

127750

A.P.N.: 002-233-06
File No: 152-2290784 (MJ)
R.P.T.T.: \$565.50

FILED FOR RECORDING
AT THE REQUEST OF
First American Title
2006 OCT 31 AM 4 07

When Recorded Mail To: Mail Tax Statements To:
Nathan A. McClure and Tameran J. McClure
9965 Mardagen Street
Las Vegas, NV 89123

LINCOLN COUNTY RECORDED
FEE 15.00
NRP/565.50 DEP
LESLIE BOUCHER RD

GRANT, BARGAIN and SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Carol Ann Wallis, an unmarried woman

do(es) hereby *GRANT, BARGAIN and SELL* to

Nathan A. McClure and Tameran J. McClure, husband and wife as joint tenants with right of survivorship

the real property situate in the County of Lincoln, State of Nevada, described as follows:

Lot Six (6) of North Hills Subdivision First Phase, recorded February 28, 1980 as File No. 67636, filed in the Office of the County Recorder, Lincoln County, Nevada.

Subject to

1. All general and special taxes for the current fiscal year.
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.

TOGETHER with all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Date: 09/13/2006

Carol Ann Wallis
Carol Ann Wallis

STATE OF **NEVADA**)
) : **ss.**
COUNTY OF **LINCOLN**)

This instrument was acknowledged before me on 10-10-06 by **Carol Ann Wallis.**

E. Gates
Notary Public
(My commission expires:
9-6-2010)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **September 13, 2006** under Escrow No. **152-2290784.**

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 002-233-06
- 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
- i) Other _____

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FOR RECORDERS OPTIONAL USE	
Book <u>225</u>	Page: <u>101-102</u>
Date of Recording: <u>Oct 31, 2006</u>	
Notes: _____	

3. Total Value/Sales Price of Property:

\$145,000.00

Deed in Lieu of Foreclosure Only (value of property)

(\$ _____)

Transfer Tax Value:

\$145,000.00

Real Property Transfer Tax Due

\$565.50

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 375.090, Section: _____
- b. Explain reason for exemption: _____

5. Partial Interest: Percentage being transferred: _____ %

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: Carol Ann Wallis

Capacity: seller

Signature: _____

Capacity: _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Carol Ann Wallis

Print Name: Nathan A. McClure and
Tameran J. McClure

Address: Post Office Box 303

Address: 9965 Mardagen Street

City: Panaca

City: Las Vegas

State: NV Zip: 89042

State: NV Zip: 89123

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

First American Title Company of
Print Name: Nevada
Address: 768 Aultman Street
City: Ely

File Number: 152-2290784 MJ/LK
State: NV Zip: 89301

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)

**STATE OF NEVADA
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Signature: *Carol Ann Wallis* Capacity: Buyer

Signature: *Tameran J. McClure* Capacity: _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Carol Ann Wallis

Address: Post Office Box 303

City: Panaca

State: NV Zip: 89042

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Nathan A. McClure and Tameran J. McClure

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