Ø131023

01:03 PM

Record Official

Recording requested By COW COUNTY TITLE COMPANY

Lincoln County – NV Leslie Boucher Recorder

Page 1 of 3 Fee: \$41.00 RPTT: \$222.30 Recorded By: AE

Book- 239 Page-

01-240-50 A.P.N. R.P.T.T. \$222.30 Escrow No. 35587 Recording Requested By: Cow County Title Co. **Mail Tax Statements To:** Same as below When Recorded Mail To: John S. Henderson P.O. Box 208 Pioche, Nevada 89043

## **GRANT, BARGAIN, SALE DEED**

THIS INDENTURE WITNESSETH: That BILLY F. FERNANDEZ, an Unmarried Man and TAMI D. FERNANDEZ, an Unmarried Woman, as Joint Tenants, who acquired title as Billy F. Fernandez and Tami D. Fernandez, Husband and Wife, as Joint Tenants

for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain Sell and Convey to JOHN S. HENDERSON, an Unmarried Man

and to the heirs and assigns of such Grantee forever, all that real property situated in the County of Lincoln, State of Nevada, bounded and described as follows:

See Exhibit "A" attached hereto and by reference made a part hereof for complete legal description.

### SUBJECT TO:

Taxes for fiscal year;

Reservations, restrictions, conditions, rights, rights of way and easements, if any of record on said premises.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.

This deed is being executed in counterparts and being reassembled to constitute a single conveyance of title.

Dated: February 6, 2008

Tom O. Fermander
BILLY F. FERNANDEZ by LISA LLOYD, 7th TAMI D. FERNANDEZ  Judicial Court Clerk of Lincoln County
State of Ohio }  County of Columbiane }  This instrument was acknowledged before me on Feb. 15 2008
-by-LISA-LLOYD, TAMI D. FERNANDEZ ON IV
Signature: Heins M. Swick

**Notary Public** 

GLENNA M. ZWICK, Notary Public STATE OF OHIO Cone Inch Margin on all sides  $\circ$ 

My Commission Expires Jan. 25, 2012

Page 1 of 2

A.P.N. 01-240-50
R.P.T.T. \$222.30
Escrow No. 35587
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Cow County Title Co.
Mail Tax Statements To:
Same as below
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P.O. Box 208
Pioche, Nevada 89043

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Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.

This deed is being executed in counterparts and being reassembled to constitute a single conveyance of title.

BILLY F. FERNANDEZ by LISA LLOYD, 9th TAMI D. FERNANDEZ Judicial Court Clerk of Lincoln County

State of Neugla | ss.

County of Lincoln | ss.

This instrument was acknowledged before me on 2-13-08

by LISA LLOYD, TAMED FERNANDEZ

Signature: Notary Public

ublic

NOTARY PUBLIC STATE OF NEVADA County of Clark I.L. ALLEN

(One inch Margin on all sides of Document for Records State State

## **EXHIBIT "A"**

35587

A portion of the South Half (S ½) of the Southwest Quarter (SW ¼) of the Northeast Quarter (NE ¼) of Section 14, Township 1 North, Range 67 East, M.D.B.&M., more particularly described as follows:

Parcel No. 1 as shown on Parcel Map for Jerry D. and Nancy Escobedo Witlicki recorded March 8, 2000 in the Office of the County Recorder of Lincoln County, in Book B of Plats, page 292 as File No. 114208, Lincoln County, Nevada records.

ASSESSOR'S PARCEL NUMBER FOR 2007-2008: 01-240-50



STATE OF NEVADA

## Sign and Return

Recording requested By COW COUNTY TITLE COMPANY

DECLARATIO	N OF VALUE					
1. Assessor P	arcel Number(s)		FOR RECORE	DER'S		County - NV
a) <u>01-24</u>	0-50		Document/In	strun	eslie Bouche.	1
b)			Book		age 1 of 2 ecorded By: AE	Fee: \$41.00 RPTT: \$222.30
c)			Date of Reco		ook-239 Page-	0395
d)			Notes:	_		
2. Type of Pro	perty				\	\
a) Va	cant Land	b) Sing	le Family Resid	ence		\
c) Co	ondo/Twnhse	d) 2-4 F	Plex			7 /
e) Ap		` <b></b>	mercial/Industri	ial		
` <b>  </b>	_	·	ile Home			1 /
	her Land with m	·	/ _	1	\	
3. Total Value	/Sales Price of Pro	perty			\$57,000.00	
	ieu of Foreclosure		Property) (			
Transfer 1	「ax Value				\$57,000.00	_
Real Prop	erty Transfer Tax [	Due:			\$222.30	_
4. If Exemption				/ /	7	
	sfer Tax Exemption		5.090, Section:			····
•	ain Reason for Exe	75.				
5. Partial Inter	est: Percentage be	eing transferre	d: <u>100 %</u>			
IRS 375.110 the supported to supported to supported the supported to the support of the support	d declares and ack at the information poy documentation be disallowance of a denalty of 10% of the RS 375.030, the lunt owed.	provided is cor if called upo any claimed ex ne tax due plus	rect to the best on to substanti kemption or oth interest at 1%	of their info ate the in er determi per month.	ormation and be formation prov nation of addition	elief, and can ided herein. onal tax due,
Signature:		,	) ]	Capacity	Grantor	
			_/_/	Jupuoity	<u> </u>	
<b>.</b>		11.	/ /		Grantas	
Signature:	- WA	1 km		Capacity	: Grantee	
SELLER (GF	MANTOR) INFOR	MATION	BUYER (G	RANTEE	) INFORMATI	<u>ON</u>
Print Name:	TAMI D. FERNAN	NDEZ	Print Name:		HENDERSON	
Address:	43549 Cameron F	<del></del>	Address:	P.O. Box	c 208	
City/State/Zip	Wellsbille, OH 43	3968	City/State/Zip	Pioche,	NV 89043	
COMPANY/P	ERSON REQUE	STING RECO	ORDING (red)	uired if not	the Seller or	Buver)
Company Nan		nty Title Co.		scrow No	35587	<del></del>
	P.O. Box 5					
	#1 Comsto					
Address:	Pioche Ne	evada 89043				



# Sign and Return

## STATE OF NEVADA DECLARATION OF VALUE

1. Assessor l	Parcel Number(s)	FOR RECORDER'S OPTIONAL USE ONLY				
a) <u>01-2</u> -	40-50	Document/Instrument No.				
b)	· · · · · · · · · · · · · · · · · · ·	Book Page				
c)		Date of Recording:				
d)		Notes:				
2. Type of Pr	operty	_				
a) V	acant Land b)	Single Family Residence				
c) C	ondo/Twnhse d)	2-4 Plex				
e)	partment Bidg. f)	Commercial/Industrial				
g)	gricultural h)	Mobile Home				
i) <b>X</b> 0	ther Land with mobile h	nome				
3. Total Value	e/Sales Price of Property	\$57,000.00				
Deed in Lieu of Foreclosure Only (Value of Property) (						
Transfer	Tax Value	\$57,000.00				
	perty Transfer Tax Due:	\$222.30				
4. If Exempti						
	nsfer Tax Exemption, per N					
•	lain Reason for Exemption rest: Percentage being tra					
NRS 375.110 to be supported Furthermore, the may result in a Pursuant to Nadditional amo	nat the information provide by documentation if call he disallowance of any clai penalty of 10% of the tax of IRS 375.030, the Buyer	edges, under penalty of perjury, pursuant to NRS 375.060 and ed is correct to the best of their information and belief, and can led upon to substantiate the information provided herein. aimed exemption or other determination of additional tax due, due plus interest at 1% per month.  and Seller shall be jointly and severally liable for any				
Signature:	Tom D. T	Capacity: Grantor				
Signature:		Capacity: Grantee				
SELLER (G	RANTOR) INFORMATION	ON BUYER (GRANTEE) INFORMATION				
Print Name:	TAMI D. FERNANDEZ	Print Name: JOHN S. HENDERSON				
Address:	43549 Cameron Road	Address: P.O. Box 208				
City/State/Zip	Wellsbille, OH 43968	City/State/Zip Pioche, NV 89043				
COMPANY	SERCON DECUECTING	O DECORDING (no mained if not the College of Busser)				
Company Na		G RECORDING (required if not the Seller or Buyer) Co. Escrow No 35587				
2 - 1 - 1 - 1	P.O. Box 518					
***************************************	#1 Comstock					
Address:	Pioche, Nevada 8	89043				