

APN: 005-010-11; 005-080-25

Send Tax Bill To:

Helen M. Kline  
% Kathleen L. Jones, Guardian  
P.O. Box 927  
Elko, NV 89803

**DOC # 0223813**

02/22/2013

01:07 PM

**Official Record**

Recording requested By  
ROBERT J WINES PC

**Eureka County - NV**

**Mike Rebaleati - Recorder**

Fee: \$15.00

Page 1 of 3

RPTT:

Recorded By: FES

Book- 547 Page- 0310



0223813

### **QUITCLAIM DEED**

**THIS INDENTURE**, made and entered into as of the 9th day of November, 2012, by and between JAMES M. KLINE, a married man, Grantor, and HELEN M. KLINE, a married woman, as her sole and separate property, Grantee;

### **WITNESSETH:**

That Grantor and Grantee are husband and wife; and

WHEREAS, JAMES M. KLINE was appointed as Guardian of the Person and Estate of Helen M. Kline, an Adult Ward, on August 8, 2011; and

WHEREAS, the Fourth Judicial District Court of the State of Nevada, in and for the County of Elko, entered an Order for Division of Assets Pursuant to NRS 123.259, in the Matter of the Guardianship of the Person and Estate of Helen M. Kline, an Adult Ward, Case No. PR-GU-11-78, entered March 21, 2012; a certified copy of said Order was recorded April 4, 2012, in Book 530, Page 310, as Document No. 0220210, Official Records, Eureka County, Nevada Recorder's Office.

WHEREAS, on August 23, 2012, an Order was entered by the Fourth Judicial District Court, in the Matter of the Guardianship of the Person and Estate of Helen M. Kline, an Adult Ward, Case No. PR-GU-11-78, which substituted KATHLEEN L. JONES as Guardian of the Person and Estate of Helen M. Kline, an Adult Ward; and

WHEREAS, pursuant to said Order for Division of Assets Pursuant to NRS 123.259, the undersigned is obligated to execute and deliver this Assignment to Grantee.

That the Grantor, for valuable consideration, in hand paid by the said Grantee, the receipt whereof is hereby acknowledged, does by these presents remise, release and forever quitclaim unto the said Grantee, as her sole and separate property, and to the successors and assigns of the Grantee forever, all that certain property situate in the County of Elko, State of Nevada, and more particularly described as follows:

**PARCEL 1:**

TOWNSHIP 31 NORTH, RANGE 49 EAST, MDB&M

Section 12: SW $\frac{1}{4}$ SE $\frac{1}{4}$

EXCEPTING THEREFROM 25% of all oil, gas and minerals as reserved by JOSEPH H. HENION and VIRGINIA W. HENION in Deed recorded August 15, 1957, in Book 25, Page 169, Deed Records, Eureka County, Nevada.

FURTHER EXCEPTING THEREFROM one-half ( $\frac{1}{2}$ ) of all oil, gas, minerals and fissionable materials as reserved by WILLIAM H. PARKER and ELAINE JULE PARKER, husband and wife, in Deed recorded June 8, 1961, in Book 26, Page 72, Deed Records, Eureka County, Nevada.

TOGETHER WITH any and all outbuildings, fences, well and pump and improvements to said property.

**PARCEL 2:**

TOWNSHIP 31 NORTH, RANGE 48 EAST, MDB&M

Section 5: SE $\frac{1}{4}$

TOGETHER WITH any and all gas, oil and mineral rights in any way attached or appurtenant to said property, including any and all geothermal rights; and together with any and all right, title and interest of the first party in any existing leases or agreements pertaining to gas, oil or mineral rights or geothermal rights.

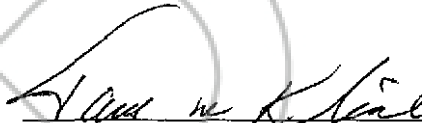
TOGETHER WITH all buildings and improvements situate thereon.

TOGETHER WITH the tenements, hereditament and appurtenances thereunto belonging or in anywise appertaining, the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

SUBJECT TO all covenants, conditions, restrictions, exceptions, easements, rights of way, reservations and rights, and other matters evidenced by documents of record.

**TO HAVE AND TO HOLD**, all and singular, the said premises, together with the appurtenances unto the said Grantee, and to the survivor thereof, and to the successors and assigns of the Grantee forever.

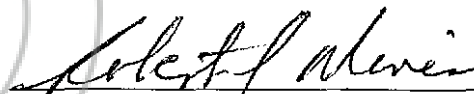
**IN WITNESS WHEREOF**, the said Grantor has hereunto set his hand as of the day and year first hereinabove written.

  
JAMES M. KLINE

STATE OF NEVADA     )  
                                      : ss.  
COUNTY OF ELKO     )

On this 9<sup>th</sup> day of November, 2012, personally appeared before me, a Notary Public, JAMES M. KLINE, known or proved to me to be said person, who acknowledged that he executed the foregoing instrument.



  
NOTARY PUBLIC  
Commission Expires: 4/4/13

**State of Nevada  
Declaration of Value**

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

- a) 005-010-11  
b) 005-080-25  
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 \_\_\_\_\_

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

Deed in Lieu of Foreclosure Only (value of property) \$ \_\_\_\_\_  
Transfer Tax Value per NRS 375.010, Section 2: \$ \_\_\_\_\_  
Real Property Transfer Tax Due: \$ 0.00

**4. If Exemption Claimed:**

- a. Transfer Tax Exemption, per NRS 375.090, Section: 5  
b. Explain Reason for Exemption: a transfer from spouse to spouse by Order for Division of Assets Pursuant to NRS123.259 filed March 21, 2012

**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 Robert J. Wines Capacity Attorney

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

**SELLER (GRANTOR) INFORMATION**

(REQUIRED)

Print Name: James M. Kline  
Address: P.O. Box 553  
City: Carlin  
State: NV Zip: 89822

**BUYER (GRANTEE) INFORMATION**

(REQUIRED)

Print Name: Kathleen L. Jones, Guardian  
Address: P.O. Box 927  
City: Carlin Elko  
State: NV Zip: 89803

**COMPANY REQUESTING RECORDING**

(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: Robert J. Wines, Prof. Corp. Escrow # \_\_\_\_\_  
Address: 687 6th Street, Suite 1  
City: Elko State: NV Zip: 89801

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)

I	<b>DOC # DV-223813</b>
Do	02/22/2013 01:07 PM
Bo	<b>Official Record</b>
Da	Recording requested By ROBERT J WINES PC
No	<b>Eureka County - NV</b> <b>Mike Rebaleati - Recorder</b>
Page 1 of 1 Fee: \$16.00 Recorded By: FES RPTT: Book- 547 Page- 0310	