

A.P.N.: 001-082-02
File No: 152-2202460 (MJ)
R.P.T.T.: \$175.50

BOOK 415 PAGE 346-349
OFFICIAL RECORDS
RECORDED AT THE REQUEST OF
First American Title
2005 JUN 13 AM 8:15
EUREKA COUNTY, NEVADA
M.N. REBALEATI, RECORDER
FILE NO. 199347
FEES \$1700

When Recorded Mail To: Mail Tax Statements To:
Carri Wright
P.O. Box 953
Eureka, NV 89316

GRANT, BARGAIN and SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Carl A. Selden and Therese Marie Selden, husband and wife and David W. Brown and
Eileen Rosaleen Brown, husband and wife

do(es) hereby *GRANT, BARGAIN and SELL* to

Carri Wright, a single woman

the real property situate in the County of Eureka, State of Nevada, described as follows:

Lot 2 in Block 98 in the Townsite of Eureka, County of Eureka, State of Nevada, as the same appears upon the official map or plat of said townsite, on file in the Office of the County Recorder of Eureka County, Nevada, and approved by the U.S. General Land Office on November 19, 1937.

Subject to

1. All general and special taxes for the current fiscal year.
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.

TOGETHER with all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Date: June 1, 2005

Carl A. Selden
Carl A. Selden

Therese Marie Selden
Therese Marie Selden

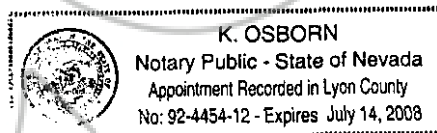
David W. Brown

Eileen Rosaleen Brown

STATE OF **NEVADA**)
COUNTY OF Lyon) ss.

This instrument was acknowledged before me on 6.2.05 by
Carl A. Selden and Therese Marie Selden.

[Signature]
Notary Public
(My commission expires: 7.14.08)



Carl A. Selden

Therese Marie Selden

David W. Brown

David W. Brown

Eileen Rosaleen Brown

Eileen Rosaleen Brown

STATE OF **NEVADA**)
) : ss.
COUNTY OF _____)

This instrument was acknowledged before me on _____ by
Carl A. Selden and Therese Marie Selden.

Notary Public
(My commission expires: _____)

STATE)
OF NEVADA

COUNTY OF)
Washoe

: ss.

This instrument was acknowledged before me on
June 04, 2005 by
David W. Brown and Eileen Rosaleen Brown.

Kristine Berrios
Notary Public
(My commission expires: May 7, 2008)



KRISTINE BERRIOS
NOTARY PUBLIC
STATE OF NEVADA
APPT. No. 04-89687-2
MY APPT. EXPIRES MAY 7, 2008

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **June 01, 2005** under Escrow No. **152-2202460**.

199347

BOOK 415 PAGE 349

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 001-082-02
b) _____
c) _____
d) _____

2. Type of Property

- a) ☐ Vacant Land b) ☒ Single Fam. Res
c) ☐ Condo/Twnhse d) ☐ 2-4 Plex
e) ☐ Apt. Bldg. f) ☐ Comm'l/Ind'l
g) ☐ Agricultural h) ☐ Mobile Home
i) ☐ Other _____

FOR RECORDERS OPTIONAL USE ONLY

Document/Instrument # 199347
Book 415 Page 346-349
Date of Recording: 6-13-05
Notes: _____

3. Total Value/Sales Price of Property:

\$45,000.00

Deed in Lieu of Foreclosure Only (value of property)

(\$ _____)

Transfer Tax Value:

\$45,000.00

Real Property Transfer Tax Due

\$175.50

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 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: Carl A. Selden

Capacity: Seller

Signature: Therese Marie Selden

Capacity: Buyer

SELLER (GRANTOR) INFORMATION

(REQUIRED)

Print Name: Carl A. Selden and Therese Marie Selden

Print Name: Carri Wright

Address: P.O. Box 672

Address: P.O. Box 953

City: Fernley

City: Eureka

State: NV Zip: 89408

State: NV Zip: 89316

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)

Print Name: First American Title Company of Nevada

File Number: 152-2202460 MJ/DSP

Address: 768 Aultman Street, Ely, NV 89301, P.O. Box

151048

City: Ely

State: NV Zip: 89315

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

Reproduced by First American Title Insurance Rev 10/2001

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Signature: Dani W Brown Capacity: Seller

Signature: Kathleen Rosaleen Brown Capacity: Seller

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

(REQUIRED)

(REQUIRED)

Print Name: Carl A. Selden and Therese Marie Selden

Print Name: Carri Wright

Address: P.O. Box 672

Address: P.O. Box 953

City: Fernley

City: Eureka

State: NV Zip: 89408

State: NV Zip: 89316

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)

Print Name: First American Title Company of Nevada
768 Aultman Street, Ely, NV 89301, P.O. Box
Address: 151048
City: Ely

File Number: 152-2202460 MJ/DSP
State: NV Zip: 89315

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Signature: [Signature]

Capacity: Grantee

Signature: _____

Capacity: _____

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