

DOC # 0211643

02/11/2008

01:41 PM

Official Record

Recording requested By
ELLIS BROWN & SHEILS CHARTERED

Eureka County - NV

Mike Rebaleati - Recorder

Fee \$16.00

Page 1 of 3

RPTT

Recorded By: FES

Book- 0469 Page- 0139



0211643

**RECORDING REQUESTED BY AND
WHEN RECORDED RETURN TO:**

Stephen C. Brown
ELLIS, BROWN & SHEILS, CHARTERED
Attorneys-at-Law
707 North 8th Street
P.O. Box 388
Boise, Idaho 83701-0388
(208) 345-7832 (Telephone)
(208) 345-9564 (Facsimile)
sbrown@ebslaw.com (E-Mail)

GRANTEES' ADDRESS

James and Janet Kuenzli
2030 Parkside Drive
Boise, Idaho 83712
Assessor's Parcel #005-440-01

BARGAIN AND SALE DEED

GRANTORS, James Kuenzli and Janet Lynne Kuenzli, also known as James Robert Kuenzli and Janet Lynne Kuenzli, husband and wife, for good and valuable consideration, the receipt whereof is hereby acknowledged, do grant, bargain, sell and convey unto James Robert Kuenzli and Janet Lynne Kuenzli, trustees of The Amended and Restated Kuenzli Family Trust, under agreement dated January 10, 2008, whose current address is 2030 Parkside Drive, Boise, Idaho, as GRANTEES, and to Grantee's heirs and assigns, forever, an undivided twenty-five percent (25%) interest in and to the real property situate in the County of Eureka, State of Nevada, more particularly described as follows:

Township 29 North, Range 48 East, M.D.B.&M

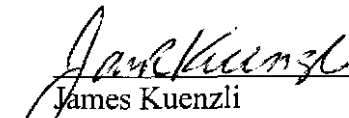
Section 13: NE 1/4 NE 1/4 NW 1/4

EXCEPTING THEREFROM all petroleum, oil, natural gas and products derived therefrom in and under said land, reserved by SOUTHERN PACIFIC LAND COMPANY, a Corporation, in Deed recorded September 24, 1951, in Book 24, Page 168, Deed Records, Eureka County, Nevada.

Subject to all restrictions, reservations, encumbrances and easements now of record, if any.

In construing this Deed, and where the context so requires, the singular includes the plural and the masculine, the feminine, and the neuter.

IN WITNESS WHEREOF, The said GRANTORS have hereunto set their hands this 10
day of January, 2008.

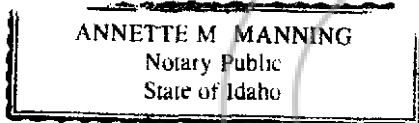

James Kuenzli

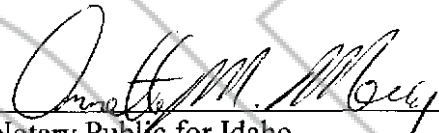

Janet Lynne Kuenzli

STATE OF IDAHO)
) ss.
County of Ada)

On this 10 day of January, 2008, before me, the undersigned, a notary public in and for the state of Idaho, personally appeared JAMES KUENZLI, known or identified to me to be the person whose name is subscribed to the within and foregoing instrument, and who acknowledged to me that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.



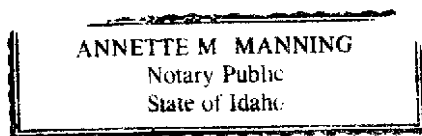

Notary Public for Idaho
Residing at Bia
Commission Expires 1/5/12

BARGAIN AND SALE DEED - 2

STATE OF IDAHO)
) ss.
County of Ada)

On this 10 day of January, 2008, before me, the undersigned, a notary public in and for the state of Idaho, personally appeared JANET LYNNE KUENZLI, known or identified to me to be the person whose name is subscribed to the within and foregoing instrument, and who acknowledged to me that she executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.



Annette M. Manning
Notary Public for Idaho
Residing at Boise
Commission Expires 1/5/12

BARGAIN AND SALE DEED - 3



0211643

Book
Page

469
141

02/11/2008
Page 3 of 3

State of Nevada
Declaration of Value

DOC # DV-211643

02/11/2008 01:41 PM

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Page 1 of 1 Fee: \$16.00
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1. Assessor Parcel Number(s)

a) 005-440-01
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

3. Total Value/Sales Price of Property:

Deed in Lieu of Foreclosure Only (value of property) \$
Transfer Tax Value per NRS 375.010, Section 2: \$
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 (Revocable Living 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 James & Janet Kuenzli individually as Trustees Capacity Grantor / Grantee

Signature James & Janet Kuenzli individually as Trustees Capacity Grantor / Grantee

SELLER (GRANTOR) INFORMATION

(REQUIRED)

Print Name: James & Janet Kuenzli
Address: 2030 Parkside Drive
City: Boise
State: ID Zip: 83712

BUYER (GRANTEE) INFORMATION

(REQUIRED)

Print Name: James & Janet Kuenzli, trustees of The
Address: Kuenzli Family Trust, 2030 Parkside Drive
City: Boise
State: ID Zip: 83712

COMPANY REQUESTING RECORDING

(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: Stephen C. Brown, Ellis, Brown & Sheils Escrow #
Address: P.O. Box 388
City: Boise State: ID Zip: 83701

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