

Official RecordRecording requested By
FIRST AMERICAN TITLE COMPANY

Lincoln County - NV

Leslie Boucher - Recorder

Fee: \$15.00 Page 1 of 2
RPTT: \$1,014.00 Recorded By: AE
Book- 287 Page- 0283

A.P.N.: 012-200-19
File No: 119-2462104 (EDH)
R.P.T.T.: \$1,014.00



When Recorded Mail To: Mail Tax Statements To:
Aaron M. McRory
P.O. Box 731
Panaca, NV 89042

GRANT, BARGAIN and SALE DEED

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

Constance M. Wells, trustee of the The Wells Family Trust dated August 7, 1998 who
Acquired title as The Wells Family Trust

do(es) hereby *GRANT, BARGAIN and SELL* to

Aaron M. McRory, an unmarried man and Natalie M. Mellum, an unmarried woman as
joint tenants

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

**A PORTION OF THE SOUTHEAST QUARTER (SE 1/4) OF THE NORTHEAST QUARTER
(NE 1/4) OF SECTION 17, TOWNSHIP 2 SOUTH, RANGE 68 EAST, M.D.B.& M., MORE
PARTICULARLY DESCRIBED AS:**

**PARCEL 3 OF THAT CERTAIN PARCEL MAP RECORDED SEPTEMBER 23, 1980 IN THE
OFFICE OF THE COUNTY RECORDER OF LINCOLN COUNTY, NEVADA IN BOOK A OF
PLATES, PAGE 167 AS FILE NO. 69799, LINCOLN COUNTY, NEVADA RECORDS.**

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: 02/27/2014



Constance M. Wells, trustee of the The Wells Family Trust dated August 7, 1998 who Acquired title as The Wells Family Trust

Constance M. Wells Trustee
Constance M. Wells, Trustee

STATE OF **NEVADA**)
: **ss.**
COUNTY OF **CLARK**)

This instrument was acknowledged before me on

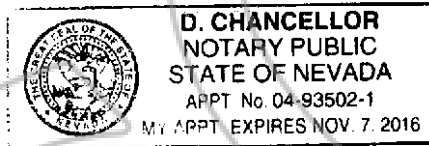
5-21-14 by

The Wells Family Trust.

D Chancellor
Notary Public

(My commission expires: 11-7-16)

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated 05/20/2014 under Escrow No. 119-2462104



D. Chancellor
04-93502-1
EXP 11-7-16

Recording requested By
FIRST AMERICAN TITLE COMPANY

STATE OF NEVADA
DECLARATION OF VALUE

Lincoln County - NV
Leslie Boucher - Recorder

Page 1 of 2 Fee: \$15.00
Recorded By: AE RPTT: \$1,014.00
Book - 287 Page - 0283

- 1. Assessor Parcel Number(s)
 - a) 012-200-19
 - 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

FOR RECORDERS OPTIONAL USE	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

- 3. a) Total Value/Sales Price of Property: \$260,000.00
- b) Deed in Lieu of Foreclosure Only (value of (\$ _____))
- c) Transfer Tax Value: \$260,000.00
- d) Real Property Transfer Tax Due \$1,014.00

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)

Constance M. Wells, trustee of
the The Wells Family Trust dated
Print Name: August 7, 1998

Address: 9497 Sand Reef Apartment C

City: Las Vegas

State: NV Zip: 89147

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Aaron M. McRory [Signature]

Address: P.O. Box 731

City: Panaca

State: NV Zip: 89042

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

First American Title Insurance

Print Name: Company File Number: 119-2462104 EDH/dc

Address: 7251 West Lake Mead Blvd, Suite 100

City: Las Vegas State: NV Zip: 89128



**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
- a) 012-200-19
 - 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'/Ind'l
 - g) Agricultural
 - h) Mobile Home
 - i) Other _____

FOR RECORDERS OPTIONAL USE	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. a) Total Value/Sales Price of Property: \$260,000.00
- b) Deed in Lieu of Foreclosure Only (value of \$ _____)
- c) Transfer Tax Value: \$260,000.00
- d) Real Property Transfer Tax Due \$1,014.00

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

5. Partial Interest: Percentage being transferred: _____ %
- 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: *[Handwritten Signature]*

Signature: *[Handwritten Signature]*

Capacity: *Grantee*

Capacity: *Grantee*

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: The Wells Family Trust

Address: 9497 Sand Reef Apartment C

City: Las Vegas

State: NV Zip: 89147

Print Name: Aaron M. McRory

Address: 945 Whitewash Road

City: Panaca

State: NV Zip: 89042

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

First American Title Insurance

Print Name: Company

Address: 7251 West Lake Mead Blvd, Suite 100

City: Las Vegas

File Number: 119-2462104 EDH/dc

State: NV Zip: 89128

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