

DOC # 0208452

04/03/2007

11:05 AM

Official Record

Recording requested By
VERA BAUMANN

Eureka County - NV

Mike Rebaleati - Recorder

Fee: \$18.00

Page 1 of 5

RPTT:

Recorded By: FES

Book- 0454 Page- 0168

APN: 007-330-27, 008-090-02,
007-360-12, 007-360-17,
007-360-18, 007-360-21,
007-360-22, 001-036-02

**Recording Requested By
and Return to:**

James and Vera Baumann
P.O. Box 308
Eureka, NV 89316

**Grantee's Address/
Send Tax Statement to:**

P.O. Box 308
Eureka, NV 89316

The undersigned affirms that this document
does not contain a social security number.

QUITCLAIM DEED

FOR CONSIDERATION RECEIVED, JAMES E. BAUMANN and VERA L. BAUMANN aka **VERA BAUMANN**, husband and wife, Grantors, hereby remise, release and forever quitclaim to **JAMES E. BAUMANN and VERA L. BAUMANN, as Trustees of THE BAUMANN FAMILY TRUST, executed February 26, 2007**, Grantees, forever, the property located in the County of Eureka, State of Nevada, described as follows:

APN 007-330-27

Township 20 North, Range 53 East, M.D.B.&M.

Section 10: That portion more particularly described as follows:

Commencing at the SW corner of Section 10, Township 20 North, Range 53 East, M.D.Mer., the TRUE POINT OF BEGINNING.

Thence, N 0° 01' 00" W, along the west boundary of said Section 10, 251.00 feet;

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ATTORNEYS AT LAW
530 IDAHO STREET - P.O. BOX 1358
ELKO, NEVADA 89803
(775) 738-8091

Thence, S 89° 50' 00" E, 2639.66 feet to a point on the center 1/16 line of said Section 10;

Thence, S 0° 01' 00" E, along the center 1/16 line, 251.00 feet to the South 1/4 corner of said Section 10;

Thence, N 89° 50' 00" W, along the south boundary line of said Section 10, 2639.66 feet to the TRUE POINT OF BEGINNING.

Containing 662,551.27 square feet or 15.2101 acres of the SW1/4 Section 10, Township 20 North, Range 53 East, M.D.Mer., Eureka County, Nevada.

Section 15 : Northwest 1/4; North 1/2 of the Southwest 1/4; the Southeast 1/4 Southwest 1/4; Lot 1

EXCEPTING therefrom Parcel B as shown on that map filed in the Office of the County Recorder of Eureka County, Nevada as File Number 165069

FURTHER EXCEPTING therefrom that Parcel conveyed to Eureka County Nevada by Deed recorded February 22, 1990 in Book 208, Page 276.

**APN 008-090-02, 007-360-12, 007-360-17,
007-360-18, 007-360-21, 007-360-22**

Parcel 1

Township 19 North, Range 54 East, M.D.B.&M.

Section 5: SW1/4 of SW1/4

Section 8: N1/2 of SE1/4; SE1/4 of NW1/4;
SW1/4 of NE1/4

Section 9: NW1/4 SW1/4; S1/2 SW1/4

Section 16: E1/2 of NW1/4; NE1/4 SW1/4; W1/2 of SE1/4; SE1/4 of SE 1/4

SUBJECT TO a right of way, 20 feet in width, for pole lines, conduits, underground cables and incidental purposes, as granted to the Bell

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Telephone Company of Nevada, in Right of Way recorded February 13, 1948, in Book 23, Page 236, File No. 27148 of Deeds, Eureka County, Nevada.

Township 20 North, Range 54 East, M.D.B.&M.

Section 30: SE1/4 SW1/4; SW1/4 SE1/4

Section 31: Lots 2 and 3; Lot 6; NW 1/4 NE1/4

Section 32: SW1/4 NW1/4; NE1/4 SW1/4

Section 33: N1/2 SW1/4

Parcel 2

Section 5: The S1/2 of SW1/4 of SE1/4 of SW1/4

Section 8: The SW1/4 of NW1/4 of NE1/4 and SW1/4 of SE1/4 of NE1/4

TOGETHER WITH all buildings, and improvements situate on Parcels 1 and 2, together with all machinery and equipment used in connection therewith.

TOGETHER WITH all waters, water rights, rights to the use of water, dams, ditches, canals, pipelines, reservoirs and all other means for the diversion or use of waters appurtenant to the said property, or any part thereof, or used or enjoyed in connection therewith; and together with all stockwatering rights used or enjoyed in connection with the use of any of such lands, including those on the public domain, and including the following:

Poison Canyon Spring	State Certificate No. 1057
Dry Canyon Spring	State Certificate No. 1058
Simpson Creek	State Certificate No. 1951
DePaoli Creek Spring	State Certificate No. 1952
Simpson #2 Spring	State Certificate No. 2810

Simpson Spring #1
Wood Trough Spring
Green Canyon Spring
Eureka Canyon Spring

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Bennett Spring
Cottonwood Spring
Ditch Canyon
Four-Eyed Nick Spring
Rose Spring
Mud Spring
Rocky Knoll

TOGETHER WITH all oil, gas and mineral rights appurtenant to the subject real property owned by the Sellers.

TOGETHER WITH all range right, including forest right, if any, grazing rights and grazing permits, and in particular without limitation thereto, all rights owned by the Sellers to graze livestock on the public domain under which is know as the Taylor Grazing Act, used or enjoyed in connection with any range rights to graze livestock on the public domain under permits granted by the Bureau of Land Management of the United States Department of the Interior which may be hereafter acquired, and which may be attached to or used in connection with any of the above-described real property.

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

APN 001-036-02

All of Lots 5, 6, 7, 8, 9, 10 and 11, in Block 20 as the same are delineated and described on the Official Map or Plat of the Townsite of Eureka, on file in the Office of the County Recorder of Eureka County, Nevada.

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.

TO HAVE AND TO HOLD the said premises, together with the appurtenances, unto the Grantees, and its successors and assigns forever.

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SIGNED this 3rd ^{April} day of ~~March~~, 2007.

GRANTORS:

James E. Baumann
JAMES E. BAUMANN

Vera L. Baumann
VERA L. BAUMANN

STATE OF NEVADA)
 : SS.
COUNTY OF EUREKA)

This instrument was acknowledged before me on the 3rd day of ^{APRIL}~~March~~, 2007, by **JAMES E. BAUMANN** and **VERA L. BAUMANN**.



Jackie Berg
NOTARY PUBLIC

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STATE OF NEVADA
DECLARATION OF VALUE

DOC # DV-208452

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Page 1 of 1 Fee: \$18.00

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Book- 0454 Page- 0168

1. Assessor Parcel Number (s)

- a) 007-330-27; 008-092-02;
b) 007-360-12; 007-360-17;
c) 007-360-18; 007-360-21;
d) 007-360-22; 001-036-02

2. Type of Property:

- | | | | |
|--|--------------|--|-----------------|
| a) <input checked="" type="checkbox"/> | Vacant Land | b) <input checked="" type="checkbox"/> | Single Fam Res. |
| c) <input type="checkbox"/> | Condo/Twnhse | d) <input type="checkbox"/> | 2-4 Plex |
| e) <input type="checkbox"/> | Apt. Bldg. | f) <input type="checkbox"/> | Comm'l/Ind'l |
| g) <input checked="" type="checkbox"/> | Agricultural | h) <input type="checkbox"/> | Mobile Home |
| i) <input type="checkbox"/> | 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: 7

b. Explain Reason for Exemption: Transfer to Trust

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 Vera R. Baumann Capacity _____

Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION

(REQUIRED)

Print Name: VERA BAUMANN
Address: P.O. Box 308
City: EUREKA
State: NV Zip: 89316

BUYER (GRANTEE) INFORMATION

(REQUIRED)

Print Name: _____
Address: _____
City: _____
State: _____ Zip: _____

COMPANY/PERSON REQUESTING RECORDING

(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: _____ Escrow # _____

Address: _____

City: _____ State: _____ Zip: _____

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)