

DOC # 0209450

05/14/2007

02:18 PM

**Official Record**

Recording requested By  
CATTLEMEN'S TITLE

Eureka County - NV

Mike Rebaleati - Recorder

Fee: \$14.00

Page 1 of 1

RPTT: \$39.00

Recorded By: FES

Book- 0457 Page- 0274

# Deed

APN: 002-035-19

RECORDING REQUESTED BY AND MAIL TAX STATEMENT TO

Name: JUAN J VALDEZ

Address: PO BOX 211152

City/State/Zip CRESCENT VALLEY, NV 89821



0209450

CONTRACT NO. 01600351144

THIS INDENTURE, made this 8<sup>th</sup> day of May, 2007, by and between CATTLEMENS TITLE GUARANTEE COMPANY (as Trustee), a Nevada Corporation, hereinafter referred to as Grantor, and

JUAN J VALDEZ AS SOLE AND SEPARATE, hereinafter referred to as Grantee(s), whose address is PO BOX 211152, CRESCENT VALLEY, NV 89821

## WITNESSETH

For valuable consideration received, Grantor does by these presents grant, bargain and sell unto said Grantee(s) and to his heirs and assigns forever, all that certain real property situated in the County of Eureka, State of Nevada that is described as follows:

BLOCK 15 LOT 28 CRESCENT VALLEY RANCH AND FARM UNIT 1

SUBJECT TO taxes for the present fiscal year, and subsequently/ covenants, conditions, restrictions, exceptions and reservations, easements, encumbrances, leases or licenses, rights and rights of way of record, if any.

TOGETHER WITH the tenements, hereditaments and appurtenances thereunto belonging or appertaining, and the revision and revisions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD said premises, together with the appurtenances, unto said Grantee(s) and to HIS heirs and assigns forever.

IN WITNESS WHEREOF, the Grantor has caused this conveyance to be executed the day and year first above written.

CATTLEMENS TITLE GUARANTEE  
COMPANY, as Trustee

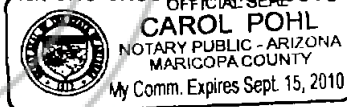
STATE OF ARIZONA )

By: G. Roberta Pratt  
G. Roberta Pratt

COUNTY OF MARICOPA )

Title: CEO

On May 8, 2007, personally appeared before me, a Notary Public, G. Roberta Pratt, who acknowledged that she executed the above instrument.



Carol Pohl  
NOTARY PUBLIC

# STATE OF NEVADA DECLARATION OF VALUE

**DOC # DV-209450**

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**Official Record****1. Assessor Parcel Number (s)**

- a) 002-035-19
- b) \_\_\_\_\_
- c) \_\_\_\_\_
- d) \_\_\_\_\_

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CATTLEMEN'S TITLE**Eureka County - NV****Mike Rebaleati - Recorder**Page 1 of 1 Fee: \$14.00  
Recorded By: FES RPTT: \$39.00  
Book- 0457 Page- 0274**2. Type of Property:**

- a) ☒ Vacant Land

**3. Total Value/Sales Price of Property:**

Deed in Lieu of Foreclosure Only (value of property) \$ 9950.00  
Transfer Tax Value \$ 9950.00  
Real Property Transfer Tax Due \$ 39.00

**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

G. Roberta Pratt



Capacity Seller

Cattlemen's Title Guarantee Co., Trustee

**SELLER (GRANTOR) INFORMATION**  
(REQUIRED)

Name: Cattlemen's Title Guarantee  
Address: 1930 S Dobson Rd # 2  
City: Mesa  
State: AZ Zip: 85202

**BUYER (GRANTEE) INFORMATION**  
(REQUIRED)

Name: JUAN J VALDEZ  
Address: PO BOX 211152  
City: CRESCENT VALLEY  
State: NV Zip: 89821

**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)