


A.P.N. No.:	007-210-28
R.P.T.T.	\$1,755.00
Escrow No.:	01415-15600
Recording Requested By:	
Stewart Title	
Mail Tax Statements To:	Same as below
When Recorded Mail To:	
J. W. L Properties LLC	
PO Box 231	
Smith, NV 89430	

DOC# 229574
 06/16/2015 11:53AM
Official Record
 Requested By
 STEWART TITLE ELKO
Eureka County - NV
Sara Simmons - Recorder
 Page: 1 of 3 Fee: \$16.00
 Recorded By LH RPTT: \$1,755.00
 Book- 0579 Page- 0301

 0229574

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That **John D. Troyer and Louise R. Troyer, husband and wife** for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to **J. W. L Properties LLC, a Nevada limited liability company**, 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.

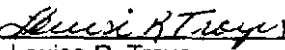
Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.

TOGETHER WITH all water, water rights, rights to use of water, dams, ditches, canals, pipelines, reservoirs, wells and all other means for the diversion or use of water appurtenant to the real property, or any part thereof, or used or enjoyed in connection therewith, and together with all stock watering rights used or enjoyed in connection with the use of said lands, including but not limited to the following water permit: Application #20487, Certificate# 7352.

TOGETHER WITH all pivots, motors, pumps, panels and other improvements situate on the aforesaid real property which shall include: Hay Barn, Storage Barn, and Fuel Tanks

Dated: 5-21-15


 John D. Troyer


 Louise R. Troyer

State of OREGON)
) ss.
County of LINN)

This instrument was acknowledged before me on the 21 day of May, 2015
By: John D. Troyer and Louise R. Troyer

Signature: *Leslie Adeena Smith*
Notary Public



EXHIBIT "A"
LEGAL DESCRIPTION

File Number: 01415-15600

TOWNSHIP 21 NORTH, RANGE 53 EAST, M.D.B.&M.

Section 22: NW1/4;

EXCEPTING THEREFROM, all the oil and gas, potash and sodium in said land, reserved by THE UNITED STATES OF AMERICA, in Patent recorded July 28, 1969 in Book 30, Page 149, Official Records, Eureka County, Nevada.

(One inch Margin on all sides of Document for Recorder's Use Only)

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229574

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Page: 303 3 of 3

STATE OF NEVADA
DECLARATION OF VALUE FORM

DOC# DV-229574

06/16/2015

11:53AM

Official Record

Requested By

STEWART TITLE ELKO

Eureka County - NV

Sara Simmons - Recorder

Page: 1 of 1

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1. Assessor Parcel Number(s)

a) 007-210-28

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 Water Rights

FOR RECORDER'S OPTIONAL USE ONLY

Book: Page:

Date of Recording:

Notes:

3. Total Value/Sale Price of Property

\$450,000.00

Deed in Lieu of Foreclosure Only (value of Property) ()

Transfer Tax Value: \$450,000.00

Real Property Transfer Tax Due: \$1,755.00

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

John D. Troyer

Capacity Grantor

Signature

J. W. L Properties LLC, a Nevada limited liability company

Capacity Grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: John D. Troyer, et ux

Address: HC 62 BOX 62126

City: Eureka

State: NV Zip: 89316

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: J. W. L Properties LLC

Address: PO Box 231

City: Smith

State: NV Zip: 89430

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

Print Name: Stewart Title Company

Escrow #: 01415-15600

Address: 810 Idaho Street

City: Elko

State: NV

Zip: 89801

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED