

DOC# 224816

08/29/2013

03:27PM

Official Record

Requested By
STEWART TITLE OF NEVADA RENO

Eureka County - NV

Mike Rebaleati - Recorder

Page: 1 of 3 Fee: \$16.00

Recorded By FS RPTT: \$415.35

Book- 0554 Page- 0287



0224816

A.P.N. No.:	007-080-02
R.P.T.T.	
Escrow No.:	01415-5758
Recording Requested By:	
Stewart Title	
Mail Tax Statements To:	Same as below
When Recorded Mail To:	
Larry Korgan	
4885 W Lakeridge Terrace	
Reno, NV 89509	

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That **Great Western Land & Cattle Co., a Nevada corporation** for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to **Larry A. Korgan and Pamela S. Korgan, husband and wife as joint tenants**, 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 the fiscal year;
2. Reservations, restrictions, conditions, rights, rights of way and easements, if any of record on said premises.

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.

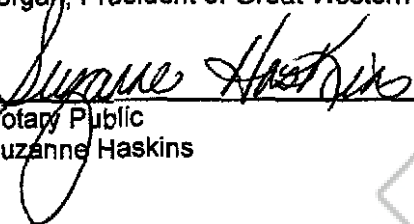
Dated: August 23, 2013

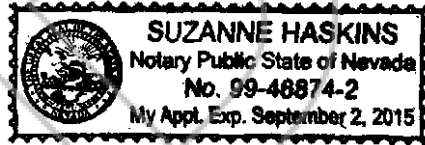
Great Western Land & Cattle Co.


Larry Korgan, President

State of Nevada)
) ss.
County of Washoe)

This instrument was acknowledged before me on the 23 day of August, 2013
By: Larry Korgan, President of Great Western Land & Cattle Co.

Signature: 
Notary Public
Suzanne Haskins



**EXHIBIT "A"
LEGAL DESCRIPTION**

File No.: 01415-5758

PARCEL 1: (Eureka County)

TOWNSHIP 22 NORTH, RANGE 48 EAST, M.D.B.&M.

Section 21: NW1/4SW1/4;

EXCEPTING THEREFROM an undivided one-half interest in and to all petroleum, oil, natural gas or other hydrocarbon substances and any and all other minerals, reserved by Pete Etcheverry in deed recorded May 10, 1965, in Book 7, Page 236, Official Records, Eureka County, Nevada.

File No.: 01415-5758
Exhibit A Legal Description

Page 1 of 1



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Page: 1 of 1 Fee: \$16.00 Recorded By FS PRTT: \$415.35

Document Number: E0606942005-3 20050393713-53

Date Filed: 9/12/2005 11:44:30 AM In the office of

Dean Heller

Dean Heller Secretary of State

DEAN HELLER Secretary of State 206 North Carson Street Carson City, Nevada 89701-4299 (775) 684-9709 Website: secretaryofstate.biz

Articles of Incorporation (PURSUANT TO NRS 78)

Important: Read attached instructions before completing form.

ABOVE SPACE IS FOR OFFICE USE ONLY

Form with 7 sections: 1. Name of Corporation (Great Western Land & Cattle Co.), 2. Resident Agent (David M. Lewis, EA), 3. Shares (1000), 4. Names & Addresses of Board of Directors (Larry Keegan), 5. Purpose (Real Estate), 6. Name, Address and Signature of Incorporator (Larry Keegan), 7. Certificate of Acceptance of Appointment of Resident Agent (signed August 30, 2005).

This form must be accompanied by appropriate fees. See attached fee schedule.



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a) 007-080-02
- 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 RECORDER'S OPTIONAL USE ONLY	
Book: _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. Total Value/Sale Price of Property

Deed in Lieu of Foreclosure Only (value of Property) _____ \$106,250.00
 Transfer Tax Value: _____ \$106,250.00
 Real Property Transfer Tax Due: _____ \$415.35

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 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 _____ Capacity Grantor
Great Western Land & Cattle Co.

Signature _____ Capacity Grantee
Larry A. Korgan

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**

Print Name: Great Western Land & Cattle Co.
 Address: 4885 W Lakeridge Terrace
 City: Reno
 State: NV Zip: 89509

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**

Print Name: Larry Korgan
 Address: 4885 W Lakeridge Terrace
 City: Reno
 State: NV Zip: 89509

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)

Print Name: Stewart Title Company Escrow #: 01415-5758
 Address: 5335 Kietzke Lane, Suite 110
 City: Reno State: NV Zip: 89511