

DOC # 0209363

05/14/2007

09:35 AM

Official Record

Recording requested By
HELEN NGHIEM

Eureka County - NV

Mike Rebaleati - Recorder

Fee: \$15.00

Page 1 of 2

RPTT:

Recorded By: FES

Book- 0457 Page- 0180

APN: 005-470-17

Affix R.P.T.T. \$00

**WHEN RECORDED MAIL DEED AND TAX
STATEMENTS TO:**

Helen Nghiem
1200 Tranquil Rain Avenue
Henderson NV 89012



0209363

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That the grantor: HELEN NGHIEM, for valuable consideration, receipt of which is hereby acknowledged, hereby Grants, Bargains, Sells and Conveys to grantee:

HELEN NGHIEM as Trustee of the DRAGON MHN 2006 Revocable Living Trust, dated October 26, 2006 the grantor's interest in the real property situated in the County of Eureka, State of Nevada, described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF
(and more commonly known as APN 005-470-17 located in Eureka County, Nevada)

- SUBJECT TO: 1. Taxes for the current fiscal year, and any and all taxes (including supplemental taxes) and assessments levied or assessed after the recording date of this document;
2. Rights of way, reservations, restrictions, easements and conditions of record.

Together with all and singular tenements, hereditaments, and appurtenances thereunto belonging or in any wise appertaining.

The undersigned grantors, under penalties of perjury, declare that the actual consideration received for this conveyance was none.

DATED: May 10, 2007

GRANTOR:


HELEN NGHIEM

STATE OF NEVADA
COUNTY OF CLARK

On this 10th day of May, 2007, personally appeared before me, Helen Nghiem a Notary Public, HELEN NGHIEM, who is personally known or proved to me to be the person whose name are subscribed to the above instrument and who acknowledge to me that she signed the instrument.



Notary Public



EXHIBIT "A"
Legal Description

TOWNSHIP 29 NORTH, RANGE 48 EAST, M.D.B. & M SECTION 33: NW 1/4 NE
1/4 SE 1/4 AS RECORDED IN THE OFFICE OF THE RECORDER OF EUREKA
COUNTY, NEVADA.

APN: 005-470-17

STATE OF NEVADA
DECLARATION OF VALUE

DOC # DV-209363

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1. Assessor Parcel Number(s)
a) 005-470-17
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

F
D
B
D
N

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Page 1 of 1 Fee: \$15.00
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3. Total Value/Sales Price of Property
Deed in Lieu of Foreclosure Only (value of property)
Transfer Tax Value:
Real Property Transfer Tax Due

\$ 17,000.00
(_____)
\$ _____
\$ _____

4. If Exemption Claimed:

- a. Transfer Tax Exemption per NRS 375.090, Section 09
b. Explain Reason for Exemption: Transferring without consideration to a trust

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 X hgm Capacity owner
Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Helen M. Nghiem
Address: 951 Clear Diamond
City: LAS VEGAS, NV 89123
State: _____ Zip: 89123

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Dragon mhu 2006 Revocable Trust
Address: same 1200 Tranquil River Ave
City: Henderson
State: NV Zip: 89012

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

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

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)