

**Official Record**

Recording requested By  
FIRST AMERICAN TITLE COMPANY

**Lincoln County - NV**

**Leslie Boucher - Recorder**

Fee: \$41.00

Page 1 of 3

RPTT: \$185.25

Recorded By: AE

Book- 286 Page- 0669



**APN: 003-171-12**  
**RECORDING REQUESTED BY:**  
**FIDELITY NATIONAL TITLE**  
**WHEN RECORDED MAIL TO:**  
**MAIL TAX STATEMENT TO:**  
**LENARD D. SMITH**  
**P.O. BOX 443**  
**CALIENTE, NV 89008**

**AFFIX R.P.T.T. \$185.25**

**ESCROW NO: 00027709-007-EA**

**GRANT, BARGAIN, SALE DEED**

THIS INDENTURE WITNESSETH: That

Clifford Jenson and Amy Jo Jenson, Husband and Wife as Joint Tenants

in consideration of \$10.00 and other valuable consideration, the receipt of which is hereby acknowledged, do hereby Grant, Bargain, Sell and Convey to

Lenard D. Smith, an unmarried man

all that real property situated in the County of Lincoln, State of Nevada, bounded and described as follows:

**SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.**

- Subject to:
1. Taxes for the current fiscal year, paid current.
  2. Conditions, covenants, restrictions, reservations, rights, rights of way and easements now of record, if any.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.



Witness my/our hand(s) this 25<sup>th</sup> day of APRIL, 2014.

Clifford Jensen  
Clifford Jensen

Amy Jo Jensen  
Amy Jo Jensen

STATE OF NEVADA  
COUNTY OF LINCOLN

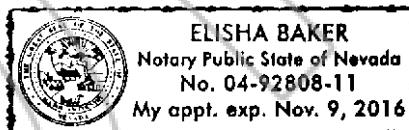
} ss:

On this 25<sup>th</sup> April 2014  
appeared before me, a Notary Public,

Clifford Jensen  
Amy Jo Jensen

personally known or proven to me to  
be the person(s) whose name(s) is/are  
subscribed to the above instrument,  
who acknowledged that he/she/they  
executed the instrument for the  
purposes therein contained.

Elisha Baker  
Notary Public



My commission expires: 11-9-16

**NOTARY JURAT FOR GRANT, BARGAIN, SALE DEED  
FOR ESCROW NO.: 00027709-007EA**



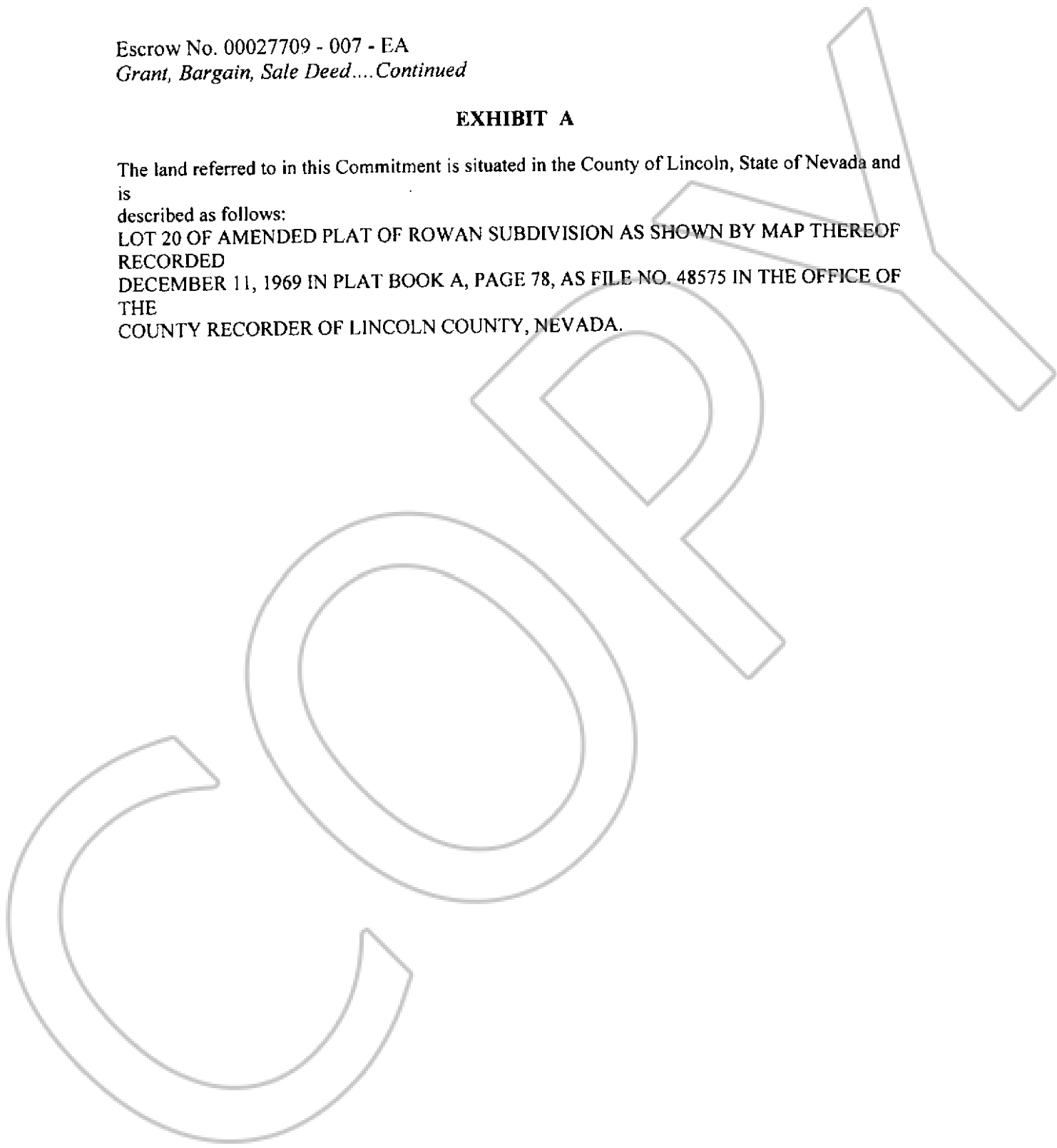
Escrow No. 00027709 - 007 - EA  
*Grant, Bargain, Sale Deed....Continued*

**EXHIBIT A**

The land referred to in this Commitment is situated in the County of Lincoln, State of Nevada and is

described as follows:

LOT 20 OF AMENDED PLAT OF ROWAN SUBDIVISION AS SHOWN BY MAP THEREOF  
RECORDED  
DECEMBER 11, 1969 IN PLAT BOOK A, PAGE 78, AS FILE NO. 48575 IN THE OFFICE OF  
THE  
COUNTY RECORDER OF LINCOLN COUNTY, NEVADA.



Recording requested By  
FIRST AMERICAN TITLE COMPANY

STATE OF NEVADA  
DECLARATION OF VALUE FORM

Lincoln County - NV  
Leslie Boucher - Recorder

Page 1 of 2 Fee: \$41.00  
Recorded By: AE RPTT: \$185.25  
Book- 286 Page- 0669

1. Assessor Parcel Number(s)
  - a) 003-171-12
  - b) \_\_\_\_\_
  - c) \_\_\_\_\_
  - d) \_\_\_\_\_

2. Type of Property:
 

a) <input type="checkbox"/> Vacant Land	b) <input checked="" type="checkbox"/> Single Fam. Res.
c) <input type="checkbox"/> Condo/Twnhse	d) <input type="checkbox"/> 2-4 Plex
e) <input type="checkbox"/> Apt. Bldg.	f) <input type="checkbox"/> Comm'l/Ind'l
g) <input type="checkbox"/> Agricultural	h) <input type="checkbox"/> Mobile Home
i) <input type="checkbox"/> Other _____	

<b>FOR RECORDER'S OPTIONAL USE ONLY</b>
Document/Instrument # _____
Book: _____ Page: _____
Date of Recording: _____
Notes: _____

3. Total Value/Sales Price of Property: \$47,500.00  
 Deed in Lieu of Foreclosure Only (value of property): (0.00)  
 Transfer Tax Value: \$47,500.00  
 Real Property Transfer Tax Due: \$ 185.25

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% per month.

**Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.**

Signature \_\_\_\_\_

Capacity Grantor

Signature Lenard D. Smith

Capacity Grantee

**SELLER (GRANTOR) INFORMATION**

**BUYER (GRANTEE) INFORMATION**

(REQUIRED)

(REQUIRED)

Print Name Clifford Jensen and Amy Jo Jensen

Print Name: Lenard D. Smith

Address: P.O. Box 741

Address: PO Box 443

City, St., Zip: Caliente, NV 89008

City, St., Zip: Caliente NV 89008

**COMPANY REQUESTING RECORDING**

Print Name: Fidelity National Title Agency of Nevada, Inc.  
Address: 736 W. Pioneer Blvd., Suite 101  
City/State/Zip: Mesquite, NV 89027

Escrow #: 00027709-007

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED

First American Title  
2500 Paseo Verde Pkwy #120  
Henderson NV 89074



**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
- a) 003-171-12
  - b) \_\_\_\_\_
  - c) \_\_\_\_\_
  - d) \_\_\_\_\_

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  - 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 \_\_\_\_\_

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**Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.**

Signature *Clifford Jenson and Amy Jo Jenson* Capacity Grantor

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

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

Print Name: Clifford Jenson and Amy Jo Jenson

Address: P.O. Box 741

City, St., Zip: Caliente, NV 89008

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

Print Name: Lenard D. Smith

Address: PO BOX 443

City, St., Zip: PIOCE NV 89043

**COMPANY REQUESTING RECORDING**

Print Name: Fidelity National Title Agency of Nevada, Inc.

Address: 736 W. Pioneer Blvd., Suite 101

City/State/Zip: Mesquite, NV 89027

Escrow #: 00027709-007

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2500 Paseo Verde Pkwy #12  
Henderson NV 89074*