

APN: 007-200-17

**DOC# 220225**

04/09/2012

04:01PM

**Official Record**

Requested By  
WILSON BARROWS SALYER JONES

**Eureka County - NV**

**Mike Rebaleati - Recorder**

Page: 1 of 6

Fee: \$19.00

Recorded By FS

RPTT: \$0.00

Book- 0530 Page- 0359



0220225

**Mailing Address of Grantee or Other Person Requesting Recording:**

Wilson | Barrows | Salyer | Jones  
442 Court Street  
Elko, Nevada 89801

**Mail Tax Statements to:**

Name: Dale R. Conaway, Trustee, et al.  
Address: HC 62 Box 136  
City/State/Zip: Eureka, Nevada 89316

**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.

Joanna M. Brown

Legal Secretary

Name

Title

Signature

**Title of Document Recorded:**

**CORRECTIVE DEED**

**WILSON | BARROWS | SALYER | JONES**

442 Court Street | Elko, Nevada 89801 | 775.738.7271

# Corrective Deed

**THIS INDENTURE**, made and entered into as of the 30<sup>th</sup> day of March, 2012, by and between **DALE R. CONAWAY** and **ELMA J. CONAWAY**, First Parties, and **DALE R. CONAWAY** and **ELMA J. CONAWAY**, as Trustees of the Conaway Family Trust dated April 11, 1997, Second Parties,

## WITNESSETH:

**WHEREAS**, as of the 5<sup>th</sup> day of September, 1997, First Parties executed and delivered that certain Grant Deed which was recorded on October 8, 1997, in Book 314, Official Records, Page 37 in the Office of the Eureka County Recorder, Eureka, Nevada, and

**WHEREAS**, the Deed described the property as that certain real property situate in the County of Eureka, State of Nevada more particularly described as follows, to-wit:

(See Exhibit "A" attached hereto and made a part hereof by reference)

**WHEREAS**, an error was made in the description of the property conveyed by such Deed, and

**WHEREAS**, a Deed correcting the description is necessary or advisable,

**NOW THEREFORE**, the First Parties, for good and valuable consideration, receipt whereof is hereby acknowledged, do by these presents assign, remise, release and forever quitclaim unto the Second Party, and its successors and assigns, interest in and to all of their right, title and interest in and to all that certain real property ("Property"), situate in the County of Eureka, State of Nevada, more particularly described as follows, to-wit:

(See Exhibit "B" attached hereto and made a part hereof by reference)

## SPECIAL TRUST PROVISIONS:

1. This Deed is conveying title to one or more Trustees of a revocable, amendable, inter-vivos trust.
2. In spite of this conveyance, any and all community property which is transferred to this Trust shall retain its character as community property both as Trust principal and after

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**WILSON | BARROWS | SALYER | JONES**

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any subsequent distribution or withdrawal from the Trust; and any and all separate property of either Trustor which is transferred to this Trust shall retain its character as the separate property of that transferring Trustor, both as Trust principal and after any subsequent withdrawal distribution or from the Trust, even if the title to such separate property is held in the name more than one Trustee.

3. A change in the identity or number of Trustees may be established of record by an affidavit made by a person with personal knowledge reciting the reason for change. In the case of the death of a Trustee then holding record title to Trust real estate, a certified copy of deceased Trustee's death certificate must be attached to the affidavit.
4. Any successor Trustee shall, by the act of appointment, be vested with the prior Trustee's title to all Trust property automatically and without conveyance from the prior Trustee(s) or a deceased Trustee's personal representatives, heirs or devisees, to be established of record by the filing of the instrument of successor appointment. Except to the extent otherwise provided in the instrument of appointment, all successor Trustees succeed to all powers and duties of held by the prior Trustee.
5. One acceptable "act of appointment" of a successor Trustee shall be the acceptance of a nomination by a prior nominated Trustee, and in that case the "instrument of acceptance" shall be the document evidencing the acceptance of the nomination.
6. A full and unconditional termination of the Trust by the Trustor(s)' exercise of the power of revocation will automatically be deemed to be a full and unconditional reconveyance of all of the Trust property to the Trustor(s) exercising the power of revocation and the recordation of the instrument of revocation shall be the equivalent of a deed by the Trustee(s) to the Trustor(s) entitled thereto.
7. The Trust will terminate upon the occurrence of a termination event specified in the Trust Agreement, in effect at the time of such occurrence. At the time of termination, the Trustee(s) then in office have the duty to windup the Trust and distribute the assets to the persons or entities then entitled to such distribution in accordance with the Trust Agreement then in effect. There shall be no court supervision of the winding-up and distribution process. Distribution is to be accomplished by the Trustee(s), without court supervision and without third-party review of the unrecorded Trust Agreement (as amended), by conveyance of the real estate of the Trust by Grant, Bargain and Sale Deed or other appropriate transfer document. No third party is required or allowed to go behind the Trustee(s)' distribution Deed to ascertain that the Trustee(s) complied with the distribution provisions of the Trust Agreement then in effect and all recitals in such distribution Deeds must be deemed conclusively correct by all third parties.



8. It is requested that all title companies insure good title in the distributees, and their successors in interest and assigns, based solely on the record title, including this Deed, the affidavits above referred to, and the Trustee(s)' Distribution Deed, and without going behind such Deeds or affidavits to review the Trust Agreement then in effect, or other non-record events, or otherwise.

**GRANTORS:**

DATED: March 30, 2012

*Dale R Conaway*  
DALE R. CONAWAY, individually

DATED: March 30, 2012

*Elma J Conaway*  
ELMA J. CONAWAY, individually

Grantees hereby accept the above conveyance.

**GRANTEE:**

DATED: March 30, 2012

*Dale R Conaway*  
DALE R. CONAWAY, as Trustee of the Conaway  
Family Trust dated April 11, 1997

DATED: March 30, 2012

*Elma J Conaway*  
ELMA J. CONAWAY, as Trustee of the Conaway  
Family Trust dated April 11, 1997

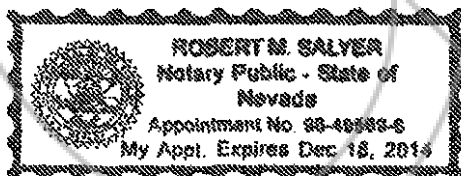
STATE OF NEVADA,

)  
) SS.

COUNTY OF ELKO.

)

On March 30, 2012, personally appeared before me, a Notary Public, **DALE R. CONAWAY** and **ELMA J. CONAWAY**, personally known (or proved) to me to be the persons whose names are subscribed to the above instrument who acknowledged that they executed the above instrument, individually, and as Trustees of the Conaway Family Trust dated April 11, 1997.



*Robert M Salyer*  
NOTARY PUBLIC

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## EXHIBIT A

Township 21 North, Range 53 East, M.D.B. & M. Section 10: E ½. Excepting therefrom all oil, gas, potash and sodium in and under said land reserved by the United States of America in Patent Recorded in Book 5, Page 557, Official Records, Eureka County, Nevada.

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## EXHIBIT B

Township 21 North, Range 53 East, M.D.B. & M. Section 10: **undivided one half interest in the E ½**. Excepting therefrom all oil, gas, potash and sodium in and under said land reserved by the United States of America in Patent Recorded in Book 5, Page 557, Official Records, Eureka County, Nevada.

TOGETHER WITH all buildings and improvements situated on all of the above described real property.

TOGETHER WITH the tenements, hereditaments and appurtenances belonging or in anywise appertaining to all of the above described real property, and the reversion and reversions, remainder and remainders, rents, issues, and profits thereof.

TOGETHER WITH all other real property in which Grantors have any right, title and/or interest therein, if any, whether located within the State of Nevada, or outside the State of Nevada.

SUBJECT TO covenants, conditions, restrictions, reservations, rights, rights of way, and easements now of record.

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**Official Record**Requested By  
WILSON BARROWS SALYER JONESEureka County - NV  
**Mike Rebaleati - Recorder**Page: 1 of 1  
Recorded By FSFee: \$19.00  
PRTT: \$0.00**STATE OF NEVADA  
DECLARATION OF VALUE****1. Assessor Parcel Number(s)**

- a. 007-200-17  
b. \_\_\_\_\_  
c. \_\_\_\_\_  
d. \_\_\_\_\_

**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

**FOR RECORDERS OPTIONAL USE ONLY**

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

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

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

**3.a. Total Value/Sales Price of Property**

\$ \_\_\_\_\_

b. Deed in Lieu of Foreclosure Only (value of property) ( \_\_\_\_\_ )

c. Transfer Tax Value: \$ \_\_\_\_\_

d. Real Property Transfer Tax Due \$ \_\_\_\_\_

**4. If Exemption Claimed:**

a. Transfer Tax Exemption per NRS 375.090, Section 3

b. Explain Reason for Exemption: This deed corrects the legal description of Deed  
recorded 10/08/1997 as Document No. 168724**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 [Signature]Capacity: Attorney

Signature \_\_\_\_\_ Capacity: \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION**  
**(REQUIRED)**Print Name: Dale R. Conaway, et al.Address: HC 62 Box 136City: EurekaState: Nevada Zip: 89316**BUYER (GRANTEE) INFORMATION**  
**(REQUIRED)**Print Name: Dale R. Conaway, Trst, et alAddress: HC 62 Box 136City: EurekaState: Nevada Zip: 89316**COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)**Print Name: Wilson Barrows Salyer Jones

Escrow # \_\_\_\_\_

Address: 442 Court StreetCity: ElkoState: Nevada Zip: 89801

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED