THIS SPACE PROVIDED FOR RECORDER'S USE ONLY:

EUREKA COUNTY, NV

LAND-GRT RPTT:\$27.30 Rec:\$37.00 Total:\$64,30

2022-248582

Pgs=3

08/01/2022 01:23 PM

CORTEZ GENERAL HOLDINGS LLC

KATHERINE J. BOWLING, CLERK RECORDER

PARCEL NUMBER: 002-016-22 WHEN RECORDED RETURN TO: Cortez General Holdings LLC HC66 Box 3-8 Beowawe, Nevada, 89821

GRANT DEED

THE GRANTOR(S),

Nicholas James West, a single person.

for and in consideration of: One Dollar (\$1.00) and other good and valuable consideration grants

to the GRANTEE(S):

- Cortez General Holdings LLC, Christopher A. Hilley, Nominee, Cortez General Holdings LLC, 1309 Coffeen Ave Ste 1200, Sheridan, Sheridan County, Wyoming, 82801, the following described real estate, situated in Eureka County, State of Nevada:

(LEGAL DESCRIPTION):

APN: 002-016-22

Legal: Crescent Valley Ranch & Farms Unit 1 Block 19 Lot 20

Address: 3042 Crescent Ave

Description is as it appears in Document No. 2022-248286, Official Records, Eureka County,

Nevada.

Subject to existing taxes, assessments, liens, encumbrances, covenants, conditions, restrictions, rights of way and easements of record the grantor hereby covenants with the Grantee(s) that Grantor is lawfully seized in fee simple of the above granted premises and has good right to sell and convey the same.

Tax Parcel Number: 002-016-22

Mail Tax Statements To: Cortez General Holdings LLC HC66 Box 3-8 Beowawe, Nevada 89821

Grantor Signatures:

DATED: 7/28/2023

Nicholas James West 3042 Crescent Ave

Crescent Valley, Nevada, 89821

STATE OF NEVADA, COUNTY OF EUREKA, ss:

This instrument was acknowledged before me on this 28 day of 20 22 by Nicholas James West.

ly Appt. Expires 07-25-2024

Notáry Public

Signature of person taking acknowledgment

My commission expires $\frac{9-25-2029}{}$

DECLARATION OF VALUE FORM	()
1. Assessor Parcel Number(s)	\ \
a) <u>002-016-22</u>	\ \
b)	:\ \.
c)	\ \
d)	\ \
2. Type of Property:	
a) Vacant Land b) Single Fam. 1	Res. FOR RECORDER'S OPTIONAL USE ONLY
c) Condo/Twnhse d) 2-4 Plex	Book: Page:
e) Apt. Bldg f) Comm'l/Ind'	1 Date of Recording:
g) Agricultural h) Mobile Home	
Other	
. Total Value/Sales Price of Property	\$ 4,795,00
Deed in Lieu of Foreclosure Only (value of pro	operty) ()
Transfer Tax Value:	\$ 6,795,00
Real Property Transfer Tax Due	\$ 27,30
. If Exemption Claimed:	
a. Transfer Tax Exemption per NRS 375.090,	Section
b. Explain Reason for Exemption:	7 /
The state of the s	
Partial Interest: Percentage being transferred:	100 %
Partial Interest: Percentage being transferred: The undersigned declares and acknowledge	
The undersigned declares and acknowledge	es, under penalty of perjury, pursuant to
The undersigned declares and acknowledge NRS 375.060 and NRS 375.110, that the information	es, under penalty of perjury, pursuant to ion provided is correct to the best of their
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The undersigned declares and acknowledge NRS 375.060 and NRS 375.110, that the information formation and belief, and can be supported by denformation provided herein. Furthermore, the particular provided herein.	es, under penalty of perjury, pursuant to ion provided is correct to the best of their ocumentation if called upon to substantiate the rties agree that disallowance of any claimed
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AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED