

Official Record

Recording Requested By
STEWART TITLE ELKO

Eureka County - NV

Mike Rebaleti - Recorder


Fee: \$15.00

Page: 001 of 002

RPTT: \$97.50

Recorded By FS

Book- 0497 Page- 0125

A.P.N. #	007-395-22
R.P.T.T.	\$97.50
Escrow No.	1025730-20
Recording Requested By:	
	
Mail Tax Statements To: Same as below	
When Recorded Mail To:	
Helga H. Hussey	
PO Box 885	
Eureka, NV 89316	



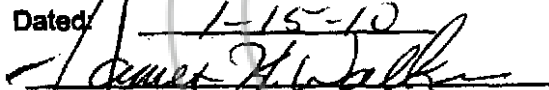
0214515

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That James H. Walker, a married man as his sole and separate property for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain Sell and Convey to Helga H. Hussey, a married woman as her sole and separate property, all that real property situated in the County of Eureka, State of Nevada, bounded and described as follows:

See Exhibit "A" attached hereto and by reference made a part hereof for complete legal description.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.

Dated: 1-15-10

James H. Walker

State of COLORADO }
County of MESA } ss.

✓ This instrument was acknowledged before me on January 15th, 2010
by: James H. Walker

Signature: 
Notary Public



**Exhibit A
LEGAL DESCRIPTION**

File Number: 1025730-20

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

Parcel F, as shown on that certain Parcel Map for E.A. and L.C. RASMUSSEN filed in the office of the County Recorder of Eureka County, State of Nevada, on February 15, 1989, as File No. 126447, being a portion of Parcel "D" of Parcel Map, Document No. 115500, E1/2 Section 17, TOWNSHIP 20 NORTH, RANGE 53 EAST, M.D.B.&M.

EXCEPTING THEREFROM an undivided one-half interest in and to all of their right, title and interest in the mineral rights lying in and under said land as reserved by EARL A. RASMUSSEN and LAVERNIA C. RASMUSSEN, as Co-Trustees of the RASMUSSEN TRUST, in deed recorded July 11, 1996, in Book 297, Page 485, Official Records, Eureka County, Nevada.

(One Inch Margin on all sides of Document for Recorder's use Only)

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**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 007-395-22
- c)
- d)

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) (\$66,000.00)
 Transfer Tax Value \$25,000.00
 Real Property Transfer Tax Due: \$97.50

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:

James H. Walker

Capacity:

Grantor

Signature:

Helga H. Hussey

Capacity:

Grantee

SELLER (GRANTOR) INFORMATION

Print Name: James H. Walker
 Address: 818 Lincoln Court
 City/State/Zip Palisade, CO 81526

BUYER (GRANTEE) INFORMATION

Print Name: Helga H. Hussey
 Address: P.O. Box 885
 City/State/Zip Eureka, NV 89316

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

Company Name: Stewart Title of Nevada - Northeastern Division Escrow No 1025730-20
 Address: 810 Idaho Street
 City Elko State: NV Zip 89801



DV-0214515

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- e) Apartment Bldg.
- f) Commercial/Industrial
- g) Agricultural
- h) Mobile Home
- i) Other

3. Total Value/Sales Price of Property

\$86,000.00

Deed in Lieu of Foreclosure Only (Value of Property)

Transfer Tax Value

\$25,000.00

Real Property Transfer Tax Due:

\$97.50

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 %

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Signature:

James H. Walker
James H. Walker

Capacity:

Grantor

Signature:

Helga H. Hussey

Capacity:

Grantee

SELLER (GRANTOR) INFORMATION

Print Name: James H. Walker
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City/State/Zip Palisade, CO 81526

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Print Name: Helga H. Hussey
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