

APN: 007-210-22; 007-050-17; 007-100-02;
007-110-03; 006-200-07; 006-300-01;
006-200-04; 007-040-04; 007-040-05; 007-
050-12; 007-050-13; 007-110-01;
006-200-08; 007-040-07; 007-040-06; 007-
040-03; 007-040-01; 007-040-05;
007-170-02; 007-050-19

**Mailing Address of Grantee or Other
Person Requesting Recording:**

Wilson | Barrows | Salyer | Jones
442 Court Street
Elko, Nevada 89801

Mail Tax Statements to:

The Mark Etcheverry Separate Property Trust
7933 Calloway Drive
Bakersfield, California 93314

EUREKA COUNTY, NV

RPTT:\$0.00 Rec:\$37.00

\$37.00 Pgs=12

2023-250864

08/11/2023 02:12 PM

WILSON BARROWS SALYER JONES

KATHERINE J. BOWLING, CLERK RECORDER E03

Social Security Number Affirmation Statement:

☒ In accordance with NRS 239B.030, the undersigned person recording this document hereby affirms that this document does not contain personal information, including full social security number of any person;

-OR-

☐ In accordance with NRS 239B.030, the undersigned person recording this document hereby affirms that this document does contain personal information, including full social security number of a person.

Benjamin J. Espinoza

Legal Secretary

Name

Title

Signature

Title of Document Recorded:

Corrective Grant, Bargain, and Sale Deed

WILSON | BARROWS | SALYER | JONES

442 Court Street | Elko, Nevada 89801 | 775.738.7271

CORRECTIVE GRANT, BARGAIN AND SALE DEED

FOR VALUE RECEIVED the undersigned GRANTOR hereby grants, bargains and sells all right, title and interest in and to the following property in Eureka County, Nevada, to the following GRANTEES:

Grantor: MICHEL AND MARGARET ANN ETCHEVERRY FAMILY LIMITED PARTNERSHIP, a California limited partnership.

Grantees: MARK ETCHEVERRY, TRUSTEE OF THE MARK ETCHEVERRY SEPARATE PROPERTY TRUST DATED NOVEMBER 24, 2003 and MARTIN ETCHEVERRY, TRUSTEE OF THE MARTIN ETCHEVERRY SEPARATE PROPERTY TRUST DATED FEBRUARY 11, 2010.

Taking title as: Tenants in common with each owning an undivided fifty percent (50%) interest.

Estate conveyed: Fee simple.

Legal description of property conveyed:

SEE EXHIBIT A, ATTACHED HERETO AND MADE A PART HEREOF BY THIS REFERENCE.

CORRECTION: This Deed corrects that certain Grant, Bargain and Sale Deed dated June 15, 2023, by Michel and Margaret Ann Etcheverry Family Limited Partnership, a California limited partnership, as Grantor, and The Mark Etcheverry Separate Property Trust and The Martin Etcheverry Separate Property Trust, as Grantee, recorded on July 5, 2023, as File No. 2023-250776. An error was made on page one (1) of the Deed, whereby the Grantee was not properly identified, and a Deed correcting the mistake is necessary or advisable. This Deed reflects the proper name of the Grantee, referred to herein as Grantees.

[SIGNATURES AND NOTARY APPEAR ON FOLLOWING PAGES]

WILSON | BARROWS | SALYER | JONES

442 Court Street | Elko, Nevada 89801 | 775.738.7271

DATED: 8/7, 2023

By:

GRANTOR:

[Signature]
MICHAEL ETCHEVERRY

DATED: 8-9-23, 2023

By:

GRANTOR:

[Signature]
MARK ETCHEVERRY

DATED: 8/9/, 2023

By:

GRANTOR:

[Signature]
MATTHEW ETCHEVERRY

DATED: 8-9-, 2023

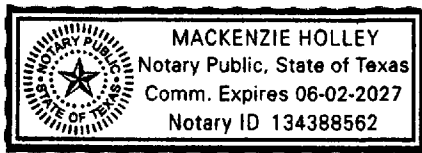
By:

GRANTOR:

[Signature]
MARTIN ETCHEVERRY

STATE OF Texas)
) SS.
COUNTY OF Denton)

On 3rd August, 2023, personally appeared before me, a Notary Public,
Michael Etcheberry, personally known (or proved) to me to be the person whose
name is subscribed to the above instrument who acknowledged that he executed the above
instrument.



[Signature]
NOTARY PUBLIC

STATE OF _____)
) SS.
COUNTY OF _____)

On _____, 2023, personally appeared before me, a Notary Public,
_____, personally known (or proved) to me to be the person whose
name is subscribed to the above instrument who acknowledged that he executed the above
instrument.

NOTARY PUBLIC

STATE OF _____,)
) SS.
COUNTY OF _____.

On _____, 2023, personally appeared before me, a Notary Public,
_____, personally known (or proved) to me to be the person whose
name is subscribed to the above instrument who acknowledged that he executed the above
instrument.

NOTARY PUBLIC

STATE OF _____,)
) SS.
COUNTY OF _____.

On _____, 2023, personally appeared before me, a Notary Public,
_____, personally known (or proved) to me to be the person whose
name is subscribed to the above instrument who acknowledged that he executed the above
instrument.

NOTARY PUBLIC

23070351.skj.wpd

CALIFORNIA ACKNOWLEDGMENT

CIVIL CODE § 1189

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

County of Kern }

On August 9, 2023 before me, Stephanie Lopez, Notary Public
Date Here Insert Name and Title of the Officer

personally appeared Matthew William Etcheverry
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person~~s~~ whose name~~s~~ is/~~are~~ subscribed to the within instrument and acknowledged to me that he/~~she/they~~ executed the same in his/~~her/their~~ authorized capacity~~(ies)~~, and that by his/~~her/their~~ signature~~s~~ on the instrument the person~~s~~, or the entity upon behalf of which the person~~s~~ acted, executed the instrument.



I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Stephanie Lopez
Signature of Notary Public

Place Notary Seal and/or Stamp Above

OPTIONAL

Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: Corrective Grant, Bargain and Sale Deed

Document Date: August 9, 2023 Number of Pages: _____

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____

☐ Corporate Officer – Title(s): _____

☐ Partner – ☐ Limited ☐ General

☐ Individual ☐ Attorney in Fact

☐ Trustee ☐ Guardian or Conservator

☐ Other: _____

Signer is Representing: _____

Signer's Name: _____

☐ Corporate Officer – Title(s): _____

☐ Partner – ☐ Limited ☐ General

☐ Individual ☐ Attorney in Fact

☐ Trustee ☐ Guardian or Conservator

☐ Other: _____

Signer is Representing: _____

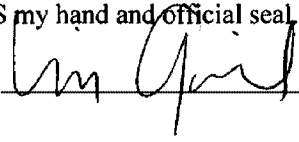
A Notary Public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document."

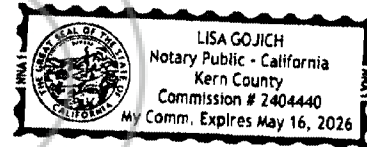
State of California)
County of Kern)

On August 9, 2023, before me, LISA GOJICH, notary public, personally appeared MARK ETCHEVERRY who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal,

Signature  (Seal)



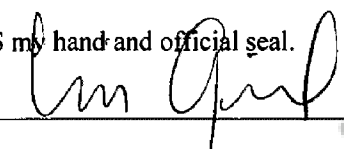
A Notary Public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document."

State of California)
County of Kern)

On August 9, 2023, before me, LISA GOJICH, notary public, personally appeared MARTIN ETCHEVERRY who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature  (Seal)

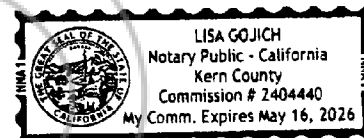


EXHIBIT A

WILSON | BARROWS | SALYER | JONES

442 Court Street | Elko, Nevada 89801 | 775.738.7271

Page 5 of 5

LEGAL DESCRIPTION

PARCEL 1

TOWNSHIP 21 NORTH RANGE 53 EAST M D B &M

Section 21 W1/2

EXCEPTING THEREFROM all oil, gas, potash and sodium in said land as reserved in Patent from the United States of America, recorded October 3, 1963 in Book 27, Page 43 Deed Records Eureka County, Nevada

PARCEL 2

Parcel A and B as shown on that certain Parcel Map for BURTON BERGERON filed in the office of the County Recorder of Eureka County, State of Nevada, on October 8, 1992, as File No 85519 being a portion of Section 18, TOWNSHIP 23 NORTH, RANGE 52 EAST, M D B &M

EXCEPTING THEREFROM all mines of gold, silver, copper, lead, cinnabar and other valuable minerals which may exist in the said tract, including all gas, coal, oil and oil shales lying in and under said land as reserved by DALE H. HENION and DOLORES M. HENION, in Deed recorded June 10, 1952 in Book 24, Page 201, Deed Records, Elko County, Nevada

PARCEL 3

TOWNSHIP 22 NORTH, RANGE 50 EAST, M D B &M

Section 24 E1/2NE1/4;

TOWNSHIP 22 NORTH, RANGE 51 EAST, M D B &M

Section 19 Lot 3; Lot 4: SE1/4SW1/4.

Section 30 NE1/4NW1/4; Lot 1, Lot 2, Lot 3 Lot 4

TOWNSHIP 25 NORTH, RANGE 51 EAST, M D B &M

Section 34 N1/2NE1/4; SE1/4NE1/4,

Section 35 SW1/4NW1/4.

TOWNSHIP 24 NORTH, RANGE 51 EAST, M D B &M

Section 1: SW1/4SW1/4

Section 2: E1/2SE1/4,

Section 11 NE1/4NE1/4.

Section 12: NW1/4NW1/4, S1/2NW1/4; E1/2SW1/4;
Section 13: E1/2NW1/4;

TOWNSHIP 25 NORTH, RANGE 51 EAST, M.D.B.&M.

Section 36: S1/NW1/4; SW1/4NE1/4; N1/2SE1/4; SE1/4SE1/4,

TOWNSHIP 23 NORTH, RANGE 51 EAST, M.D.B.&M.

Section 24: SW1/4NE1/4;
Section 24: SW1/4SW1/4;

TOWNSHIP 23 NORTH, RANGE 52 EAST, M.D.B.&M.

Section 19: Lot 5;
Section 19: Lot 9;

TOWNSHIP 22 NORTH, RANGE 51 EAST, M.D.B.&M.

Section 8: NW1/4SE1/4;

TOWNSHIP 25 NORTH, RANGE 51 EAST, M.D.B.&M.

Section 35: N1/2NW1/4;

TOWNSHIP 23 NORTH, RANGE 51 EAST, M.D.B.&M.

Section 27: NE1/4SE1/4;

TOWNSHIP 23 NORTH, RANGE 51 EAST, M.D.B.&M.

Section 26: NW1/4NE1/4,

TOWNSHIP 23 NORTH, RANGE 51 EAST, M.D.B.&M.

Section 13: N1/2SW1/4;
Section 14: N1/2S1/2;

TOWNSHIP 23 NORTH, RANGE 51 EAST, M.D.B.&M.

Section 2: W1/2 of Lot 11;

EXCEPTING FROM Parcel 4 an undivided one-sixth interest in and to the minerals, oil, gas and hydrocarbon substances, lying in and under said land, as conveyed to John L. Brown, by deed recorded December 28, 1950, in Book 24, Page 109, Deed Records of Eureka County, Nevada.

FURTHER EXCEPTING FROM Parcel 4 an undivided 331/3% interest in and to all of the oil, gas, hydrocarbon substances and minerals, lying in and under said land, as conveyed to Sam Rudnick, by deed recorded March 4, 1957, in Book 25, Page 112, Deed Records of Eureka County, Nevada.

FURTHER EXCEPTING FROM the N1/2NW1/4 of Section 35, Township 25 North, Range 51 East, M.D.B.&M., one-half of all minerals, oil or gas, lying in and under said land, as reserved by Charles Damele, et al, in deed recorded January 20, 1972, in Book 41, Page 318, Official Records of Eureka County, Nevada.

FURTHER EXCEPTING from Parcel 4 all coal, oil, gas, hydrocarbons, geothermal products, and minerals, whether hydrocarbon or not, or metallic or not, of every name and mature whatsoever, whether common or unique, and whether now known or unknown, lying in and under said land, as reserved by Filbert G. Etcheverry, et ux, et al, in deed recorded November 27, 1995, in Book 289, Page 602, and

correction thereof recorded February 1, 1996, in Book 293, page 234. Official Records of Eureka County, Nevada

PARCEL 4

TOWNSHIP 23 NORTH, RANGE 51 EAST, M.D B &M

Section 24 N1/2SW1/4;

TOWNSHIP 21 NORTH, RANGE 50 EAST, M D B &M

Section 35. SE1/4NE1/4; NE1/4SE1/4;

Section 36 SW1/4NW1/4; NW1/4SW1/4;

EXCEPTING FROM Parcel 5 an undivided one-sixth interest in and to the minerals, oil, gas and hydrocarbon substances, lying in and under said land, as conveyed to John L. Brown, by deed recorded December 28, 1950, in Book 24, Page 109, Deed Records of Eureka County, Nevada.

FURTHER EXCEPTING FROM Parcel 2 an undivided 33 1/3% interest in and to all of the oil, gas, hydrocarbon substances and minerals, lying in and under said land, as conveyed to Sam Rudnick, by deed recorded March 4, 1957, in Book 25, Page 112, Deed Records of Eureka County, Nevada.

PARCEL 5

Parcel D as shown on that certain Parcel Map for BURTON BERGERON filed in the office of the County Recorder of Eureka County, State of Nevada, on October 8, 1992, as File No. 85519, being a portion of Section 18, TOWNSHIP 23 NORTH, RANGE 52 EAST, M.D.B.&M.

EXCEPTING THEREFROM all mines of gold, silver, copper, lead, cinnabar and other valuable minerals which may exist in the said tract, including all gas, coal, oil and oil shales lying in and under said land as reserved by DALE H. HENION and DOLORES M. HENION, in Deed recorded June 10, 1952, in Book 24, Page 201, Deed Records, Elko County, Nevada.

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a. 007-210-22; 077-050-17; 007-100-02; 007-110-03; 006-200-07;
b. 006-300-01; 006-200-04; 007-040-04; 007-040-05; 007-050-12;
c. 007-050-13; 007-110-01; 006-200-08; 007-040-07; 007-040-06;
d. 007-040-03; 007-040-01; 007-040-05; 007-170-02; 007-050-19

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

\$ 0

b. Deed in Lieu of Foreclosure Only (value of property (_____)

c. Transfer Tax Value: \$ _____

d. Real Property Transfer Tax Due \$ 0

4. If Exemption Claimed:

a. Transfer Tax Exemption per NRS 375.090, Section 3

b. Explain Reason for Exemption: Correcting File No. 2023-250776. Error made on page one (1) of the

Deed, whereby Grantee's were not properly identified. Corrective deed reflects proper Grantee names.

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 Shawn M. Jones Capacity: Attorney

Signature _____ Capacity: _____

SELLER (GRANTOR) INFORMATION

(REQUIRED)

Print Name: Michel and Margaret Ann Etcheverry

Address: Family Limited Partnership

City: Bakersfield

State: CA Zip: 93314

BUYER (GRANTEE) INFORMATION

(REQUIRED)

Print Name: The Mark Etcheverry Separate Property Trust

Address: 7933 Calloway

City: Bakersfield

State: CA Zip: 93314

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

Print Name: Wilson Barrows Salyer Jones

Address: 442 Court Street

City: Elko

Escrow # _____

State: Nevada Zip: 89801

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED