

|                                |                      |
|--------------------------------|----------------------|
| <b>A.P.N. No.:</b>             | 002-025-01           |
| <b>R.P.T.T.</b>                | \$ 58.50             |
| <b>File No.:</b>               | 407358               |
| <b>Recording Requested By:</b> |                      |
| <b>Stewart Title Company</b>   |                      |
| <b>Mail Tax Statements To:</b> | <i>Same as below</i> |
| <b>When Recorded Mail To:</b>  |                      |
| Timothy Earles                 |                      |
| PO Box 2323                    |                      |
| Elko, NV 89803                 |                      |

|                             |                            |
|-----------------------------|----------------------------|
| EUREKA COUNTY, NV           | <b>2019-238666</b>         |
| RPTT:\$58.50 Rec:\$35.00    |                            |
| \$93.50 Pgs=2               | <b>05/20/2019 10:33 AM</b> |
| STEWART TITLE ELKO          |                            |
| LISA HOEHNE, CLERK RECORDER |                            |

## GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That

**Kenneth Huff, Trustee of the Elaine C. Peterson Family Revocable Trust u/t/d 11/8/17, 2/28/13**

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

**Timothy Earles and Bernadine Lenard, husband and wife as joint tenants**

all that real property situated in the County of Eureka, State of Nevada, bounded and described as follows:

Lot 12, Block 1, of CRESCENT VALLEY RANCH & FARMS, UNIT NO. 1, as per map recorded in the office of the County Recorder of Eureka County, Nevada, as File No. 34081.

EXCEPTING THEREFROM all petroleum, oil, natural gas and products derived therefrom, within or underlying said land or that may be produced therefrom, as reserved in deed from SOUTHERN PACIFIC LAND COMPANY to H.I. BUCHENAU and ELSIE BUCHENAU, recorded September 24, 1951 in Book 24, Page 168, Deed Records, Eureka County, Nevada.

APN: 002-025-01

**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: 9 May 2019

SIGNATURES AND NOTARY ON PAGE 2  
THIS GRANT BARGAIN SALE DEED MAY BE SIGNED IN COUNTERPART.



**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a) 002-025-01  
 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'!/Ind'l  
 g.  Agricultural                          h.  Mobile Home  
 Other \_\_\_\_\_

|  |             |
|--|-------------|
| <b>FOR RECORDERS OPTIONAL USE ONLY</b> |             |
| Book _____                             | Page: _____ |
| Date of Recording: _____               |             |
| Notes: _____                           |             |

3. a. Total Value/Sales Price of Property                      \$ 15,000.00  
 b. Deed in Lieu of Foreclosure Only (value of property)                      ( \_\_\_\_\_ )  
 c. Transfer Tax Value:    \$ 15,000.00  
 d. Real Property Transfer Tax Due                                      \$ 58.50

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 *Kenneth Huff*                      Capacity                      Grantor  
 Kenneth Huff, Trustee  
 Signature \_\_\_\_\_                      Capacity                      Grantee  
 Timothy Earles

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

Print Name: Kenneth Huff, Trustee of the Elaine C. Peterson Family Revocable Trust u/t/d 11/8/17, 2/28/13  
 Address: 4646 NE 12th Avenue  
 City: Portland  
 State: OR                      Zip: 97211

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

Print Name: Timothy Earles, et ux  
 Address: PO Box 2323  
 City: Elko  
 State: NV                      Zip: 89803

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

Print Name: Stewart Title Company                      Escrow # 407358  
 Address: 810 Idaho St  
 City: Elko                      State: NV                      Zip: 89801