

APN: 001-193-04
001-186-10
001-193-03

EUREKA COUNTY, NV
LAND-GRT
Rec:\$37.00
Total:\$37.00
GERBER LAW OFFICE

2020-240353
04/02/2020 02:09 PM
Pgs=4

Mail Tax Statements to:
Curvin R. Martin and Jean Y. Martin
PO Box 1005
Eureka, Nevada 89316



LISA HOEHNE, CLERK RECORDER E07

When Recorded Return to:
GERBER LAW OFFICES, LLP
491 4th Street
Elko, Nevada 89801

GRANT DEED

FOR THE CONSIDERATION of TEN DOLLARS (\$10.00), and other valuable consideration, the receipt of which is hereby acknowledged, CURVIN MARTIN and JEAN MARTIN, herein referred to as Grantors, do hereby grant, bargain and sell to CURVIN R. MARTIN and JEAN Y. MARTIN, Trustees of the CURVIN AND JEAN MARTIN FAMILY TRUST, dated March 13, 2020, herein referred to as Grantees, and to their successors and assigns forever, the property and premises located in the County of Eureka, State of Nevada, described as follows:

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Commencing at the NE corner of Block 48 of the Eureka Townsite, being Corner No. 1, the point of beginning;

Thence South 24°30'35" West, 124.74 feet to Corner No. 2;

Thence South 81°27'00" West, 37.55 feet to Corner No. 3;

Thence North 10°49'29" West, 104.63 feet to Corner No. 4;

Thence North 81°27'00" East, 109.75 feet to Corner No. 1, the point of beginning.

EXCEPTING THEREFROM all uranium, thorium or other material which is or may be peculiarly essential to the production of fissionable materials lying in and under said land as reserved by the United States of America, In Patent recorded December 9, 1947, in Book 23, Page 226, Deed Records, Eureka County, Nevada.

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PARCEL 1

All of Block 48 of the Town of Eureka, County of Eureka, State of Nevada.

PARCEL 2

Parcel C according to a Record of Survey Map, File No. 120758, as filed in the Office of the Eureka County Recorder, a portion of Bullion Street lying north of Block 48, situated in the Town of Eureka County of Eureka, State of Nevada, more particularly described as follows:

Commencing at the Northwest Corner of Said Block 48, the point of beginning:

Thence N 73°03'36" E a distance of 111.01 feet to a point, this being point #1;

Thence N 81°27' E a distance of 305.18 feet to a point, this being point #2;

Thence S. 24°30'35" W a distance of 19.22 feet to a point, this being point #3;

Thence S 81°27' W a distance of 404.46 feet to a point, this being the point of beginning.

EXCEPTING FROM PARCEL 2, that portion conveyed to Bisoni-Crutchley Enterprises, a general partnership, Mary M. Bisoni, a widow and Grant E Crutchley and Charlotte A. Crutchley, in Deed recorded February 12, 1988, in Book 172, Page 287, Official Records, Eureka County, Nevada.

FURTHER EXCEPTING FROM PARCELS 1 and 2, all uranium, thorium or other material which is or may be peculiarly essential to the to the production of fissionable materials lying in and under said land as reserved by the United States of America, in Patent recorded December 9, 1947, in Book 23, Page 226, Deed Records, Eureka County, Nevada.

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Parcel 3 as shown on that certain Parcel Map for Todd & Tina Hubbard filed in the office of the County Recorder of Eureka County, State of Nevada, on September 1, 1987, as File No. 111007, being a portion of Lot 1, Block 123, Eureka Townsite.

TOGETHER WITH all buildings and improvements situate thereon.

TOGETHER WITH all buildings and improvements thereon.


TOGETHER WITH the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the described premises to the Grantees, and to their successors and assigns forever.

IN WITNESS WHEREOF, the Grantors have signed this Deed this 13th day of March, 2020.



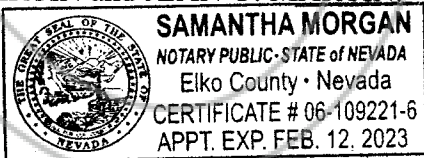
CURVIN R. MARTIN

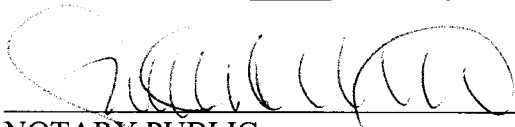


JEAN Y. MARTIN

STATE OF NEVADA)
 : ss.
COUNTY OF ELKO)

This instrument was acknowledged before me on March 13th, 2020, by CURVIN R. MARTIN and JEAN Y. MARTIN.





NOTARY PUBLIC

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
a) 001-193-04
b) 001-186-10
c) 001-193-03
d) _____

2. Type of Property:
a) ___ Vacant Land b) X Single Fam. Res.
c) ___ Condo/Twnhse d) ___ 2-4 Plex
e) ___ Apt. Bldg f) X Comm'l/Ind'l
g) ___ Agricultural h) X Mobile Home
X Other Multi-Family Residential

FOR RECORDER'S OPTIONAL USE ONLY
Book: _____ Page: _____
Date of Recording: _____
Notes: _____

3. Total Value/Sales Price of Property \$ 144,288.00
Deed in Lieu of Foreclosure Only (value of Property) (_____)
Transfer Tax Value: \$ 144,288.00
Real Property Transfer Tax Due \$ 563.55

4. If Exemption Claimed:

- a. Transfer Tax Exemption per NRS 375.090, Section 7
b. Explanation Reason for Exemption : A transfer of title to or from a trust without consideration if a certificate of trust is present at the time of transfer.

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 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 *David Curvin* Capacity Attorney

Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Curvin Martin & Jean Martin
Address: PO Box 1005
City: Eureka
State: Nevada Zip: 89316

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Curvin R. Martin & Jean Y. Martin
Address: PO Box 1005
City: Eureka
State: Nevada Zip: 898316

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

Print Name: Gerber Law Offices, LLP Escrow #: _____
Address: 491 4th Street
City: Elko State: Nevada Zip: 89801