

**Official Record**

Recording requested By  
JEAN M HEMMINGS

Lincoln County - NV  
Leslie Boucher - Recorder

Fee: \$15.00 Page 1 of 2  
RPTT: Recorded By: LB  
Book- 248 Page- 0452



This document prepared by )  
(and after recording please return to): )  
Name: Daniel M. Hooge, Esq. )  
Address: P.O. Box 532 )  
City, State, Zip: Caliente, NV 89008 )  
Phone: 775-962-2665 )  
)  
)  
)  
)  
)

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**Assessor's Parcel No. = 001-034-08**

**QUITCLAIM DEED**  
(Mother to herself and daughter)

**KNOW ALL MEN BY THESE PRESENTS THAT:**

FOR VALUABLE CONSIDERATION OF TEN DOLLARS (\$10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Jean M. Hemmings**, hereinafter referred to as "Grantor", does hereby quitclaim unto **Jean M. Hemmings and Teresa M. Hemmings Talbot**, as joint tenants with full rights of survivorship, hereinafter "Grantees", all the rights, title, and interest in and to the following lands and property, together with all improvements located thereon, lying in the County of Lincoln, State of Nevada, to-wit:

Lots 24, 25, 26, 27, and 28 in Block 41 of the Town of Pioche, as shown by map thereof recorded in Book 71, Page 433 in the office of the county recorder of Lincoln County, Nevada, and Assessor's Parcel Number 001-034-08.

Prior instrument reference: Book 77, Page 178, Document No. 87790, of the Recorder of Lincoln County, Nevada.

SUBJECT to all easements, rights-of-way, protective covenants, and mineral reservations of record, if any.

TO HAVE AND TO HOLD same unto Grantees, and unto Grantees' assigns forever, with all appurtenances thereunto belonging.

/////

/////



WITNESS Grantor(s) hand(s) this the 15 day of MAY 2009.

*Jean M. Hemmings*  
\_\_\_\_\_  
Grantor  
**Jean M. Hemmings**

STATE OF NEVADA )  
  ) :ss  
COUNTY OF LINCOLN)

This instrument was acknowledged before me on this the 15 day of May 2009 by **Jean M. Hemmings.**



*Kerrie A. McCarty*  
\_\_\_\_\_  
Notary Public  
Printed Name: Kerrie A. McCarty

My Commission Expires:  
1-17-2010

**Grantor Name, Address, phone:**  
**Jean M. Hemmings**  
P.O. Box 541  
Pioche, NV 890438  
(775) 962-5268

**Grantees Name, Address, phone:**  
**Jean M. Hemmings and**  
**Teresa M. Hemmings Talbot**  
7529 Silver Leaf Way  
Las Vegas, NV 89147  
(702) 873-7980

PLEASE SEND TAX STATEMENTS TO GRANTEE

# State of Nevada Declaration of Value

DOC # DV-133770  
05/19/2009 03:24 PM  
Official Record

1. Assessor Parcel Number(s)  
a) 001-034-08  
b) \_\_\_\_\_  
c) \_\_\_\_\_  
d) \_\_\_\_\_

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FOR RECORDERS OF PUBLIC USE ONLY  
Document / Instrument # \_\_\_\_\_  
Book: \_\_\_\_\_ Page: \_\_\_\_\_  
Date of Recording: \_\_\_\_\_  
Notes: \_\_\_\_\_

2. Type of Property
- |  |   |
|--|---|
| a) <input type="checkbox"/> Vacant Land        | b) <input checked="" type="checkbox"/> Single Family Res. |
| c) <input type="checkbox"/> Condo/Townhouse    | d) <input type="checkbox"/> 2-4 Plex                      |
| e) <input type="checkbox"/> Apartment Building | f) <input type="checkbox"/> Commercial /Ind'l             |
| g) <input type="checkbox"/> Agriculture        | h) <input type="checkbox"/> Mobile Home                   |
| i) <input type="checkbox"/> other _____        |   |

3. Total Value / Sales Price of Property \$ \_\_\_\_\_  
Deed In Lieu Only (value of forgiven debt) \$ \_\_\_\_\_  
Taxable Value \$ \_\_\_\_\_  
Real Property Transfer Tax Due: \$ \_\_\_\_\_

4. If Exemption Claimed:  
a. Transfer Tax Exemption, per NRS 375.090, section: 5  
b. Explain Reason for Exemption: Mother to herself & Daughter

5. Partial Interest: Percentage being transferred: 100 %

The undersigned Seller (Grantor)/Buyer (Grantee), 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 1/4% per month. Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature Teresa M. Hemmings Talbot Capacity Agent

Signature Teresa M. Hemmings Talbot Capacity \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION**

**BUYER (GRANTEE) INFORMATION**

Print Name Jean M. Hemmings  
Address Po Box 541  
City Pioche  
State NV Zip 89043

Print Name Teresa M. Hemmings Talbot  
Address 7529 Silver Leaf Way  
City Las Vegas  
State NV Zip 89147

**COMPANY/PERSON REQUESTING RECORDING (REQUIRED IF NOT BUYER OR SELLER)**

Co. Name \_\_\_\_\_ Esc. # \_\_\_\_\_  
Address \_\_\_\_\_  
City \_\_\_\_\_ State: \_\_\_\_\_ Zip \_\_\_\_\_

(As a public record, this form may be recorded / microfilmed)