

APN #: 007-070-02; 007-070-05  
007-230-01

Send tax statements to:  
Bar D Land & Livestock, LLC  
HC 62 Box 62141  
Eureka, NV 89316

When recorded return to:  
Copenhaver & McConnell, PC  
950 Idaho Street  
Elko, NV 89801

**DOC # 0222293**

12/05/2012

09:47 AM

**Official Record**

Recording requested By  
COPENHAVER & MCCONNELL PC

**Eureka County - NV**  
**Mike Rebaleati - Recorder**

Fee: \$17.00

Page 1 of 4

RPTT

Recorded By: FES

Book- 542 Page- 0311



0222293

QUITCLAIM DEED

FOR CONSIDERATION RECEIVED, **ELLEN M. RAND**, as Trustee of the **JOSEPH L. RAND AND ELLEN M. RAND REVOCABLE LIVING TRUST** dated May 9, 1996, as Grantor, does hereby convey and quitclaim forever to **BAR D LAND & LIVESTOCK, LLC**, a Nevada Limited Liability Company, as Grantee, and to its successors and assigns, forever, all of the Grantors' right, title and interest in and to the property located in Eureka County, Nevada and more particularly described as follows:

Parcel No. 1:

NW $\frac{1}{4}$  SE $\frac{1}{4}$  Section 15, Township 23 North, Range 54 East,  
M.D.B.&M. (40 acres more or less).

Application (Permit Number) 45254 (None).

APN: 007-070-02

Parcel No. 2:

E $\frac{1}{2}$  SW $\frac{1}{4}$  Section 22, Township 23 North, Range 54 East,  
M.D.B.&M. (80 acres more or less).

E $\frac{1}{2}$  NW $\frac{1}{4}$ ; W $\frac{1}{2}$  NE $\frac{1}{4}$ ; NE $\frac{1}{4}$ SW $\frac{1}{4}$ ; N $\frac{1}{2}$  SE $\frac{1}{4}$ ; SE $\frac{1}{4}$  NE $\frac{1}{4}$  Section 27,  
Township 23 North, Range 54 East, M.D.B.&M. (320 acres  
more or less).

Application (Permit Numbers) 77666 (None); 77665 (None);  
vested right V01137.

APN: 007-070-05

Parcel No. 3:

NE¼ Section 12, Township 21 North, Range 53 East, M.D.B.&M. (151.060 acres more or less).

Application (Permit Numbers) 19966 (7041); 80581 (None).

EXCEPTING THEREFROM that certain parcel of property described as follows consisting of 8.94 acres transferred by deed record at Book 39 Page 98 of the official records of the Eureka County Recorder, Eureka County, Nevada.

A parcel of land located in the NE¼ of Section 12, Township 21 North, Range 53 East, M.D.B.&M. more particularly described as follows:

Commencing at the NW Corner of said Section 12, thence South 89°21'47" East 3906.68 feet to Corner No. 1, the true point of beginning being on the Southerly right-of-way of 11<sup>th</sup> Street;

Thence South 89°57'31" East 1,346.23 feet along the Southerly right-of-way of 11<sup>th</sup> Street to Corner No. 2 being also on the Westerly right-of-way of Eureka County Road M-101 (Java).

Thence South 0°11'03" West 1,346.23 feet along said Westerly right of way of Eureka County Road M-101 (Java) to Corner No. 3:

Thence from a tangent bearing North 0°11'03" East, on a curve to the left with a radius of 1,342.88 feet, through a central angle of 90°08'34", for an arc length of 2,112.74 feet to Corner No. 1, the point of beginning.

The above metes and bounds description was last recorded on July 14, 2011 as Document #0217727 Official Records of Eureka County, Nevada.

APN: 007-230-01

TOGETHER WITH all buildings and improvements thereon.

TOGETHER WITH all and singular the tenements, hereditaments, easements, and appurtenances thereunto belonging or in anywise appertaining, and the reversions, remainders, rents, issues and profits thereof, or of any part thereof.

TOGETHER WITH: All Grantor's right, title or interest in any and all water and water rights applied for, appropriated for, appurtenant to or decreed to said lands, or any portion thereof; all applications, proofs, permits, maps and certificates relating to such water and water rights; all licenses, easements, structures and devices incidental to, used or relating to the utilizations of such water and water rights and applying such water and water rights to beneficial use; and, for the repair, cleaning, replacement and maintenance of any or all of such facilities and improvements by the use of modern equipment and methods and for access thereto; including but not limited to water and water rights appurtenant to said lands or any portion thereof under Application (Permit Numbers) 45254 (None); 77666 (None); 77665 (None); 19966 (7041); 80581 (None) and vested right V01137.

TOGETHER WITH any and all rights, privileges, preferences, licenses, leases and permits to graze livestock upon lands administered by the United States Department of Agriculture, Forest Service, or the Bureau of Land Management based upon, appurtenant to or used in connection with the real property or any portion thereof.

SUBJECT TO all taxes and assessments, reservations, exceptions, easements, rights of way, limitations, covenants, conditions, restrictions, terms, liens, charges and licenses affecting the property of record.

TO HAVE AND TO HOLD the property, with the appurtenances to the Grantee, and its successors and assigns, forever.



**GRANTOR:**

JOSEPH L. RAND AND ELLEN M. RAND REVOCABLE  
LIVING TRUST dated May 9, 1996

  
**ELLEN M. RAND-Trustee**

State of Nevada  
County of Elko

This instrument was acknowledged before me on the 8<sup>th</sup> day  
of November, 2012, by **ELLEN M. RAND** as the Trustee of the JOSEPH L.  
RAND AND ELLEN M. RAND REVOCABLE LIVING TRUST dated May 9, 1996.

  
NOTARY PUBLIC



12/05/2012

09:47 AM

# STATE OF NEVADA DECLARATION OF VALUE

**Official Record**  
*Certificate of Trust Presented*  
Recording requested By  
COPENHAVER & MCCONNELL PC

FOR R

Docurr

Book:

Date o

Notes:

Eureka County - NV

Mike Rebaleati - Recorder

Page 1 of 1 Fee: \$17.00

Recorded By: FES RPTT:

Book- 542 Page- 0311

**1. Assessor Parcel Number (s)**

a) 007-070-02

b) 007-070-05

c) 007-230-01

d) \_\_\_\_\_

**2. Type of Property:**

a) Vacant Land

c) Condo/Twnhse

e) Apt. Bldg.

g) ☒ Agricultural

i) Other

b) Single Fam Res.

d) 2-4 Plex

f) Comm'l/Ind'l

h) Mobile Home

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

Deed in Lieu of Foreclosure Only (value of property)

Transfer Tax Value:

Real Property Transfer Tax Due:

\$ 0.00

\$

\$ 0.00

\$ 0.00

**4. If Exemption Claimed:**

a. Transfer Tax Exemption, per NRS 375.090, Section: 7

b. Explain Reason for Exemption: A transfer from a trust.

**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 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: Grantor

Capacity: Grantor

## SELLER (GRANTOR) INFORMATION BUYER (GRANTEE) INFORMATION

(REQUIRED)

(REQUIRED)

Print Name: Rand Rev. Lvg Trust

Address: HC 62 Box 62140

City: Eureka

State: NV Zip: 89316

Name: Bar D Land &amp; Livestock, LLC

Address: HC 62 Box 2141

City: Eureka

State: NV Zip: 89316

**COMPANY/PERSON REQUESTING RECORDING**

(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: Copenhaver &amp; McConnell, PC

Escrow #

Address: 950 Idaho Street

City: Elko

State: Nevada

Zip: 89801

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)