

Official Record

Recording requested By  
COW COUNTY TITLE

Lincoln County - NV

Leslie Boucher - Recorder

Fee: \$15.00

Page 1 of 2

RPTT:

Recorded By: LB

Book- 280 Page- 0660



0143772

A.P.N. 006-071-13  
R.P.T.T. Exempt # 5  
Escrow No. 45825  
Recording Requested By:  
Cow County Title Co.  
Mail Tax Statements To:  
Same as below  
When Recorded Mail To:  
PENNY COLE  
P O BOX 246  
PIOCHE, NV 89043

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That PENNY COLE, spouse of Grantee for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain Sell and Convey to DUSTIN L. COLE aka DUSTIN COLE, a married man as his sole and separate property 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:

- 1. Taxes for fiscal year;
- 2. Reservations, restrictions, conditions, rights, rights of way and easements, if any of record on said premises.

IT IS THE EXPRESS INTENT OF THE GRANTOR, BEING THE SPOUSE OF THE GRANTEE, TO CONVEY ALL RIGHT, TITLE AND INTEREST OF THE GRANTOR, COMMUNITY OR OTHERWISE, IN AND TO THE HEREIN DESCRIBED PROPERTY TO THE GRANTEE AS GRANTEE'S SOLE AND SEPARATE PROPERTY.

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.

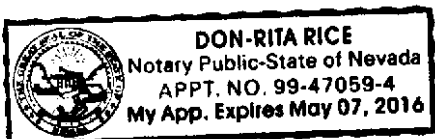
Dated: July 25, 2013

Penny Cole  
PENNY COLE

State of Nevada }  
County of Lincoln } ss.

This instrument was acknowledged before me on 7/26/13  
By PENNY COLE aka PENNY L. COLE

Signature: Don Rita Rice  
Notary Public





**Exhibit A**

File Number: 45825

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

**UPPER BETTY'S**

A parcel of land in the Northwest Quarter (NW ¼) of Section 5 Township 2 North, Range 70 East, and the Southwest Quarter (SW ¼) of Section 32, Township 3 North, Range 70 East, M.D.B& M., which property is bounded by an existing fence, and more particularly described as follows:

Parcel 1 of that certain Parcel Map recorded December 29, 2010 in the Office of the County Recorder of Lincoln County, Nevada in Book D of Plats, page 36 as File No. 137498 Lincoln County, Nevada Records.

Together with an ACCESS EASEMENT FOR INGRESS AND EGRESS as conveyed by a Grant recorded June 21, 2013 in Book 280 of Official Records, page 25 as File No. 143580 Lincoln County ,Nevada Records.

ASSESSOR'S PARCEL NUMBER FOR 2013 – 2014: 006-071-13

STATE OF NEVADA  
DECLARATION OF VALUE

Recording requested By  
COW COUNTY TITLE

- 1. Assessor Parcel Number(s)
  - a) 006-071-13
  - b) \_\_\_\_\_
  - c) \_\_\_\_\_
  - d) \_\_\_\_\_

**FOR RECOR**  
 Document/Instr.  
 Book  
 Date of Recordin  
 Notes:

Lincoln County - NV  
 Leslie Boucher - Recorder  
 Page 1 of 1 Fee: \$15.00  
 Recorded By: LB RPTT:  
 Book- 280 Page- 0660

- 2. Type of Property
  - a)  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 \_\_\_\_\_ 0.00  
 Deed in Lieu of Foreclosure Only (Value of Property) \_\_\_\_\_  
 Transfer Tax Value \_\_\_\_\_  
 Real Property Transfer Tax Due: \_\_\_\_\_ \$0.00

- 4. If Exemption Claimed:
  - a. Transfer Tax Exemption, per NRS 375.090, Section: Exempt # 5
  - b. Explain Reason for Exemption: Wife deeding to Husband, releasing her interest
- 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: *Penny Cole* Capacity: \_\_\_\_\_

Signature: *Dustin L Cole* Capacity: \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION**

**BUYER (GRANTEE) INFORMATION**

Print Name: PENNY COLE  
 Address: P O BOX 246  
 City/ST/Zip PIOCHE, NV 89043

Print Name DUSTIN L. COLE  
 Address: P O BOX 246  
 City/ST/Zip PIOCHE, NV 89043

**COMPANY/PERSON REQUESTING RECORDING (required if not the Seller or Buyer)**

Company Name: Cow County Title Co. Escrow No. 45825  
 P.O. Box 518  
 Address: Pioche, Nevada 89043