

A.P.N. # 005-210-31
R.P.T.T. \$136.50
Escrow No. 44384
Recording Requested By:
Cow County Title Co.
Mail Tax Statements To:
Same as Below
When Recorded Mail To:
Tyson Ruth
PO Box 211086
Crescent Valley NV 89821

DOC# 223742
01/29/2013 01:35PM
Official Record
Requested By
COW COUNTY TITLE CO.
Eureka County - NV
Mike Rebaleati - Recorder
Page: 1 of 2 Fee: \$15.00
Recorded By FS RPTT: \$136.50
Book- 0547 Page- 0080



GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That TOM R. ARNHART and CYNTHIA L. FLAVION-ARNHART, husband and wife for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain Sell and Convey to TYSON RUTH, a single man and to the heirs and assigns of such Grantee forever, 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.

SUBJECT TO:

1. Taxes for fiscal year;
2. Reservations, restrictions, conditions, rights, rights of way and easements, if any of record on said premises.
3. Deed of Trust recording concurrently

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: December 5, 2012

TOM R. ARNHART

CYNTHIA L. FLAVION-ARNHART

State of Nevada }
County of Nye } ss.

This instrument was acknowledged before me on December 10, 2012 by TOM R. ARNHART and CYNTHIA L. FLAVION-ARNHART

Signature: Notary Public

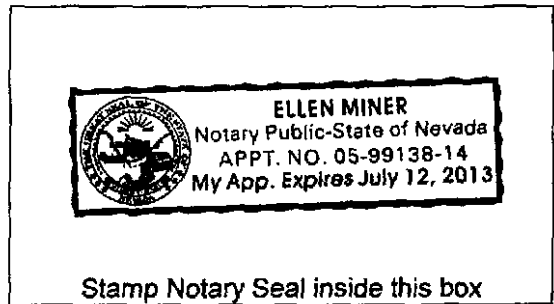


Exhibit A

File Number: 44384

All that certain real property situate in the County of Eureka, State of Nevada, described as follows:

TOWNSHIP 30 NORTH, RANGE 48 EAST, M.D.B.&M.

Section 15: The Southwest Quarter (SW1/4) of the Northeast Quarter (NE1/4) of the Northwest Quarter (NW1/4)

EXCEPTING THEREFROM, all petroleum, oil, natural gas and products derived therefrom, within or underlying said land or that may be produced therefrom, and all rights thereto, as reserved by SOUTHERN PACIFIC LAND COMPANY in Deed to H.J. BUCHENAU and ELSIE BUCHENAU recorded September 24, 1951 in Book 24 of Deeds, page 168, Eureka County, Nevada.

ASSESSOR'S PARCEL NUMBER FOR 2012 – 2013: 005-210-31

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

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STATE OF NEVADA
DECLARATION OF VALUE

Official Record
Requested By
COW COUNTY TITLE CO.

Eureka County - NV
Mike Rebaleati - Recorder

1. Assessor Parcel Number(s)

- a) 005-210-31
- b) _____
- c) _____
- d) _____

FOR RECORDER'S		
Document/Instrum	Page: 1 of 1	Fee: \$15.00
Book	Recorded By FS	PRIT: \$136.50
Date of Recording:	_____	
Notes:	_____	

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

Total Value/Sales Price of Property	\$35,000.00
Deed in Lieu of Foreclosure Only (Value of Property)	(_____)
Transfer Tax Value	\$35,000.00
Real Property Transfer Tax Due:	\$136.50

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: [Signature] Capacity: Seller/Grantor

Signature: _____ Capacity: Buyer/Grantee

SELLER (GRANTOR) INFORMATION

Print Name: TOM R. ARNHART
 Address: PO Box 518
 City/State/Zip Pioche, NV 89043

BUYER (GRANTEE) INFORMATION

Print Name: Tyson Ruth
 Address: PO Box 211086
 City/State/Zip Crescent Valley, NV 89821

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

Company Name: Cow County Title Co. Escrow No 44384
 Address: 761 S. Rainsdance Drive
Pahrump, Nevada 89048