

DOC # 0227318

05/16/2014

01:42 PM

Official Record

Recording requested By
COPENHAVER & MCCONNELL

Eureka County - NV
Mike Rebaleati - Recorder

Fee: \$19.00

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RPIT:

Recorded By LLH

Book- 565 Page- 0286



0227318

APN No.'s: 007-340-23

007-100-03

007-100-05

001-132-02

001-074-06

008-150-03

007-310-04

007-310-05

003-582-03

001-103-05

Send tax statements to:

GARAVENTA FAMILY TRUST

P.O. Box 65

Eureka, NV 89316

When recorded return to:

Copenhaver & McConnell, PC

950 Idaho Street

Elko, NV 89801

QUITCLAIM DEED

FOR CONSIDERATION RECEIVED, **GARY G. GARAVENTA** aka **GARY GARAVENTA** and **MELODY I. GARAVENTA** aka **MELODY GARAVENTA**, husband and wife, as Grantors, do hereby convey and quitclaim forever to **GARY G. GARAVENTA** and **MELODY I. GARAVENTA** as Trustees of the **GARAVENTA FAMILY TRUST**, dated May 2, 2014, as Grantees, and to the successor Trustee(s) and the successors and assigns of the Trust, 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 1:

APN: 007-340-23

TOWNSHIP 20 NORTH, RANGE 53 EAST MDB&M

Section 30: Portion of Government Lot 11 lying north of U.S. Highway 50 as it exists. 21 acres more or less. With existing mineral and water rights.

TOWNSHIP 20 NORTH, RANGE 53 EAST MDB&M

Section 30: Lots 5, 6, and Portion Lot 12 lying North of U.S. Highway 50 as shown on Parcel Map File #136847

TOGETHER WITH water right appurtenant thereunto Permit #18908, issued by the Office of the State Water Engineer of the State of Nevada, which includes pump and electrical panel to said well.

Parcel 2:

APN: 007-100-03
TOWNSHIP 22 NORTH, RANGE 50 EAST, SECTION 19,
THE SE¼ OF THE NE¼.

Parcel 3:

APN: 007-100-05
TOWNSHIP 22 NORTH, RANGE 50 EAST, SECTION 19,
THE NE¼ OF THE SW¼.

Parcel 4:

APN: 001-132-02
Lots 3 and 4 and South Half of Lot 2 and the West 49 feet of Lot 5, in Block 13, Town of Eureka, Nevada, according to the Official map thereof, filed in the Office of the County Recorder, Eureka County, State of Nevada.

EXCEPTING THEREFROM all uranium, thorium or any other material which is or may be determined to be peculiarly essential to the production of fissionable materials as reserved by the United States of America, in Patent, recorded December 19, 1947 in Book 23, Page 226, Deed Records, Eureka County, Nevada.

Parcel 5:

APN: 001-074-06
A parcel of land described as follows:
Beginning at the SW corner of Lot One, in Block Four of the Eureka Townsite, thence N 71°45' E a distance of 33 feet, thence W 17°44' W a distance of 25 feet, thence S 71°45' W a distance of 33 feet to the SW corner of Lot Two, Block Four, thence S 17°44' E a distance of 25 feet to the point of beginning.



Beginning at the SW corner of Lot Two, Block Four of Eureka Townsite, thence N 71°45' E a distance of 33 feet, thence N 17°44' E a distance of 25 feet, thence S 71°45' W a distance of 33 feet, thence S 17°44' E a distance of 25 feet, to the point of beginning.

Beginning at the SW corner of Lot Three in Block Four of Eureka Townsite, thence N 71°45' E a distance of 33 feet, thence N 17°44' W a distance of 25 feet, thence S 71°45' W a distance of 33 feet to the NE corner of Lot Three, Block Four, thence S 17°44' E a distance of 25 feet to the point of beginning.

TOGETHER WITH, all and singular, the waters and water rights, ditches and ditch rights, tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

Parcel 6:

APN: 008-150-03
TOWNSHIP 18 NORTH, RANGE 53 EAST MDB&M
About 2 miles south of the Diamond Mine at Prospect in said Township. (Unsectionized) posts 4" square by 4½' long were set at each corner, inscribed P.C.-A-10 with the number of the corner. Containing 4.7 acres more or less. Together with all the water rights of the Vaccaro spring as described in the Certificate of Appropriation of Water, No. 1261, recorded No. 80, Book 3, Page 80, and by reference made a part of this deed.

Parcel 7:

APN: 007-310-04
Township 20 North, Range 52 East, M.D.M.
Section 17: SW¼NW¼

Together with all building 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.

RESERVING, HOWEVER, to the Seller herein one-half ($\frac{1}{2}$) of all rights, title, interest and estate of the Seller in and to all coal, oil, gas, minerals and geothermal resources, of every kind, nature and description existing upon, beneath or within said lands or any portion thereof, with all royalties and rentals and leases thereof, including the right to use so much of the surface thereof and the subsurface thereof as may be required in prospecting for, locating, developing, mining, drilling, extracting, producing, processing, utilizing, unitizing, selling and transporting said coal, oil, gas, minerals, and geothermal resources and any of their by-products.

SUBJECT TO

1. All taxes, assessments, reservations, restrictions, conditions, exceptions, regulations, ordinances, zoning, laws, easements, planning, rights of way, and licenses affecting the property, if any, and encroachments, if any, upon any street, highway or other property.
2. Agricultural use property tax assessment under the so-called "Greenbelt" agricultural property tax law of Nevada.

Parcel 8:

APN: 007-310-05
Township 20 North, Range 52 East, M.D.M.
Section 17: NW $\frac{1}{4}$ SE $\frac{1}{4}$

Together with all building 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.

RESERVING, HOWEVER, to the Seller herein one-half ($\frac{1}{2}$) of all rights, title, interest and estate of the Seller in and to all coal, oil, gas, minerals and geothermal resources, of every kind, nature and description existing upon, beneath or within said lands or any portion thereof, with all royalties and rentals and leases thereof, including the right to use so much of the surface thereof and the subsurface thereof as may be required in prospecting for, locating, developing, mining, drilling, extracting, producing, processing, utilizing, unitizing, selling and transporting said coal, oil, gas, minerals, and geothermal resources and any of their by-products.

SUBJECT TO

1. All taxes, assessments, reservations, restrictions, conditions, exceptions, regulations, ordinances, zoning, laws, easements, planning, rights of way, and licenses affecting the property, if any, and encroachments, if any, upon any street, highway or other property.
2. Agricultural use property tax assessment under the so-called "Greenbelt" agricultural property tax law of Nevada.

Parcel 9:

APN: 003-582-03

All of Lots 1 and 2, in Block 1, in the Town of Palisade according to the plat thereof filed in the office of the County Recorder of Eureka County, State of Nevada, on April 12, 1920.



Together with all singular hereditament and appurtenances thereunto belonging or in any way appertaining to.

Parcel 10:

APN: 001-103-05


Lots 14 and 15, Block 15, Eureka County, Nevada.

Together with all and singular the tenements, hereditament and appurtenances thereunto belonging and in anywise appertaining, and the reversion and reversions, remainder and remainders, rents issues and profits thereof.

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

SIGNED this 2nd day of May, 2014.

GRANTORS:

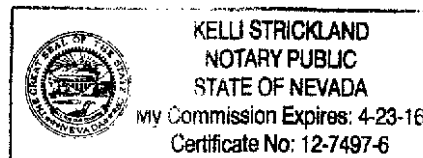

GARY G. GARAVENTA aka
GARY GARAVENTA


MELODY I. GARAVENTA aka
MELODY GARAVENTA

State of Nevada
County of Elko

This instrument was acknowledged before me on the 2nd day of May, 2014, by **GARY G. GARAVENTA** aka **GARY GARAVENTA** and **MELODY I. GARAVENTA** aka **MELODY GARAVENTA**.


NOTARY PUBLIC



STATE OF NEVADA
DECLARATION OF VALUE

DOC # DV-227318

05/16/2014 01:42 PM

Official Record

1. Assessor Parcel Number (s)

a) s: 007-340-23, 007-100-03
007-100-05, 001-132-02
001-074-06, 008-150-03
007-310-04, 007-310-05
003-582-03, 001-103-05

Recording requested By
COPENHAVER & MCCONNELL

Eureka County - NV

Mike Rebaleati - Recorder

Page 1 of 1 Fee \$19.00
Recorded By LLH RPTT
Book- 565 Page- 0286

2. Type of Property:

- | | | | |
|------|--------------|------|-----------------|
| a) x | Vacant Land | b) X | Single Fam Res. |
| c) | Condo/Twnhse | d) | 2-4 Plex |
| e) | Apt. Bldg. | f) | Comm' Wind'l |
| g) | Agricultural | h) | Mobile Home |
| i) | Other | | |

3. Total Value/Sales Price of Property:

	\$.00
Deed in Lieu of Foreclosure Only (value of property)	\$.00
Transfer Tax Value:	\$.00
Real Property Transfer Tax Due:	\$.00

4. If Exemption Claimed:

- a. Transfer Tax Exemption, per NRS 375.090, Section: 7
b. Explain Reason for Exemption: A transfer to 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 _____	Capacity - Grantor
Signature _____	Capacity - Grantee

SELLER (GRANTOR) INFORMATION

(REQUIRED)

Print Name: GARY G. GARAVENTA
and MELODY I. GARVENTA
Address: P.O. Box 65
City: Eureka
State: NV Zip: 89316

BUYER (GRANTEE) INFORMATION

(REQUIRED)

Print Name: GARAVENTA FAMILY
TRUST
Address: P.O. Box 65
City: Eureka
State: NV Zip: 89316

COMPANY/PERSON REQUESTING RECORDING

(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name:	Copenhaver & McConnell, P.C.	Escrow #
Address:	950 Idaho Street	
City:	Elko	State: Nevada
		Zip: 89801

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)