u>
Notes:	_____

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

3. Total Value/Sales Price of Property \$ 728,000.00  
 Deed in Lieu of Foreclosure Only (Value of Property) \$ \_\_\_\_\_  
 Transfer Tax Value \$ 728,000.00  
 Real Property Transfer Tax Due: \$ 2,839.20

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: [Signature] Capacity: \_\_\_\_\_  
 Signature: \_\_\_\_\_ Capacity: \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION**  
(required)

Print Name: BURNHAM FARMS, LLC.  
 Address: HC 62 Box 62153  
 City/State/Zip: Eureka, NV 89316-9601

**BUYER (GRANTEE) INFORMATION**  
(required)

Print Name: James L. Moyle  
 Address: P.O. Box 128  
 City/State/Zip: Eureka, NV 89316

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

Company Name: STEWART TITLE OF NORTHEASTERN NEVADA Escrow No.: 04212966  
 Address: 810 Idaho Street  
 City/State/Zip: Elko, Nevada 89801