

**Official Record**Recording requested By  
NOLAN AVERY

Lincoln County - NV

Leslie Boucher - Recorder

Fee: \$15.00

Page 1 of 2

RPTT: \$148.20

Recorded By: LB

Book- 257

Page- 0266



0136234

APN #: 03-098-05

**Recording Requested By:**

Daniel M. Hooge

**Return Documents to:**

Name: Daniel M. Hooge

Address: P.O. Box 532

City/State/Zip: Caliente, NV 89008

**Send Tax Statements to:**

Name: Nolan and Teva Avery

Address: P.O. Box 24

City/State/Zip: Caliente, NV 89008

**GRANT, BARGAIN, SALE DEED**  
(Individual to Husband and Wife)**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, Lenard D. Smith, an Individual widower, hereinafter referred to as "Grantor", does hereby bargain, sell, and convey unto Nolan Avery and Teva Avery, Husband and Wife, as joint tenants with rights of survivorship and not as tenants in common, hereinafter "Grantees", the following lands and property, together with all improvements located thereon, lying in the County of Lincoln, State of Nevada, to-wit:

**Legal Description:**

LOT TWELVE (12) AND EAST ONE-HALF (E1/2) OF LOT ELEVEN (11) IN BLOCK 38 OF THE THOS E. DIXON ADDITION TO CALIENTE TOWN DATED AUGUST 12, 1936 ON FILE IN THE OFFICE OF THE COUNTY RECORDER OF LINCOLN COUNTY, NEVADA.

Prior instrument reference: Book 237, Page 0281, Document No. 0130363, of the Recorder of Lincoln County, Nevada.

LESS AND EXCEPT all oil, gas and minerals, on and under the above described property owned by Grantor, if any, which are reserved by Grantor.

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



# State of Nevada Declaration of Value

DOC # DV-136234  
07/29/2010 12:08 PM  
Official Record

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FOR K

Document / Instrument # \_\_\_\_\_  
Book: \_\_\_\_\_ Page: \_\_\_\_\_  
Date of Recording: \_\_\_\_\_  
Notes: \_\_\_\_\_

1. Assessor Parcel Number(s)

- a) 03-098-05  
b) \_\_\_\_\_  
c) \_\_\_\_\_  
d) \_\_\_\_\_

2. Type of Property

- a)  Vacant Land  
b)  Single Family Res.  
c)  Condo/Townhouse  
d)  2-4 Plex  
e)  Apartment Building  
f)  Commercial /Ind'l  
g)  Agriculture  
h)  Mobile Home  
i)  other \_\_\_\_\_

3. Total Value / Sales Price of Property

\$ 38,000

Deed In Lieu Only (value of forgiven debt)

\$ \_\_\_\_\_

Taxable Value

\$ \_\_\_\_\_

Real Property Transfer Tax Due:

\$ 148.20

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 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 1/2% per month. Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature \_\_\_\_\_ Capacity \_\_\_\_\_

Signature Nolan Avery Capacity \_\_\_\_\_

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

Print Name Lenard D. Smith

Print Name Nolan Avery

Address P.O. Box 443

Address P.O. Box 24

City Caliente

City Caliente

State NV Zip 89008

State NV Zip 89008

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)