

Official Record

Recording requested By  
FIRST AMERICAN TITLE COMPANY

Lincoln County - NV

Leslie Boucher - Recorder

Fee: \$15.00 Page 1 of 2  
RPTT: \$113.10 Recorded By: AE  
Book- 284 Page- 0094



A.P. No. 001-333-41  
Escrow No. 116-2457473-dp/VT  
R.P.T.T. \$113.10

WHEN RECORDED RETURN TO:

Stephen Pellegrino and Jennifer Pellegrino  
HC 31 Box 704  
Sandy Valley, NV 89019

MAIL TAX STATEMENTS TO:

Stephen Pellegrino and Jennifer Pellegrino  
HC 31 Box 704  
Sandy Valley, NV 89019

**GRANT, BARGAIN and SALE DEED**

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

Lavell H. Helf and Mary I. Walters, Trustees of The Helf-Walters Family Trust dated 07-03-2004

do(es) hereby GRANT, BARGAIN and SELL to

Stephen Pellegrino and Jennifer Pellegrino, 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:

**THAT PORTION OF THE SOUTHEAST QUARTER (SE1/4) OF THE SOUTHWEST QUARTER (SW1/4) OF SECTION 10, TOWNSHIP 1 NORTH, RANGE 67 EAST, M.D.B. AND M., LINCOLN COUNTY, NEVADA, DESCRIBED AS FOLLOWS:**

**PARCEL 27 OF SUBSEQUENT PARCEL MAP FOR J AND S PROPERTIES RECORDED JULY 12, 2004 IN PLAT BOOK C, PAGE 64 AS FILE NO 122623 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: 11/19/2013



Lavell H. Helf and Mary I. Walters, Trustees  
of The Helf-Walters Family Trust dated 07-03-2004

*Lavell H. Helf* *Trustee*  
Lavell H. Helf, Trustee

*Mary I. Walters*, *Trustee*  
Mary I. Walters, Trustee

STATE OF NEVADA )

: ss.

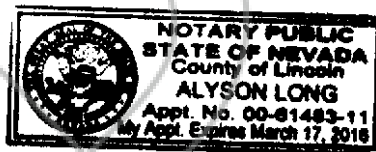
COUNTY OF CLARK  
*Lincoln*

This instrument was acknowledged before me on  
11/22/2013 by

**Lavell H. Helf and Mary I. Walters.**

*Alyson Long*  
Notary Public

(My commission expires: 3-17-14 )



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated 11/19/2013 under Escrow No. 116-2457473

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STATE OF NEVADA  
DECLARATION OF VALUE

- 1. Assessor Parcel Number(s)
  - a) 001-333-41
  - 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 \_\_\_\_\_

|                                   |             |
|-----------------------------------|-------------|
| <b>FOR RECORDERS OPTIONAL USE</b> |             |
| Book _____                        | Page: _____ |
| Date of Recording: _____          |             |
| Notes: _____                      |             |

- 3. a) Total Value/Sales Price of Property: \$29,000.00
- b) Deed in Lieu of Foreclosure Only (value of (\$ \_\_\_\_\_))
- c) Transfer Tax Value: \$29,000.00
- d) Real Property Transfer Tax Due \$113.10

- 4. **If Exemption Claimed:**
  - a. Transfer Tax Exemption, per 375.090, Section: \_\_\_\_\_
  - b. Explain reason for exemption: \_\_\_\_\_

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 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: [Signature] Capacity: Agent  
Signature: \_\_\_\_\_ Capacity: \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION**  
(REQUIRED)

**BUYER (GRANTEE) INFORMATION**  
(REQUIRED)

Print Name: Lavell H. Helf and Mary I. Walters  
Address: Post Office Box 191  
City: Pioche  
State: NV Zip: 89043

Print Name: Stephen Pellegrino and Jennifer Pellegrino  
Address: 4525 Bennett Drive  
City: Las Vegas  
State: NV Zip: 89121

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

First American Title Insurance  
Print Name: Company Lenders Advantage File Number: 116-2457473 dp/dp  
Address 2500 Paseo Verde Parkway, Suite 120  
City: Henderson State: NV Zip: 89074

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