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DOC# 620766
12/10/2009 01:59PM
Official Record
Requested By
STEWART TITLE ELKO
Elko County - NV
Jerry D. Reynolds - Recorder
Page: 1 of 3 Fee: $16.00
Recorded By NR RPTT: $627.90
620766

Mail Tax Statements to and
When Recorded Mail to:

Grantee
PO Box 850
Wrightwood, CA 92397

APN: 007-080-119

102 3205-21

GRANT, BARGAIN AND SALE DEED

THIS INDENTURE, made and entered into as of the 10th day of December, 2009, by and between, **MAXINE J. GROSO, an unmarried woman**, ("Grantor(s)"); and **TIMOTHY LOCKE and SONJA S. LOCKE, husband and wife as joint tenants,** ("Grantee(s)").

WITNESSETH:

That the Grantor(s), for good and valuable consideration, to them in hand paid by Grantee(s), the receipt whereof is hereby acknowledged, do by these presents grant, bargain, sell, convey and confirm unto the said Grantee(s), and their heirs, executors, administrators and assigns, forever, all that certain property situate in the County of Elko, State of Nevada, more particularly described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

SUBJECT to all taxes, assessments, reservations, exceptions, and all easements, rights of way, conditions, restrictions and covenants as may now appear of record.

TOGETHER WITH any and all buildings and improvements situate thereon.

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

TO HAVE AND TO HOLD, all and singular, the said premises, together with the

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appurtenances, unto Grantee(s) and to their heirs, executors, administrators and assigns, forever.

IN WITNESS WHEREOF, the said Grantor has hereunto set her hand as of the day and year first hereinabove written.

MAXINE J. GROSO

PAMELA J. AGUIRRE
NOTARY PUBLIC • STATE of NEVADA
Elko County • Nevada
CERTIFICATE # 99-68163-6
APPT. EXP. OCTOBER 28, 2011

STATE OF NEVADA)
:ss
COUNTY OF ELKO)

On this 10th day of December, 2009, personally appeared before me, a Notary Public, **MAXINE J. GROSO**, known or proved to me to be said person, who acknowledged that she executed the foregoing instrument.

NOTARY PUBLIC

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EXHIBIT "A"

The land referred to herein is situated in the State of Nevada, County of Elko, described as follows:

Parcel A as shown on that certain Parcel Map for J & J LAMOILLE, LLC., filed in the office of the County Recorder of Elko County, State of Nevada, on August 9, 2004, as File No. 522391, being a portion of Section 29, Township 33 North, Range 58 East, M.D.B.&M..

EXCEPTING THEREFROM an undivided one-half interest in and to all oil, gas and minerals now owned by grantors, of every kind and nature, located on the property as conveyed to CHARLES ELDON WESTLUND and SHIRLEY A. WESTLUND, husband and wife, by deed recorded April 10, 2000 in Book 0, Page 8557, Official Records, Elko County, Nevada.

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STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
   a) 007-080-119
   b) _____
   c) _____
   d) _____

2. Type of Property

a)	X	Vacant Land	b)		Single Family Residence
c)		Condo/Twnhse	d)		2-4 Plex
e)		Apartment Bldg.	f)		Commercial/Industrial
g)		Agricultural	h)		Mobile Home
i)		Other _____			

3. Total Value/Sales Price of Property ~~$165,000.00~~ 161,000.00
   Deed in Lieu of Foreclosure Only (Value of Property) (_____)
   Transfer Tax Value ~~$165,000.00~~ 161,000.00
   Real Property Transfer Tax Due: ~~$643.50~~ 627.90

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 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:** _____
Maxine J. Groso

Signature: [signature] **Capacity:** Grantee
Timothy Locke

SELLER (GRANTOR) INFORMATION		**BUYER (GRANTEE) INFORMATION**	
Print Name:	Maxine J. Groso	Print Name:	Timothy Locke
Address:	P.O. Box 281301	Address:	P.O. Box 850, 1778 Ash Road
City/State/Zip	Lamoille, NV 89826	City/State/Zip	Wrightwood, CA 92397

COMPANY/PERSON REQUESTING RECORDING (required if not the Seller or Buyer)
Company Name: Stewart Title of Nevada Escrow No 1023208-21
Address: 810 Idaho Street
City Elko State: NV Zip 89801