

DOC# 0213203

04/03/2009

04:07PM

Official RecordRecording Requested By
STEWART TITLE ELKO

Eureka County - NV

Mike Rebaleati - Recorder

Fee: \$16.00

Page: 001 of 003


RPTT: \$614.25

Recorded By FS

Book- 0486 Page- 0163



0213203

A.P.N. #	007-380-53
R.P.T.T.	\$614.25
Escrow No.	1012980-20
Recording Requested By:	
	
Mail Tax Statements To: Same as below	
D. When Recorded Mail To:	
Jason Hand	
613 Sharrow Circle Drive	
Eureka, NV 89316	

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Kapetan Enterprises, Inc., a Nevada corporation for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain Sell and Convey to Jason Hand and Kristina Morrison, husband and wife as joint tenants, all that real property situated in the County of Eureka, State of Nevada, bounded and described as follows:

See Exhibit "A" attached hereto and by reference made a part hereof for complete legal description.

SUBJECT TO:

1. Taxes for fiscal year;
2. Reservations, restrictions, conditions, rights, rights of way and easements, if any of record on said premises.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.

Dated: 12/17/08

Kapetan Enterprises, Inc.

BY: [Signature]

Dan Kapetan
President

BY: _____

State of Nevada

}
} ss.

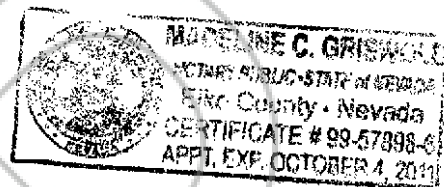
County of ~~Eureka~~ Elko

This instrument was acknowledged before me on December 17, 2008

By: Dan Kapetan

Signature: [Signature]

Notary Public



(One inch Margin on all sides of Document for Recorder's Use Only)

Page 2 of 3

0213203 Book: 0486 04/03/2009
Page: 0164 Page: 002 of 003

**Exhibit A
LEGAL DESCRIPTION**

File Number: 1012980

Lot B of PARCEL NO. 3, as shown on that certain Parcel Map for MARION and LENA VAN VLIET, filed in the Office of the County Recorder of Eureka County, Nevada, on April 6, 1989 as File No. 126926, located in a portion of Lot 11, Section 28, TOWNSHIP 20 NORTH, RANGE 53 EAST, M.D.B.&M.

EXCEPTING THEREFROM all the oil and gas lying in and under said land, as reserved by the United States of America, in Patent recorded December 30, 1965, in Book 9, Page 422, Official Records of Eureka County, Nevada.

FURTHER EXCEPTING THEREFROM 1/2 of all mineral rights, oil or gas lying in and under said land as reserved by EDWIN C. BISHOP and LETA B. BISHOP, his wife, in deed recorded August 23, 1978, in Book 65, Page 317, Official Records, Eureka County, Nevada.

Recording requested By
STEWART TITLE ELKO

STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)

- a) 007-380-53
b) _____
c) _____
d) _____

Eureka County - NV
Mike Rebaleati - Recorder

Page 001 of 003 Fee: \$16.00
Recorded By: FS RPTT: \$614.25
Book- 0486 Page- 0163

2. Type of Property

- a) ☐ Vacant Land b) ☒ Single Family Residence
c) ☐ Condo/Twnhse d) ☐ 2-4 Plex
e) ☐ Apartment Bldg. f) ☐ Commercial/Industrial
g) ☐ Agricultural h) ☐ Mobile Home
i) ☐ Other _____

3. Total Value/Sales Price of Property

Deed in Lieu of Foreclosure Only (Value of Property) (\$157,136.25)
Transfer Tax Value (\$157,136.25)
Real Property Transfer Tax Due: (\$614.25)

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: _____ Capacity: _____
Kapetan Enterprises, Inc.

Signature: Jason Hand Capacity: Buyer
Kristina Morrison

SELLER (GRANTOR) INFORMATION

Print Name: Kapetan Enterprises, Inc.
Address: 640 West Riverview Circle
City/State/Zip Reno, NV 89509

BUYER (GRANTEE) INFORMATION

Print Name: Jason Hand
Address: HC 62 Box 62128A
City/State/Zip Eureka, NV 89316

COMPANY/PERSON REQUESTING RECORDING (required if not the Seller or Buyer)

Company Name: Stewart Title of Nevada - Northeastern Division Escrow No 1012980-20
Address: 810 Idaho Street
City Elko State: NV Zip 89801