

APN: 007-380-13
Recording Requested By
and Return to:
Grantee
05221268

Grantees' Address/
Mail tax statement to:

P.O. Box 238
Eureka, NV 89316

BOOK *416* PAGE *92-93*
OFFICIAL RECORDS
RECORDED AT THE REQUEST OF
Stewart Title
2005 JUN 20 AM 11:02

EUREKA COUNTY, NEVADA
M.N. REBALEATI, RECORDER
FILE NO. FEES *16.00*

199586

GRANT, BARGAIN AND SALE DEED

THIS INDENTURE, made and entered into this 13th day of ^{R.} June, 2005,
by and between **BRIAN CHRISTIE**, a single man, Grantor, and **JEB ROWLEY**, a single
man, and **RUSSELL ROWLEY**, a single man, as joint tenants with right of survivorship,
Grantees. _{W.}

WITNESSETH:

FOR VALUABLE CONSIDERATION RECEIVED, Grantor does hereby grant,
bargain, sell and convey unto the said Grantees, as joint tenants with right of survivorship,
and to the assigns, heirs, executors, administrators and successors of the survivor, forever, all
those certain lots, pieces, or parcels of land situate, lying and being in the County of Eureka,
State of Nevada, and more particularly described as follows:

Lots 1, 2, 3 and 4 of Parcel 4 as shown on that certain Parcel Map for EARL
RASMUSSEN, filed in the Official Records of Eureka County, October 1,
1984, Document #96030, a portion of United States Government Lot #15,
Section 29, TOWNSHIP 20 NORTH, RANGE 53 EAST, M.D.B.&M.,
EXCEPTING THEREFROM that portion of said land lying within the
highway right of way.

CS

EXCEPTING THEREFROM all the oil and gas in and under said land,
reserved by THE UNITED STATES OF AMERICA in Patent, recorded
March 21, 1966, in Book 10, Page 205, Official Records, Eureka County,
Nevada.

FURTHER EXCEPTING THEREFROM all minerals lying in and under
said land as reserved by E and R INC., in Deed recorded October 20, 1994, in

GOICOECHEA, DI GRAZIA, COYLE & STANTON, LTD.
ATTORNEYS AT LAW
530 IDAHO STREET - P.O. BOX 1358
ELKO, NEVADA 89801
(775) 738-8091

Book 277, Page 337, Official 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 buildings and 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 Grantees, as joint tenants with right of survivorship, and to the assigns, and the heirs, executors, administrators and successors of the survivor, forever.

IN WITNESS WHEREOF, the Grantor has executed this deed the day and year first hereinabove written.

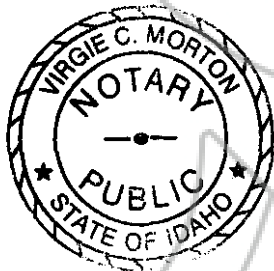
GRANTOR:

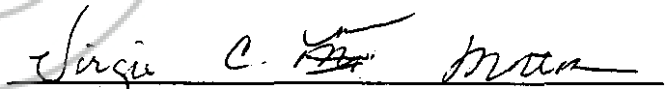


BRIAN CHRISTIE

Idaho
STATE OF ~~NEVADA~~)
Canyon : ss.
COUNTY OF ~~EUREKA~~)

This instrument was acknowledged before me on the 13 day of June, 2005, by **BRIAN CHRISTIE**.





NOTARY PUBLIC

GOICOECHEA, DI GRAZIA, COYLE & STANTON, LTD.
ATTORNEYS AT LAW
530 IDAHO STREET - P.O. BOX 1358
ELKO, NEVADA 89801
(775) 738-8091

199586

BOOK 416 PAGE 093

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s):

- a) 007-380-13
- b) _____
- c) _____
- d) _____

FOR RECORDERS OPTIONAL USE ONLY	
Document/Instrument No.:	<u>199586</u>
Book:	<u>416</u>
Page:	<u>92-93</u>
Date of Recording:	<u>6-20-05</u>
Notes:	_____

2. Type of Property:

- a) _____ Vacant Land
- b) XX 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

\$ 25,000.00

Deed in Lieu of Foreclosure Only (Value of Property)

\$ _____

Transfer Tax Value

\$ 25,000.00

Real Property Transfer Tax Due:

\$ 97.50

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: Brian Christie Capacity: _____

Signature: _____ Capacity: _____

SELLER (GRANTOR) INFORMATION
(required)

Print Name: Brian Christie
Address: P.O. Box 54
City/State/Zip: Wilder, ID 83676

BUYER (GRANTEE) INFORMATION
(required)

Print Name: Jeb Rowley
Address: P.O. Box 238
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.: 05221268
Address: 810 Idaho Street
City/State/Zip: Elko, Nevada 89801

STATE OF NEVADA DECLARATION OF VALUE

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 b) _____
 c) _____
 d) _____

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Signature: _____ Capacity: _____
 Signature: Jeb Rowley Capacity: _____

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 (required)
 Print Name: Brian Christie
 Address: P.O. Box 54
 City/State/Zip: Wilder, ID 83676

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