

APN 01-022-16

GRANTEE'S ADDRESS:

131 Vandal Way  
Eureka, Nevada 89316

BOOK *416* PAGE *114-117*  
OFFICIAL RECORDS  
RECORDED AT THE REQUEST OF  
*Stewart Title*  
2005 JUN 20 PM 4:57  
EUREKA COUNTY, NEVADA  
M.N. REBALEATI, RECORDER  
FILE NO. **199589** FEES *7.00*

GRANT, BARGAIN AND SALE DEED

THIS INDENTURE, made the 15 day of June,  
2005, by and between MARK MARTINSEN and JEAN MARTINSEN, husband and  
wife, as joint tenants, parties of the first part and hereinafter  
referred to as "Grantors", and BONNIE L. COLGAN, an unmarried  
woman, party of the second part and hereinafter referred to as  
"Grantee";

W I T N E S S E T H:

That the said Grantors, for and in consideration of the  
sum of Ten Dollars (\$10.00) lawful money of the United States of  
America, and other good and valuable considerations, the receipt  
whereof is hereby acknowledged, do hereby grant, bargain and sell  
unto said Grantee, and to her heirs and assigns forever, the  
following described lots, pieces or parcels of land situate, lying  
and being in the County of Eureka, State of Nevada, and bounded and  
particularly described as follows, to-wit:

....

....

....

....

**PARCEL 1:**

Parcel 19 as shown on that certain Parcel Map for DAVID A. PASTORINO filed in the Office of the County Recorder of Eureka County, State of Nevada, on April 24, 1989, as File No. 127110, being a portion of Lot 13, Block C of RUBY HILL ESTATES SUBDIVISION, according to the official map thereof, filed in the Office of the County Recorder of Eureka County, State of Nevada, on October 5, 1984, as File Number 96135 and amended May 15, 1985, as File Number 98941.

EXCEPTING THEREFROM all uranium, thorium, or any other material which is or may be determined to be peculiarly essential to the production of fissionable materials, whether or not of commercial value in and under said land reserved by THE UNITED STATES OF AMERICA, in patent recorded December 19, 1947, in Book 23, Page 226, Deed Records, Eureka County, Nevada.

**PARCEL 2:**

Parcel 18 as shown on that certain Parcel Map for DAVID A. PASTORINO filed in the Office of the County Recorder of Eureka County, State of Nevada, on April 24, 1989, as File No. 127110, being a portion of Lot 13, Block C, of RUBY HILL ESTATES SUBDIVISION, according to the official map thereof, filed in the Office of the County Recorder of Eureka County, State of Nevada, on October 5, 1984, as File Number 96135 and amended May 15, 1985, as File Number 98941.

EXCEPTING THEREFROM all uranium, thorium or any other material which is or may be determined to be peculiarly essential to the production of fissionable materials, whether or not of commercial value in and under said land reserved by THE UNITED STATES OF AMERICA, in patent recorded December 19, 1947, in Book 23, Page 226, Deed Records, Eureka County, Nevada.

EXCEPTING THEREFROM that portion of said land more particularly described as follows:

....

All that certain real property being a portion of Parcel 18 as shown on that certain Parcel Map for DAVID A. PASTORINO filed in the Office of the County Recorder of Eureka County, on April 24, 1989, as File Number 127110 and being more particularly described as follows:

Commencing at the South 1/4 corner of Section 14, TOWNSHIP 19 NORTH, RANGE 53 EAST, M.D.B.&M., said point being a 1937 GLO brass cap;

THENCE North 45°16'26" East, a distance of 1,501.21 feet to a point lying on the easterly right of way line of Vandal Way, said point being the beginning of a non tangent curve, concave to the Southeast having a radial bearing of North 88°38'23" West, said point also being the true point of beginning;

THENCE leaving said easterly right of way line of Vandal Way, North 85°16'33" East, a distance of 132.04 feet to a point, said point being the easterly corner common to said Parcel 18 and Parcel 19 as shown on said Parcel Map, File No. 127110;

THENCE South, a distance of 54.66 feet to a point, said point being the southeast corner of said Parcel 18;

THENCE along the southerly line of said Parcel 18, North 87°45'47" West, a distance of 131.89 feet to a point lying on said easterly right of way line of Vandal Way, said point being the beginning of a non tangent curve, concave to the Southeast, having a radial bearing of North 89°14'08" East;

THENCE northerly along said easterly right of way line of Vandal Way, 38.64 feet along the arc of said curve, having a radius of 1,042.00 feet, through a central angle of 02°07'29" to the true point of beginning.

TOGETHER WITH ALL AND SINGULAR, the tenements, hereditaments and appurtenances thereunto belonging and in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD, ALL AND SINGULAR, the said premises together with the appurtenances, unto the said Grantee, and to her heirs and assigns forever.

IN WITNESS WHEREOF, the said Grantors have hereunto set their hands the day and year first above written.



MARK MARTINSEN

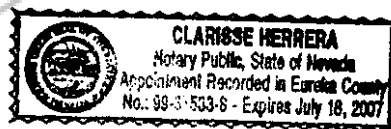


JEAN MARTINSEN

STATE OF Nevada )  
COUNTY OF Eureka ) ss.

On June 15, 2005, personally appeared before me, a Notary Public, MARK MARTINSEN and JEAN MARTINSEN, personally known or proved to me to be the persons whose names are subscribed to the above instrument who acknowledged that they executed the instrument.

  
NOTARY PUBLIC



199589

-4-

BOOK 4 | 6 PAGE | 17

# STATE OF NEVADA DECLARATION OF VALUE

1. Assessor Parcel Number(s):

a) 01-022.12  
b) \_\_\_\_\_  
c) \_\_\_\_\_  
d) \_\_\_\_\_

2. Type of Property:

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

FOR RECORDERS OPTIONAL USE ONLY

Document/Instrument No.: 199589

Book: 416 Page: 114-117

Date of Recording: 6-20-05

Notes: \_\_\_\_\_

3. Total Value/Sales Price of Property

\$ 138,500.00

Deed in Lieu of Foreclosure Only (Value of Property)

\$ \_\_\_\_\_

Transfer Tax Value

\$ 139,500.00

Real Property Transfer Tax Due:

\$ 540.15

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: M. F. Martin

Capacity: Seller

Signature: Joan Martin

Capacity: Seller

SELLER (GRANTOR) INFORMATION

(required)

Print Name: Mark Martin

Address: P. O. Box 823

City/State/Zip: Eureka, Nv 89316

BUYER (GRANTEE) INFORMATION

(required)

Print Name: Bonnie L. Colgan

Address: 1494 Fahim Drive

City/State/Zip: Gardnerville, Nv 89410

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

Company Name: STEWART TITLE OF Northeastern Nevada Escrow No.: 05271258

Address: 665 Campton St. ~ PO Box 150214

City/State/Zip: Ely, NV 89315

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