

DOC # 0213240

04/17/2009

01:50 PM

Official Record

Recording requested By
CATTLEMEN'S TITLE GUARANTEE

Eureka County - NV

Mike Rebaleati - Recorder

Fee: \$14.00

Page 1 of 1

RPTT: \$35.10

Recorded By: FES

Book- 0486 Page- 0336

Deed

APN: 002-018-25/002-018-18



RECORDING REQUESTED BY AND MAIL TAX STATEMENT TO	
Name:	Mauricio Martinez
Address:	P.O. Box 211102
City/State/Zip	Crescent Valley, NV 89821

CONTRACT NO. 01600011282 (THI-1128)

THIS INDENTURE, made this 14th day of April, 2009, by and between, CATTLEMENS TITLE GUARANTEE COMPANY (as Trustee), a Nevada Corporation, hereinafter referred to as Grantor, and

Mauricio Martinez, a single man, as Sole and Separate, hereinafter referred to as Grantee, whose address is P.O. Box 211102, 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 20 Lots 8 & 21, Crescent Valley Ranch & Farms, Unit 1, Eureka County, State of Nevada

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.

TEHAMA HOLDINGS, INC.

By: G. Roberta Pratt

G. Roberta Pratt

Title: CEO

STATE OF ARIZONA)

COUNTY OF MARICOPA)

On April 14th, 2009 personally appeared before me, a Notary Public, G. Roberta Pratt, who acknowledged that she executed the above instrument



Cheryl Purcell
NOTARY PUBLIC

STATE OF NEVADA DECLARATION OF VALUE

DOC # DV-213240

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1. Assessor Parcel Number (s)

- a) 002-018-18
- b) 002-018-25
- c)
- d)

FOR RECORD
Document/Inst

Book:

Date of Record

Notes:

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2. Type of Property:

- a) ☒ Vacant Land

3. Total Value/Sales Price of Property:

Deed in Lieu of Foreclosure Only (value of property) \$ 8,800.00
Transfer Tax Value \$ 8,800.00

Real Property Transfer Tax Due \$ 35.10

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: 10245 E. Via Linda Ste 102
City: Scottsdale
State: AZ Zip: 85258

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Name: Mauricio Martinez
Address: P.O. Box 211102
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)