

<b>A.P.N. No.:</b>	005-410-05
<b>R.P.T.T.</b>	\$ 122.85
<b>File No.:</b>	844401 PA
<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>	
Kamlin Luther Kilgroe	
77 Van Ness Avenue, Suite 101-1806	
San Francisco, CA 94102	

EUREKA COUNTY, NV	<b>2020-241847</b>
RPTT:\$122.85 Rec:\$37.00	
\$159.85 Pgs=3	<b>08/28/2020 01:26 PM</b>
STEWART TITLE ELKO	
LISA HOEHNE, CLERK RECORDER	

## GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That **Douglas Stanley Hadnot and Susan Kay Hadnot, Trustees of the HADNOT FAMILY TRUST, dated April 24, 2018 and Stephen S. Ellis II and Jacqueline G. Ellis II, husband and wife** for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to **Kamlin Luther Kilgroe, an unmarried man**, all that real property situated in the County of Eureka, State of Nevada, bounded and described as follows:

TOWNSHIP 29 NORTH, RANGE 48 EAST, M.D.B.&M.

Section 21: NE1/4;

EXCEPTING THEREFROM all petroleum, oil, natural gas and products derived therefrom, lying in and under said land, as reserved by Southern Pacific Land Company in deed recorded September 24, 1951, in Book 24, Page 168, Deed Records of Eureka County, Nevada.

**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: 8/19/2020

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



HADNOT FAMILY TRUST dated April 24, 2018

By: \_\_\_\_\_  
Douglas Stanley Hadnot, Trustee

By: \_\_\_\_\_  
Susan Kay Hadnot, Trustee

Stephen S. Ellis II  
Stephen S. Ellis II

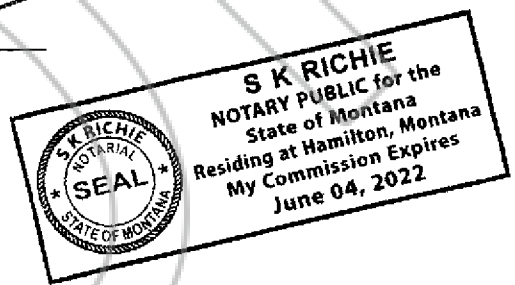
Jacqueline G. Ellis II  
Jacqueline G. Ellis II

State of MT )  
County of Rowell ) ss

This instrument was acknowledged before me on the 14 day of August, 2020  
By: Douglas Stanley Hadnot and Susan Kay Hadnot, as Trustees of the HADNOT FAMILY TRUST.

Signature: S K Richie  
Notary Public

My Commission Expires: June 4, 2022

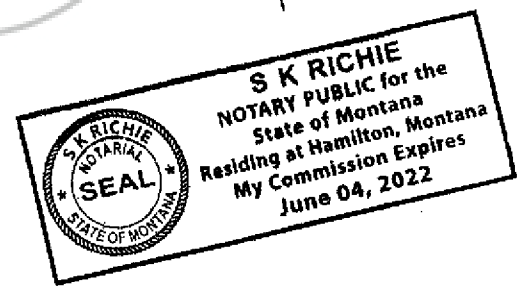


State of MT  
County of Rowell

The instrument was acknowledged before me the 14 day of August, 2020  
By: Stephen S. Ellis II and Jacqueline G. Ellis II.

S K Richie  
Notary Public

My Commission Expires: June 4, 2022



**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a) 005-410-05  
 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  
 Other \_\_\_\_\_

**FOR RECORDERS OPTIONAL USE ONLY**  
 Book \_\_\_\_\_ Page: \_\_\_\_\_  
 Date of Recording: \_\_\_\_\_  
 Notes: \_\_\_\_\_

3. a. Total Value/Sales Price of Property \$ 31,500.00  
 b. Deed in Lieu of Foreclosure Only (value of property) ( )  
 c. Transfer Tax Value: \$ 31,500.00  
 d. Real Property Transfer Tax Due \$ 122.85

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 \_\_\_\_\_ Capacity \_\_\_\_\_ Grantor \_\_\_\_\_  
 Signature Kamlin Luther Kilgroe Capacity \_\_\_\_\_ Grantee \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION (REQUIRED)**  
 Print Name: Douglas Stanley Hadnot and Susan Kay Hadnot, Trustees of the HADNOT FAMILY TRUST, dated April 24, 2018, ET AL  
 Address: P.O. Box 278  
 City: Lolo  
 State: MT Zip: 59847

**BUYER (GRANTEE) INFORMATION (REQUIRED)**  
 Print Name: Kamlin Luther Kilgroe  
 Address: 77 Van Ness Avenue, Suite 101-1806  
 City: San Francisco  
 State: CA Zip: 94102

**COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)**  
 Print Name: Stewart Title Company Escrow # 844401 PA  
 Address: 810 Idaho St  
 City: Elko State: NV Zip: 89801