

DOC # 0213841

09/21/2009

10:14 AM

Official Record

Recording requested By
WILSON BARROWS & SALYER

Eureka County - NV
Mike Rebaleati - Recorder

Fee: \$17.00

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RPTT:

Recorded By: FES

Book- 0492 Page- 0232



0213841

APN: 007-440-16

Mailing Address of Grantee or Other Person Requesting Recording:

Wilson Barrows & Salyer
442 Court Street
Elko, Nevada 89801

Mail Tax Statements to:

N/A

Social Security Number Affirmation Statement:



In accordance with NRS 239B.030, the undersigned person recording this document hereby affirms that this document does not contain personal information, including full social security number of any person;

-OR-



In accordance with NRS 239B.030, the undersigned person recording this document hereby affirms that this document does contain personal information, including full social security number of a person.

Donna L. Mitchell

Legal Assistant

Name

Title

Donna L. Mitchell

Signature

Title of Document Recorded:

DEED EFFECTIVE UPON DEATH OF GRANTOR

WILSON BARROWS & SALYER
ATTORNEYS AT LAW
442 Court St.
ELKO, NEVADA 89801

Deed Effective Upon Death of Grantor

FOR VALUE RECEIVED, effective on death as hereinafter provided, the undersigned Grantor hereby grants, bargains and sells the following property in the County of Eureka, State of Nevada, to the following Grantee:

Grantor: Elaine W. Burnham, widow

Grantee: Robert E. Burnham, a married man
Address: HC 62 Box 153
Eureka, NV 89316

Taking title as: Individual capacity

Estate conveyed: Fee simple.

Legal description of property conveyed:

Parcel No. 3 as shown on the Parcel Map recorded in the Office of the Eureka County Recorder on June 1, 1998, as File No. 170209.

TOGETHER WITH all buildings and improvements situate thereon.

TOGETHER WITH the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues, and profits thereof.

Effective Date: Pursuant to NRS 111.109, this Deed does not become effective unless and until the death of the last living Grantor while still owning any right, title and interest in the property conveyed.

THIS DEED IS REVOCABLE. THIS DEED DOES NOT TRANSFER ANY OWNERSHIP UNTIL THE DEATH OF THE GRANTOR. THIS DEED REVOKES ALL PRIOR DEEDS BY THE GRANTOR WHICH CONVEY THE SAME REAL PROPERTY PURSUANT TO SUBSECTION 1 OF NRS 111.109 REGARDLESS OF WHETHER THE PRIOR DEEDS FAILED TO CONVEY THE GRANTOR'S ENTIRE INTEREST IN THE SAME REAL PROPERTY.

WILSON BARROWS & SALYER
ATTORNEYS AT LAW
442 Court Street
Elko, Nevada 89801

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Special Provisions:

1. The effectiveness of this Deed may be established by the recordation of an Affidavit of Death of Grantor with a certified copy of the Death Certificate of the last living Grantor while still owning any right, title and interest in the property conveyed.
2. Grantor does not designate a successor in interest to the Grantee.
3. This Deed may be revoked at any time by the Grantor. The revocation is valid only if executed and recorded as provided by law in the office of the county recorder of the county in which the property is located before the death of the Grantor who executes the revocation.
4. If: (A) Grantor revokes this Deed during Grantor's lifetime by: (1) a unconditional deed conveying the property to Grantor; or (2) a written revocation referring to this Deed; or (B) all persons constituting Grantor transfers all right, title and interest in the property to another person during the lifetime of Grantor; or (C) all persons constituting Grantee die before the death of Grantor, this Deed shall become void on the occurrence of any such event.
5. If a Grantor executes and records more than one deed concerning the same real property, the deed that is last recorded before the death of the owner is the effective deed.
6. A deed created pursuant to NRS 111.109 is valid only if executed and recorded as provided by law in the office of the county recorder of the county in which the property is located before the death of the Grantor.
7. NRS 111.109, as amended from time to time, is hereby incorporated into this Deed by this reference and shall prevail over any inconsistent provision herein.

GRANTOR:

DATED: 3/3/2009

Elaine W. Burnham
Elaine W. Burnham

[Notarization on the following Page]

WILSON BARROWS & SALYER
ATTORNEYS AT LAW
442 Court Street
Elko, Nevada 89801

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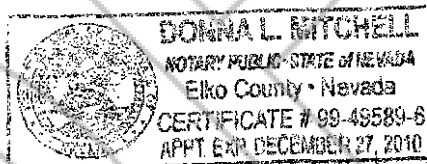
This acknowledgment is attached to a Deed Effective Upon Death of Grantor dated March 3, 2009.

STATE OF NEVADA,)
) ss.
COUNTY OF ELKO.)

This instrument was acknowledged before me on March 3, 2009, by Elaine W. Burnham.

Donna L. Mitchell
NOTARY PUBLIC

09020071.dlm
March 2, 2009



WILSON BARROWS & SALYER
ATTORNEYS AT LAW
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