

A.P.N. #       Eureka: 007-200-31  
                  Eureka: 008-330-02  
                  Nye: 007-591-02  
R.P.T.T.       \$0.00  
Escrow No.     46884  
Recording Requested By:  
Cow County Title Co.  
Mail Tax Statements To:  
Same as below  
When Recorded Mail To:  
JUANITA RUTHEL MARTIN, as Trustee  
PO Box 227  
Eureka NV 89316

**DOC# 227067**  
03/28/2014 01:17PM  
**Official Record**

Requested By  
COW COUNTY TITLE CO.  
Eureka County - NV  
Mike Rebaleati - Recorder  
Page: 1 of 4       Fee: \$17.00  
Recorded By LH   RPTT: \$0.00  
Book- 0564   Page- 0015



0227067

### **CORRECTION DEED**

WHEREAS numerous conveyances recorded in the Official Records of Eureka and Nye County contained errors within the legal description which have been identified as follows:

Grant, Bargain, Sale Deed recorded April 20, 1980 as File No. 34688, Eureka County  
Quitclaim Deed recorded April 21, 1978 as File No. 64882, Eureka County  
Grant, Bargain, Sale Deed recorded June 27, 1997 as File No. 167158, Eureka County  
Grant, Bargain, Sale Deed recorded January 10, 2000 as File No. 173747, Eureka County  
Grant, Bargain, Sale Deed recorded January 18, 2000 as File No. 485931, Nye County  
Quitclaim Deed recorded January 20, 2000 as File No. 487185, Nye County  
Quitclaim Deed recorded January 20, 2000 as File No. 173771, Eureka County  
Trust recorded December 30, 2002 as File No. 180674, Eureka County  
Quitclaim Deed recorded August 29, 2013 as File No. 806257, Nye County  
Quitclaim Deed recorded August 30, 2013 as File No. 224820, Eureka County

In order to correct and confirm the legal description as patented by the United States of America; this conveyance is given to the Grantee herein to correct the errors contained in the aforementioned, now therefore

That JUANITA RUTHEL MARTIN, as Trustee of the JUANITA RUTHEL MARTIN TRUST, dated June 24, 1994; JUANITA RUTHEL MARTIN, as Trustee of the ROBERT RICHARD MARTIN DECEDENTS TRUST dated December 20, 2000; and VICKIE BUCHANAN, a married woman as her sole and separate property as to Parcel One and

JUANITA RUTHEL MARTIN aka RUTH MARTIN, as Trustee of the JUANITA RUTHEL MARTIN TRUST; and JUANITA RUTHEL MARTIN, as Trustee of the ROBERT RICHARD MARTIN DECEDENTS TRUST dated December 20, 2000 as to Parcels Two and Three

for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant and Convey to

JUANITA RUTHEL MARTIN, as Trustee, or the successor trustees of the JUANITA RUTHEL MARTIN TRUST, dated June 24, 1994 as to an undivided 47.5% interest; JUANITA RUTHEL MARTIN, as Trustee of the ROBERT RICHARD MARTIN DECEDENTS TRUST dated December 20, 2000, as to an undivided 47.5% interest; and VICKIE BUCHANAN, a married woman as her sole and separate property as to an undivided 5% interest, as to Parcel One

JUANITA RUTHEL MARTIN aka RUTH MARTIN, as Trustee of the JUANITA RUTHEL MARTIN TRUST, as to an undivided 50% interest; and JUANITA RUTHEL MARTIN, as Trustee of the ROBERT RICHARD MARTIN DECEDENTS TRUST dated December 20, 2000, as to an undivided 50% interest, as to Parcels Two and Three

and to the assigns of such Grantee forever, all that real property situated in the County of Eureka and Nye, State of Nevada, bounded and described as follows:

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

**PARCEL ONE:**

Section 13, Township 21 North, Range 53 East, M.D.B. & M., Eureka County, Nevada.

ASSESSOR'S PARCEL NUMBER FOR 2013 – 2014: 007-200-31

**PARCEL TWO:**

H.E. Survey No. 85, embracing a portion of the unsurveyed public domain located in Eureka County, Nevada, more particularly bounded and described as follows:

Beginning at Corner no. 1, from which the South Corner of Sections 35 and 36 in Township 16 North, Range 49 East, M.D.B. & M., bears North 2' West, 142.99 chains distant;

Thence South 58°28' East, 8.21 chains to Corner No. 2;

Thence South 10°16' East, 45.86 chains to Corner No. 3;

Thence South 24°51' East, 28.82 chains to Corner No. 4;

Thence North 88°43' West, 14.75 chains to Corner No. 5;

Thence North 18°9' West, 29.13 chains to Corner No. 6;

Thence North 4°5' West, 47.44 chains to Corner No. 1, the place of beginning according to the official plat of the Survey of said land, on file in the General Land Office as Patent No. 489452.

ASSESSOR'S PARCEL NUMBER FOR 2013 – 2014: 008-330-02



The above legal description is a metes and bounds description and was obtained from the Patent recorded March 13, 1917 in Book 18 of Deeds, page 212 as File No. 41729, Eureka County, Nevada records.

This additional information required by NRS 111.312 and NRS 239B.030.

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

**PARCEL THREE:**

H.E. Survey No. 142, embracing a portion of Sections 25 and 36 in Township 15 North, Range 49 East, M.D.B. & M., more particularly described as follows:

Beginning at Corner No. 1 from which U.S. Location Monument No. 275 bears South 68°45' West, 11.05 chains distant;

Thence North 11°18' East, 21.78 chains to Corner No. 2;

Thence South 70°4' East, 14.78 chains to Corner No. 3;

Thence South 41' West, 45.79 chains to Corner No. 4;

Thence South 23°25' West, 28.99 chains to Corner No. 5;

Thence South 87°34' West, 3.99 chains to Corner No. 6;

Thence North 12°3' East, 31.81 chains to Corner No. 7;

Thence North 19°11' West, 26.63 chains to Corner No. 1, the place of beginning according to the official plat of the Survey of the land, on file in the General Land Office as Patent No. 1019483.

ASSESSOR'S PARCEL NUMBER FOR 2013 – 2014: 007-591-02

The above legal description is a metes and bounds description and was obtained from the Patent recorded May 3, 1979 in Book 241 of Deeds, page 21 as File No. 4520, Nye County, Nevada records.

This additional information required by NRS 111.312 and NRS 239B.030.

**SUBJECT TO:**

1. Taxes for 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: March 17, 2014

JUANITA RUTHEL MARTIN TRUST,  
Dated June 24, 1994

ROBERT RICHARD MARTIN DECEDENTS  
TRUST, dated December 20, 2000

Juanita Ruthel Martin  
JUANITA RUTHEL MARTIN  
Trustee

Juanita Ruthel Martin  
JUANITA RUTHEL MARTIN  
Trustee

Vickie Buchanan  
VICKIE BUCHANAN

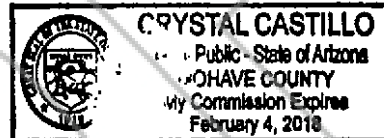
JUANITA RUTHEL MARTIN TRUST

Juanita Ruthel Martin  
JUANITA RUTHEL MARTIN aka  
RUTH MARTIN  
Trustee

State of Arizona }  
County of Mohave } ss.

This instrument was acknowledged before me on this  
26<sup>th</sup> day of March, 20 14 by  
Juanita Ruthel Martin

Crystal Castillo  
Signature: Notary Public

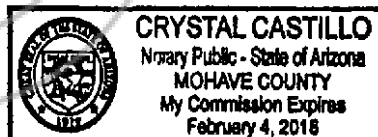


Stamp Notary Seal inside this box

State of Arizona }  
County of Mohave } ss.

This instrument was acknowledged before me on this  
26<sup>th</sup> day of March, 20 14 by  
Vickie Buchanan

Crystal Castillo  
Signature: Notary Public



Stamp Notary Seal inside this box



STATE OF NEVADA  
DECLARATION OF VALUE

DOC# DV-227067

03/28/2014

01:17PM

Official Record

Requested By  
COW COUNTY TITLE CO.

Eureka County - NV

Mike Rebaletti - Recorder

Page: 1 of 1

Fee: \$17.00

Recorded By LH

PRTT: \$0.00

1. Assessor Parcel Number(s)

- a) 007-200-31  
b) 008-330-02  
c) \_\_\_\_\_  
d) \_\_\_\_\_

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

\$0.00

Deed in Lieu of Foreclosure Only (Value of Property) ( \_\_\_\_\_ )

Transfer Tax Value \_\_\_\_\_ \$0.00

Real Property Transfer Tax Due: \_\_\_\_\_ \$0.00

4. If Exemption Claimed:

- a. Transfer Tax Exemption, per NRS 375.090, Section: 3

Confirming True Status of Ownership and correcting previous documents of record. RPTT paid on Deeds recorded as Doc Nos. 34888; 64882; 167158; 173747; 173771; 224820

- b. Explain Reason for Exemption:

5. Partial Interest: Percentage being transferred: 100 %

The undersigned declares and acknowledges, under penalty of perjury, pursuant to NRS 375.080 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: Juanita Ruthel Martin Capacity: Seller/Grantor

Signature: Juanita Ruthel Martin Capacity: Buyer/Grantee

SELLER (GRANTOR) INFORMATION

Print Name: JUANITA RUTHEL MARTIN, as Trustee  
Address: PO Box 227  
City/State/Zip: Eureka NV 89316

BUYER (GRANTEE) INFORMATION

Print Name: JUANITA RUTHEL MARTIN, as Trustee  
Address: PO Box 227  
City/State/Zip: Eureka NV 89316

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

Company Name: Cow County Title Co. Escrow No: 48884  
Address: 761 S. Raindance Drive, Pahrump, Nevada 89048