

DOC # 0213361

06/29/2009

09 05 AM

**Official Record**

Recording requested By  
STEWART TITLE OF NEVADA HOLDINGS

Eureka County - NV

Mike Rebaleati - Recorder

Fee \$41.00

Page 1 of 3

RPTT

Recorded By: FES

Book- 0487 Page- 0370

A.P.N.: 005-170-06  
005-470-02

R.P.T.T.: Exempt 5

Escrow #08-12-0457B-JJA

Mail tax bill to and when recorded mail to:  
Masound Isaac Kahrobaie  
3610 S. San Pedro Street  
Los Angeles, CA 90011



0213361

**QUIT CLAIM DEED**

**THIS INDENTURE WITNESSETH**, That Farahnaz Kahrobaie, a married woman, spouse of Grantee for a valuable consideration, the receipt of which is hereby acknowledged, does hereby quit claim to Masound Isaac Kahrobaie, a married man, as his sole and separate property all that real property situated in the County of Eureka, State of Nevada, bounded and described as follows:

**SEE LEGAL DESCRIPTION ATTACHED HERETO  
AND MADE A PART HEREOF AS EXHIBIT "A"**

**TOGETHER WITH** all singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

By the undersigned's execution hereof he/she hereby relinquishes any and all rights, title and/or interest, including but not limited to homestead interest and/or community interest, and agrees to vest title solely in Masound Isaac Kahrobaie, a married man, as his sole and separate property.

IN WITNESS WHEREOF, this instrument has been executed this 27 day of

Feb, 20 09  
Farahnaz Kahrobaie  
Farahnaz Kahrobaie

State of \_\_\_\_\_ } ss:

County of \_\_\_\_\_ }

This instrument was acknowledged before me on \_\_\_\_\_  
by Farahnaz Kahrobaie

NOTARY PUBLIC

My Commission Expires: \_\_\_\_\_

*Please see attached*

State of California )

County of Los Angeles )

**CALIFORNIA ALL-PURPOSE  
CERTIFICATE OF ACKNOWLEDGMENT**

On 2-27-09 before me, Lisa Araque, Notary Public,  
(here insert name and title of the officer)

personally appeared Farahnaz Kahrobai

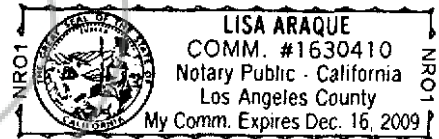
who proved to me on the basis of satisfactory evidence to be the person~~s~~ whose name~~s~~ is~~are~~ subscribed to the within instrument and acknowledged to me that he~~/she/they~~ executed the same in his~~/her/their~~ authorized capacity~~(ies)~~, and that by his~~/her/their~~ signature~~s~~ on the instrument the person~~s~~, or the entity upon behalf of which the person~~s~~ acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature

Lisa Araque



Lisa Araque  
COMM #1630410  
Expires: Dec. 16, 2009  
(Seal)

**OPTIONAL INFORMATION**

Although the information in this section is not required by law, it could prevent fraudulent removal and reattachment of this acknowledgment to an unauthorized document and may prove useful to persons relying on the attached document.

**Description of Attached Document**

The preceding Certificate of Acknowledgment is attached to a document titled/for the purpose of Quit Claim Deed

containing 1 pages, and dated 2-27-09

The signer(s) capacity or authority is/are as:

- ☒ Individual(s)  
☐ Attorney-in-Fact  
☐ Corporate Officer(s)

- ☐ Guardian/Conservator  
☐ Partner - Limited/General  
☐ Trustee(s)  
☐ Other:

representing:

Name(s) of Person(s) or Entity(ies) Signer is Representing

**Additional Information**

**Method of Signer Identification**

Proved to me on the basis of satisfactory evidence:  
☐ form(s) of identification ☐ credible witness(es)

Notarial event is detailed in notary journal on:

Page # \_\_\_\_\_ Entry # \_\_\_\_\_

Notary contact: \_\_\_\_\_

Other \_\_\_\_\_

☐ Additional Signer(s) ☐ Signer(s) Thumbprint(s)

☐



Exhibit "A"

**LEGAL DESCRIPTION**

The land referred to herein is situated in the State of Nevada, County of Eureka, described as follows:

TOWNSHIP 30 NORTH, RANGE 48 EAST, M.D.B.&M.

Section 1: Lots 3 and 4 (N1/2NW1/4);

TOWNSHIP 29 NORTH, RANGE 48 EAST, M.D.B.&M.

Section 33: SE1/4NE/14;

EXCEPTING THEREFROM all petroleum, oil, natural gas and products derived therefrom, within or underlying said land or that may be produced therefrom, and all rights thereto, as reserved by Southern Pacific Land Company, in deed recorded September 24, 1951, in Book 24, Page 168, Deed Records, Eureka County, Nevada.

State of Nevada  
Declaration of Value

## 1. Assessor Parcel Number(s)

- a) 005-170-06  
 b) 005-470-02  
 c) \_\_\_\_\_  
 d) \_\_\_\_\_  
 e) \_\_\_\_\_

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Page 1 of 1 Fee: \$41.00

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## 2. Type of Property:

- ☐ a) Vacant Land ☐ b) Sgl. Fam. Residence  
☐ c) Condo/Twnhse ☐ d) 2-4 Plex  
☐ e) Apt. Bldg. ☐ f) Comm'l/Ind'l  
☐ g) Agricultural ☐ h) Mobile Home  
☐ i) Other \_\_\_\_\_

## FOR RECORDERS'S OPTIONAL USE ONLY

Document/Instrument #: \_\_\_\_\_

Book: \_\_\_\_\_ Page: \_\_\_\_\_

Date of Recording: \_\_\_\_\_

Notes: \_\_\_\_\_

## 3. Total Value/Sales Price of Property

\$ N/A

Deed in Lieu of Foreclosure Only (value of property)

N/A

Transfer Tax Value:

\$ N/A

Real Property Transfer Tax Due

\$ -Exempt-

## 4. If Exemption Claimed:

- a. Transfer Tax Exemption, per NRS 375.090, #5  
 Section: \_\_\_\_\_

- b. Explain Reason for Exemption: Transfer to spouse, no consideration  
 \_\_\_\_\_

## 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: Farahnaz Kahrobaie

Capacity: GRANTOR/SELLER

Signature: Masound Isaac Kahrobaie

Capacity: GRANTEE/BUYER

SELLER (GRANTOR) INFORMATION  
(REQUIRED)BUYER (GRANTEE) INFORMATION  
(REQUIRED)

Print Name: Farahnaz Kahrobaie  
 Address: 3610 S. SAN PEDRO ST.  
 City/State/Zip: L.A. CA. 90011

Print Name: Masound Isaac Kahrobaie  
 Address: 3610 S. SAN PEDRO ST.  
 City/State/Zip: L.A. CA. 90011

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

Print Name: Nevada Title Company Esc. #: 08-12-0457-JJA  
 Address: 2500 N Buffalo, Suite 150  
 City: Las Vegas State: NV Zip: 89128

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