APN 01-081-13

GRANTEE'S ADDRESS:

P. O. BOX 871

EUREKA, NV 89316

BOOK 438 FAGE 394-396
OFFICIAL RECORDS
RECORDED AT THE MACUEST OF
STORE AND THE MACUEST OF
2006 JUN 29 AM IT: 35

EUREKA COURTY, NEVADA
M.N. REBALLEATI, RECORDER
M. FEES 27, 00

205337

JOINT TENANCY GRANT, BARGAIN AND SALE DEED

THIS INDENTURE, made the Ata day of June 2006, by and between LOUIS J. TOGNONI and ALI R. TOGNONI, husband and wife as joint tenants, parties of the first part and hereinafter referred to as "Grantors", and PAUL VALENTI and SHERRY VALENTI, husband and wife as joint tenants with full right of survivorship, parties of the second part and hereinafter referred to as "Grantees";

WITNESSETH:

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 Grantees, in joint tenancy and to the survivor of them and to the heirs of such survivor, forever, all those certain 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:

-1-

Lots 3, 4 and 5, Block 100, of the TOWNSITE OF EUREKA, County of Eureka, State of Nevada.

EXCEPTING from Lot 3, the North 48.75 feet, as conveyed to Donald D. Eldridge and Lois E. Eldridge, husband and wife, in Deed recorded July 24, 1987, in Book 160, Page 451, Official Records, Eureka County, Nevada.

FURTHER 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, reserved by the United States of America, in Patent recorded December 19, 1947, in Book 23, Page 226, Deed Records, Eureka County, φ Nevada.

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 Grantees, as joint tenants and not as tenants in common, and to the heirs of the survivor of them, forever.

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

LOUIS J. TOGNONI

ALI R. TOGNONI

STATE OF _	NEVADA)	
)	ss.
COUNTY OF	WASHUE)	

On MrM 26, , 2006, personally appeared before me, a Notary Public, LOUIS J. TOGNONI and ALI R. TOGNONI, 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

JAMES ELLIS
Notary Public, State of Nevada
Appointment No. 04-92908-2
My Appt. Expires Nov 27, 2008

205337

STATE OF NEVADA DECLARATION OF VALUE

Book: #38 Page 394-396 Date of Recording: Notes: Notes:	1. Assessor Parcel Number(s):	FOR RECORDERS OPTIONAL USE ONLY Document/Instrument No.: 05 337		
c) d) Date of Recording: Date of				
2. Type of Property: a)				
2. 1ype of Property a) Vacant Land b) XX Single Family Res. c) Condo/Townhouse d) 2.4 Plex e) Apartment Bidg. f) Comm'l/Ind'I g) Agricultural b) Mobile Home i) Other: 3. Total Value/Sales Price of Property Deed in Lieu of Foreclosure Only (Value of Property) Transfer Tax Value Real Property Transfer Tax Due: 4. If Exemption Claimed: a. Transfer Tax Exemption. per NRS 375:090, Section: b. Explain Reason for Exemption: 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 descripary result in a penalty of 10% of he tax due plus interest at 1% per month. Pursuant to NRS 375.030, the Buyer and Selter shall be jointly and severally liable for any additional amount owed Signature: Capacity: Seller State Cap	d)	Date of Recording: 6/29/06		
a) Vacant Land b) XX Single Family Res. c) Condo/Townhouse d) 2.4 Plex e) Apartment Bldg. f) Comm'/Ind'1 g) Agricultural h) Mobile Home i) Other: 3. Total Value/Sales Price of Property Deed in Lieu of Foreclosure Only (Value of Property) Transfer Tax Value Real Property Transfer Tax Due: 4. If Exemption Claimed: a. Transfer Tax Exemption, per NRS 375.090, Section: b. Explain Reason for Exemption: 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 determination of additional tax duerage results in a penalty of 10% of the tax due plus interest at 1% per month. Pursuant to NRS 375.030. His Buyer and Seller shall be jointly and severally liable for any additional amount owed Signature: SELLER (GRANTOR) INFORMATION (required) Print Name: Louis J. Tognoni Address: 660 Ryland Street 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.: 06270966	2. Type of Property:	Notes:		
c)Condo/Townhouse d)2.4 Plex e)Apartment Bidg. f)Comm!/Ind'! g)Agricultural h)Mobile Home h) Other: 3. Total Value/Sales Price of Property \$185,000.00 Deed in Lieu of Foreclosure Only (Value of Property) \$	2) Vacant Land b) XX Single Family	Res		
e)Apartment Bldg. f)Comm\l/Ind'\l g)Apartment Bldg. h)Mobile Home home how the company is a series of Property \$	c) Condo/Townhouse d) 2-4 Plex	Acs.		
g) Agricultural	e) Apartment Bldg f) Comm'!/Ind'l			
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Pursuant to NRS 375 030 the Buyer and Seller shall be jointly and severally liable for any additional amount owed Signature: Signature: Capacity: Capacity: Capacity: Capacity: SELLER (GRANTOR) INFORMATION (required) Print Name: Louis J. Tognoni Address: 660 Ryland Street City/State/Zip: Eureka, NV 89316 Company Name: STEWART TITLE OF Northeastern Nevada Address: 665 Campton St. ~ PO Box 150214				
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Address: 665 Campton St. ~ PO Box 150214				
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