

APN: APN 009-260-12

EUREKA COUNTY, NV **2022-247910**
RPTT:\$0.00 Rec:\$37.00
\$37.00 Pgs=2 **03/16/2022 04:29 PM**
GOICOECHEA, DI GRAZIA, COYLE & STANTON, LTD.
LISA HOEHNE, CLERK RECORDER E01

WHEN RECORDED SEND TO:

Goicoechea, Di Grazia, Coyle & Stanton, Ltd.
530 Idaho Street
Elko, NV 89801

SEND TAX BILL TO:

Clipper LLC
C/O Julie M. Cardinalli
1480 Bermuda Circle
Reno, Nevada 89509

The undersigned hereby affirms that this document submitted for recording does not contain the social security number of any person or persons pursuant to NRS 239B.030.

GRANT, BARGAIN AND SALE DEED

THIS INDENTURE, made and entered into this 7 day of MARCH, 2022, by and between, **JULIE M. CARDINALLI**, an unmarried woman, herein referred to as Grantor, and, **CLIPPER LLC**, a Nevada limited liability company, herein referred to as Grantee.

WITNESSETH:

FOR VALUABLE CONSIDERATION RECEIVED, Grantor does hereby grant, bargain, sell and convey unto the said Grantee, and to Grantee's respective successors and assigns, all of its right, title, interest, claim and demand which the Grantor has, in and to the real property located in the County of Eureka, and State of Nevada, more particularly described as follows:

Eureka Mining District
Patented Mining Claim – Clipper Lode
U.S. Survey No. 155
Patent No. 4454

Patented Mining Claim – Golden Rule Lode
U.S. Survey No. 132
Patent No. 3943

Patented Mining Claim – Sentinel Lode
U.S. Survey No. 305
Patent No. 11969

SUBJECT TO all zoning, planning and other governmental rules, regulations, laws and ordinance affecting the property.

SUBJECT TO all reservations, restrictions, rights of way and easements affecting the property.

TOGETHER WITH all improvements situate thereon.

TOGETHER WITH tenements, hereditaments and appurtenances and 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 said premises, together with the appurtenances, unto the said Grantees, and to the Grantee's respective successors and assigns, forever.

IN WITNESS WHEREOF, the Grantor has executed this deed the day and year first hereinabove written.

GRANTOR:



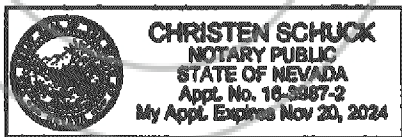
JULIE M. CARDINALI

STATE OF NEVADA)
) SS.
COUNTY OF Washoe)

On this 7th day of March, 2022, before me, a Notary Public, personally appeared, **JULIE M. CARDINALI**, personally known to me (or proved to me on the basis of satisfactory evidence) to be the persons whose names are subscribed to this instrument and acknowledges that she executed the foregoing instrument.



NOTARY PUBLIC



STATE OF NEVADA DECLARATION OF VALUE

1. Assessor Parcel Number (s)

- a) 009-260-12
- b) _____
- c) _____
- d) _____

2. Type of Property:

- | | | | |
|--|--------------|-----------------------------|-----------------|
| a) <input type="checkbox"/> | Vacant Land | b) <input type="checkbox"/> | Single Fam Res. |
| c) <input type="checkbox"/> | Condo/Twnhse | d) <input type="checkbox"/> | 2-4 Plex |
| e) <input type="checkbox"/> | Apt. Bldg. | f) <input type="checkbox"/> | Comm'l/Ind'l |
| g) <input type="checkbox"/> | Agricultural | h) <input type="checkbox"/> | Mobile Home |
| i) <input checked="" type="checkbox"/> | Other | | |

| FOR RECORDERS OPTIONAL USE ONLY | |
|---------------------------------|-------|
| Notes: | _____ |
| | _____ |

3. Total Value/Sales Price of Property:

Deed in Lieu of Foreclosure Only (value of property) \$ _____

Transfer Tax Value: \$ _____

Real Property Transfer Tax Due: \$ _____

4. If Exemption Claimed:

- a. Transfer Tax Exemption, per NRS 375.090, Section: 1
- b. Explain Reason for Exemption: Identical common ownership

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 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 Shanell Over Capacity Legal Assistant

Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

(REQUIRED)

Print Name: Julle M. Cardinali

Address: 1480 Bermuda Circle

City: Reno

State: NV Zip: 89509

(REQUIRED)

Print Name: Clipper LLC

Address: 1480 Bermuda Circle

City: Reno

State: NV Zip: 89509

COMPANY/PERSON REQUESTING RECORDING

(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: Goicoechea, Di Grazia, Coyle & Stanton, Ltd. Escrow # _____

Address: 530 Idaho Street

City: Elko State: NV Zip: 89801