

DOC # 0214626

02/25/2010

01:34 PM

Official Record

Recording requested By
GOICOECHEA DIGRAZIA COYLE & STANTON

Eureka County - NV

Mike Rebaleati - Recorder

Fee: \$16.00

Page 1 of 3

RPTT:

Recorded By: FES

Book- 498 Page- 0026



0214626

APN: 01-092-05

**Recording Requested By
and Return to:**

Goicoechea, Di Grazia,
Coyle & Stanton, Ltd.
530 Idaho Street
Elko, Nevada 89801

Mail tax statement to:

HC 65 Box 46
Carlin, Nevada 89822

The undersigned affirms that
this document does not contain
a social security number.

DEED EFFECTIVE UPON DEATH OF GRANTOR

FOR VALUABLE RECEIVED the undersigned Grantor, ELLEN M. DAMELE, as Trustee of the ELLEN M. DAMELE TRUST DATED JANUARY 16, 1992, hereby grants, bargains and sells the following property in the County of Eureka, State of Nevada, to the following Grantee.

Grantor: ELLEN M. DAMELE, as Trustee of the ELLEN M. DAMELE TRUST DATED JANUARY 16, 1992

Address: HC 65 Box 46
Carlin, Nevada 89822

Grantee: ANTONE J. DAMELE

Address: HC 65 Box 46
Carlin, Nevada 89822

Taking title as: A single person as his sole and separate property.

Estate Conveyed: Fee Simple.

GOICOECHEA, DIGRAZIA, COYLE & STANTON, LTD.
ATTORNEYS AT LAW
530 IDAHO STREET - P.O. BOX 1358
ELKO, NEVADA 89803
(775) 738-8091

Legal description of property conveyed:

Lots Nine (9), Ten (10) and Eleven (11) in Block Sixty in the Town site of Eureka, County of Eureka, State of Nevada, as the same appears upon the official map or plat of said townsite on file in the office of the County Recorder, Eureka County Nevada, and approved by the U.S. General and Office on November 19, 1937.

TOGETHER WITH all buildings and improvements situate thereon.

TOGETHER WITH all furniture, furnishings, fixtures and household equipment 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.

SUBJECT TO any and all exceptions, reservations, restrictions, restrictive covenants, assessments, easements, rights and rights-of-way of record.

Address of Property: 360 W. Bateman Street, Eureka, Nevada.

Effective Date: Pursuant to NRS 111.109, this Deed does not become effective unless and until the death of the Grantor while still owing 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.

Special Provisions:

1. The effectiveness of this Deed may be established by the

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Page 2 of 3

recordation of an Affidavit of Death of Grantor with a certified copy of the Death Certificate of the 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. If: (A) Grantor revoked this Deed during her lifetime by: (1) a unconditional deed conveying the property to herself; or (2) a written revocation referring to this Deed; or (B) Grantor transfer all right, title and interest in the property to another person during her lifetime; or (C) Grantee dies before the death of Grantor, this Deed shall become void on the occurrence of any such event.

DATED: 2/17/10

GRANTOR:

Ellen M. Damele

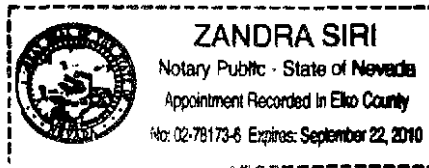
ELLEN M. DAMELE, as Trustee of the ELLEN M. DAMELE TRUST DATED JANUARY 16, 1992

STATE OF NEVADA)
 : ss.
COUNTY OF ELKO)

This instrument was acknowledged before me on the 17th day of February, 2010, by **ELLEN M. DAMELE, as Trustee of the ELLEN M. DAMELE TRUST DATED JANUARY 16, 1992.**

Wanda Siri

NOTARY PUBLIC



GOICOECHEA, DIGRAZIA, COYLE & STANTON, LTD.
ATTORNEYS AT LAW
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State of Nevada
Declaration of Value

DOC # DV-214626

02/25/2010 01:34 PM

Official Record

1. Assessor Parcel Number(s)
 a) DI 092-05
 b) _____
 c) _____
 d) _____

FOR I
 Document _____
 Book _____
 Date of Rec _____
 Notes: _____

Recording requested By
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Eureka County - NV
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Page 1 of 1 Fee: \$16.00
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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: \$ Exempt
 Deed in Lieu of Foreclosure Only (value of property) \$ _____
 Transfer Tax Value: \$ _____
 Real Property Transfer Tax Due: \$ _____
 (Tax is computed at \$1.95 per \$500 value)

4. If Exemption Claimed:
 a. Transfer Tax Exemption, per NRS 375.090, Section: 10
 b. Explain Reason for Exemption: Deed becomes effective upon death of Grantor

5. Partial Interest: Percentage being transferred: N/A %

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 Robert B. Aoiard
 Signature _____

Capacity Attorney for Grantor
 Capacity _____

SELLER (GRANTOR) INFORMATION
 (REQUIRED)

BUYER (GRANTEE) INFORMATION
 (REQUIRED)

Print Name: Ellen M. Darnelle, as Trustee
 Address: HC 105 Box 46
 City: Carlin
 State: Nevada 89822

Print Name: Antoine J. Darnelle
 Address: HC 105 Box 46
 City: Carlin
 State: Nevada 89822

COMPANY REQUESTING RECORDING
 (REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: Goicoechea, DiGrazia Coyle & Stanton
 Address: 530 Idaho St.
 City: EIKO

Escrow # _____
 State: NV Zip: 89801