

DOC # 0212713

11/05/2008 1:38 PM

Official Record

Recording requested By
GOICOECHEA, DIGRAZIA, COYLE

Eureka County - NV

Mike Rebaleati - Recorder

Fee: \$15.00 Page 1 of 2

RPTT: \$29.25 Recorded By: LLH

Book- 0482 Page- 0274



0212713

APN: 005-260-69

**Recording Requested By
and Return to:**

Goicoechea, DiGrazia, Coyle & Stanton, LTD

P.O. Box 1358

Elko, Nevada 89803

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

Grantees' Address/

Mail tax statement to:

255 North 200 West

Cedar City, UT 84720

QUITCLAIM DEED

TO COMMUNITY PROPERTY WITH RIGHT OF SURVIVORSHIP

FOR CONSIDERATION RECEIVED, JEFFREY A. LYNN, an unmarried man,
Grantor, remises, releases and forever quitclaims to **LINFORD K. NELSON** and **SUSAN P.
NELSON**, husband and wife, Grantees, as community property with right of survivorship,
and their assigns, and the heirs and assigns of the survivor, the property located in the County
of Eureka, State of Nevada, described as follows:

Township 30 North, Range 49 East, MDB&M

Section 1: NW1/4SE1/4

TOGETHER WITH all buildings and improvements thereon.

TOGETHER WITH all and singular the tenements, hereditaments,
easements, and appurtenances thereunto belonging or in anywise appertaining,
and the reversions, remainders, rents, issues and profits thereof, or of any part
thereof, and, specifically, all right, title, and interest, if any, of grantors of, in,
and to any streets, alleys, highways, and roads abutting the above-described
premises to the center lines thereof.

SUBJECT TO all taxes, assessments, reservations, restrictions, conditions,
exceptions, easements, rights of way, limitations, covenants, terms, liens,
charges and licenses affecting the property of record.

GOICOECHEA, DIGRAZIA, COYLE & STANTON, LTD.
ATTORNEYS AT LAW
530 IDAHO STREET - P.O. BOX 1358
ELKO, NEVADA 89801
(775) 738-8091

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STATE OF NEVADA
DECLARATION OF VALUE FORM

1. Assessor Parcel Number(s)

- a) 005-260-69
- b) _____
- c) _____
- d) _____

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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
- Other _____

Page 1 of 1	Fee: \$15.00
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Notes: _____	

3. Total Value/Sales Price of Property

\$ 7,500.00

Deed in Lieu of Foreclosure Only (value of property) (_____)

Transfer Tax Value: \$ 29.25

Real Property Transfer Tax Due \$ _____

4. If Exemption Claimed:

- a. Transfer Tax Exemption per NRS 375.090, Section _____
- b. Explain Reason for Exemption: _____

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 parties agree that 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 Jeffrey A. Lynn Capacity Seller

Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Jeffrey A. Lynn

Address: HC 34, Box 575

City: Ely

State: Nevada Zip: 89301

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Linford K. Nelson

Address: 255 North 200 West

City: Cedar City

State: Utah Zip: 84720

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

Print Name: Goicoechea, et al Escrow #: _____

Address: 530 Idaho Street

City: Elko State: NV Zip: 89801