

Official Record

Recording Requested By
STEWART TITLE ELKO

Eureka County - NV
Mike Rebaleati - Recorder

Fee: \$16.00 Page: 001 of 003
RPTT: \$565.50 Recorded By FS
Book- 0493 Page- 0013

Recorded at request of
and return to:

NB Ranching, LLC
P.O. Box 850
Elko, NV 89803



0213941

The undersigned affirms that this document
does not contain any social security numbers.

Mail tax statements to:
NB Ranching, LLC
P.O. Box 850
Elko, Nevada 89803

1021590-21
Assessor's Parcel Nos. 005-140-006

GRANT, BARGAIN, AND SALE DEED

THIS GRANT, BARGAIN, AND SALE DEED is made effective this 5th day of October, 2009 by and between RLF NEVADA PROPERTIES, LLC, a Colorado limited liability company ("Grantor"); and NB Ranching, LLC a Nevada limited liability company, whose address is P.O. Box 850, Elko, Nevada 89803 ("Grantee").

WITNESSETH:

Grantor, in consideration of the sum of TEN DOLLARS (\$10.00) and other valuable consideration paid to it by Grantee, does hereby grant, bargain, sell, and convey unto Grantee all of Grantor's right, title, and interest in and to the following real property situated in Eureka County, Nevada and describe in Exhibit A.

TO HAVE AND TO HOLD all of the right, title and interest of Grantor in and to said Property, together with the tenements, hereditaments, and appurtenances thereto belonging to or appertaining to, and any reversions, remainders, rents, issues, or profits thereof.

RLF NEVADA PROPERTIES, LLC, a Colorado
Limited Liability Company

By: James W. Geary
Authorized Representative

STATE OF Colorado)
) ss.
COUNTY OF El Paso)

On the 5th day of April 2009, before me, a Notary Public in and for said State and County, personally appeared JAMES W. GELSE, Manager of RLF NEVADA PROPERTIES, LLC, a Nevada limited liability company, personally known (or proved) to me to be the person who executed the above GRANT, BARGAIN, AND SALE DEED, and acknowledged to me that he executed the same for purposes stated therein.

Judy D. Lehman
NOTARY PUBLIC Exp 11-15-2012



COPY



EXHIBIT "A"

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

TOWNSHIP 31 NORTH, RANGE 51 EAST, M.D.B.&M.

Section 7: All;

EXCEPTING THEREFROM all that portion of said land as conveyed to Western Pacific Railway Company in deed recorded February 20, 1909 in Book 16, Page 108, and in deed recorded April 26, 1909 in Book 16, Page 269, Deed Records, Eureka County, Nevada.



**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 005-140-06
- b) _____
- c) _____
- d) _____



Book: 493 10/08/2009
Page: 13 Page: 1 of 3

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) (_____) \$145,000.00
 Transfer Tax Value \$145,000.00
 Real Property Transfer Tax Due: \$565.50

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:** _____

RLF Nevada Properties, LLC

Signature: _____ **Capacity:** Manager

NB Ranching, LLC

SELLER (GRANTOR) INFORMATION

Print Name: RLF Nevada Properties, LLC
 Address: 619 N. Cascade Avenue, Suite 200
Colorado Springs, CO
 City/State/Zip 80903

BUYER (GRANTEE) INFORMATION

Print Name: NB Ranching, LLC
 Address: P.O. Box 2370
Elko, NV 89803
 City/State/Zip _____

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

Company Name: Stewart Title of Nevada - Northeastern Division Escrow No 1021590-21
 Address: 810 Idaho Street
 City Elko State: NV Zip 89801

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a) 005-140-06
 b) _____
 c) _____
 d) _____

2. Type of Property
- | | | | |
|--|-----------------|-----------------------------|-------------------------|
| a) <input checked="" type="checkbox"/> | Vacant Land | b) <input type="checkbox"/> | Single Family Residence |
| c) <input type="checkbox"/> | Condo/Twnhse | d) <input type="checkbox"/> | 2-4 Plex |
| e) <input type="checkbox"/> | Apartment Bldg. | f) <input type="checkbox"/> | Commercial/Industrial |
| g) <input type="checkbox"/> | Agricultural | h) <input type="checkbox"/> | Mobile Home |
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Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature: *James W. Jerry* Capacity: Authorized Representative
RLF Nevada Properties, LLC
 Signature: _____ Capacity: _____
NB Ranching, LLC

<u>SELLER (GRANTOR) INFORMATION</u>	<u>BUYER (GRANTEE) INFORMATION</u>
Print Name: <u>RLF Nevada Properties, LLC</u>	Print Name: <u>NB Ranching, LLC</u>
Address: <u>619 N. Cascade Avenue, Suite 200</u>	Address: <u>P.O. Box 2370</u>
City/State/Zip: <u>Colorado Springs, CO 80903</u>	City/State/Zip: <u>Elko, NV 89803</u>

COMPANY/PERSON REQUESTING RECORDING (required if not the Seller or Buyer)
 Company Name: Stewart Title of Nevada - Northeastern Division Escrow No 1021590-21
 Address: 810 Idaho Street
 City Elko State: NV Zip 89801