

DOC # 0213356

06/26/2009

03:40 PM

Official Record

Recording requested By
JEFFREY LYNN

Eureka County - NV

Mike Rebaleati - Recorder

Fee: \$16.00

Page 1 of 3

RPTT:

Recorded By: FES

Book- 0487 Page- 0358

PARCEL NO. 005-260-74

Recording Requested By:

Gary D. Fairman
482 Fifth Street
P.O. Box 151105
Ely, Nevada 89315



DEED IN LIEU OF FORECLOSURE

THIS INDENTURE, made the 19th day of June, 2009, by and between, HARFUL SINGH and SHUSILA SINGH, husband and wife, parties of the first part and hereinafter referred to as "Grantors", and JEFFREY A. LYNN, an unmarried man, party of the second part and hereinafter referred to as "Grantee";

W I T N E S S E T H:

That the said Grantors, for and in consideration of the sum of Ten Dollars (\$10.00) lawful money of the United States of America, and other good and valuable considerations, the receipt whereof is hereby acknowledged, do hereby grant in lieu of foreclosure, unto said Grantee, and to his heirs, all those certain lots, pieces or parcels of land situate, lying and being in the County of Eureka, State of Nevada, and bounded and particularly described as follows, to-wit:

NORTHWEST QUARTER (NW1/4) OF THE NORTHWEST
QUARTER (NW1/4) OF SECTION 1, TOWNSHIP 30
NORTH, RANGE 49 EAST, M.D.B. & M., EUREKA
COUNTY, NEVADA

TOGETHER WITH ALL AND SINGULAR, the tenements, hereditaments and appurtenances thereunto belonging and in anywise appertaining, and the reversion and reversions, remainder and


remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD, ALL AND SINGULAR, the said premises together with the appurtenances, unto the said Grantee.

This Deed is a full and absolute conveyance of the above-described real property, the Grantors having sold said real property to the Grantee for a fair and adequate consideration, such consideration, in addition to the above recited, being full satisfaction of all obligations secured by the Deed of Trust executed by HARFUL SINGH and SHUSILA SINGH, to STEWART TITLE COMPANY OF NORTHEASTERN NEVADA, doing business as FRONTIER TITLE COMPANY, as Trustee, recorded in Book 472, Pages 20, Official Records of the Eureka County Recorder, State of Nevada.

Grantors declare that this conveyance is freely and fairly made, and that there are no agreements, oral or written, other than this Deed between Grantors and Grantee with respect to said land.

IN WITNESS WHEREOF, the said Grantors have hereunto set their hands the day and year first above written.


HARFUL SINGH


SHUSILA SINGH

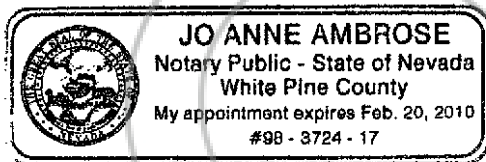
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STATE OF NEVADA)
) SS.
COUNTY OF WHITE PINE)

On this 19th day of June, 2009,
personally appeared before me, a Notary Public in and for said
County and State, HARFUL SINGH and SHUSILA SINGH, known to me to be
the persons described in and who executed the foregoing Deed of
Foreclosure, who acknowledged that they executed the same freely
and voluntarily and for the uses and purposes therein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and
affixed my official seal the day and year last above written


NOTARY PUBLIC



STATE OF NEVADA
DECLARATION OF VALUE

DOC # DV-213356

06/26/2009 03:40 PM

Official Record

Deed of Trust 211779 BK 472 Pg 382

Recording requested By
JEFFREY LYNN

FOR RECC

Document

Book:

Date of Re

Notes:

Eureka County - NV

Mike Rebaleati - Recorder

Page 1 of 1 Fee: \$16.00

Recorded By: FES RPTT:

Book- 0487 Page- 0358

1. Assessor Parcel Number (s)

a) 005-260-74
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:

Real Property Transfer Tax Due:

\$ 39,000
\$ 40,000
\$ 1,000
\$ _____

4. If Exemption Claimed:

a. Transfer Tax Exemption, per NRS 375.090, Section: \$152.10

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 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 D. Lynn Capacity Grantee
Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION

(REQUIRED)

Print Name: HARVEY Singh
Address: 482 FIFTH ST.
City: ELY, NV
State: NV Zip: 89315

BUYER (GRANTEE) INFORMATION

(REQUIRED)

Print Name: JEFFREY A. LYNN
Address: HC 34 BOX 575
City: ELY
State: NV Zip: 89301

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)