

Official RecordRecording requested By
FIRST AMERICAN TITLE COMPANY

Lincoln County - NV

Leslie Boucher - Recorder

Fee: \$16.00 Page 1 of 3
RPTT: \$702.00 Recorded By: AE
Book- 291 Page- 0001A.P. No. 004-114-04
Escrow No. 116-2469851-dp/VT
R.P.T.T. \$702.00**WHEN RECORDED RETURN TO:**Justin Rasmussen and Jill Rasmussen
P.O. Box 601
Alamo, NV 89001**MAIL TAX STATEMENTS TO:**Justin Rasmussen and Jill Rasmussen
P.O. Box 601
Alamo, NV 89001

0146328

GRANT, BARGAIN and SALE DEED

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

Wade C. Poulsen and Tracie L. Poulsen, husband and wife

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

Justin Rasmussen and Jill Rasmussen, 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 NORTHEAST QUARTER (NE 1/4) OF THE NORTHWEST QUARTER (NW 1/4) OF SECTION 8, TOWNSHIP 7 SOUTH, RANGE 61 EAST M.D.B. & M., DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST (NE) CORNER OF THAT CERTAIN PARCEL DESCRIBED IN DEED TO ELMER BINGHAM RECORDED AUGUST 1, 1952 IN BOOK "J-1" OF REAL ESTATE DEEDS, PAGE 261, LINCOLN COUNTY RECORDS, SAID POINT BEING ALSO THE NORTHWEST (NW) CORNER OF THE PROPERTY BELONGING TO PRESS LAMB ON THE 23RD DAY OF JULY, 1955 AND RUNNING THENCE WEST FOUR HUNDRED NINETY-FIVE (495) FEET TO A POINT OF THE EAST RIGHT OF WAY LINE OF 1ST WEST STREET, ALAMO TOWNSITE; THENCE RUNNING ALONG SAID RIGHT OF WAY LINE SOUTH TWO HUNDRED SEVENTEEN (217) FEET TO THE SOUTHWEST (SW) CORNER OF THAT CERTAIN PARCEL DESCRIBED IN DEED TO J.M. BINGHAM RECORDED MARCH 31, 1955 IN BOOK "K-1" OF REAL ESTATE DEEDS, PAGE 103, LINCOLN COUNTY RECORDS, SAID POINT BEING THE TRUE POINT OF BEGINNING; THENCE CONTINUING SOUTH ONE HUNDRED TEN (110) FEET TO A POINT; THENCE EAST NINETY-FIVE (95) FEET TO A CEMENT IRRIGATION DITCH; THENCE NORTHEASTERLY ALONG SAID CEMENT DITCH ONE HUNDRED TEN (110) FEET MORE OR LESS TO THE SOUTHEAST (SE) CORNER OF THE AFOREMENTIONED J.M. BINGHAM PARCEL; THENCE WEST ALONG THE SOUTH LINE OF SAID J.M. BINGHAM PARCEL ONE HUNDRED TWENTY-TWO (122) FEET TO THE TRUE POINT OF BEGINNING.



TOGETHER WITH

**BEGINNING AT A POINT ON THE EAST SIDE OF THE SOUTHERN EXTENSION OF FIRST WEST STREET FROM WHICH THE NORTHWEST CORNER OF THE SAID SECTION 8 BEARS N 69°24'37" W 1898.57';
THENCE N 89°35'19" E 124.50' TO A REFERENCE MONUMENT (A #5 REBAR WITH CAP STAMPED REF-MONUMENT PLS 12751);
THENCE CONTINUING 8.36' TO THE CENTERLINE OF THE CONCRETE LINED IRRIGATION CANAL;
THENCE S 16°28'18" W 6.8' ALONG SAID CENTERLINE;
THENCE S 89°46'20" W 130.83' TO THE EAST RIGHT OF WAY OF THE SOUTH EXTENSION OF FIRST WEST STREET;
THENCE N 00°55'19" W 6.09' ALONG THE SAID EAST RIGHT OF FIRST WEST STREET TO THE POINT OF BEGINNING.**

TOGETHER WITH

**BEGINNING AT THE SOUTHEAST CORNER OF THIS BOUNDARY LINE ADJUSTMENT IN THE CENTERLINE OF THE SAID CONCRETE LINED CANAL FROM WHICH A REFERENCE MONUMENT, A REBAR WITH CAP STAMPED REF MONUMENT PLS 12751 BEARS N 89°46'20" E 8.35' AND FROM WHICH THE NORTHWEST CORNER OF SAID SECTION 8 BEARS N 67° 19' 55" W 2032.65';
THENCE S 89° 46' 20" W 26.47';
THENCE N 28° 11' 00" E 125.05 TO THE SAID CENTERLINE;
THENCE S 16° 29' 18" W 114.85' ALONG THE SAID CENTERLINE TO THE POINT OF BEGINNING.**

NOTE : THE ABOVE METES AND BOUNDS DESCRIPTION APPEARED PREVIOUSLY IN THAT CERTAIN DOCUMENT RECORDED DECEMBER 30, 2013, IN BOOK 284, PAGE 433, AS INSTRUMENT NO. 144747

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: 09/17/2014



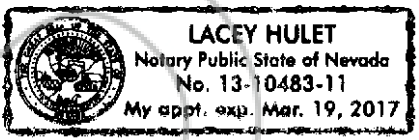
Wade C. Poulsen
Wade C. Poulsen

Tracie L. Poulsen
Tracie L. Poulsen

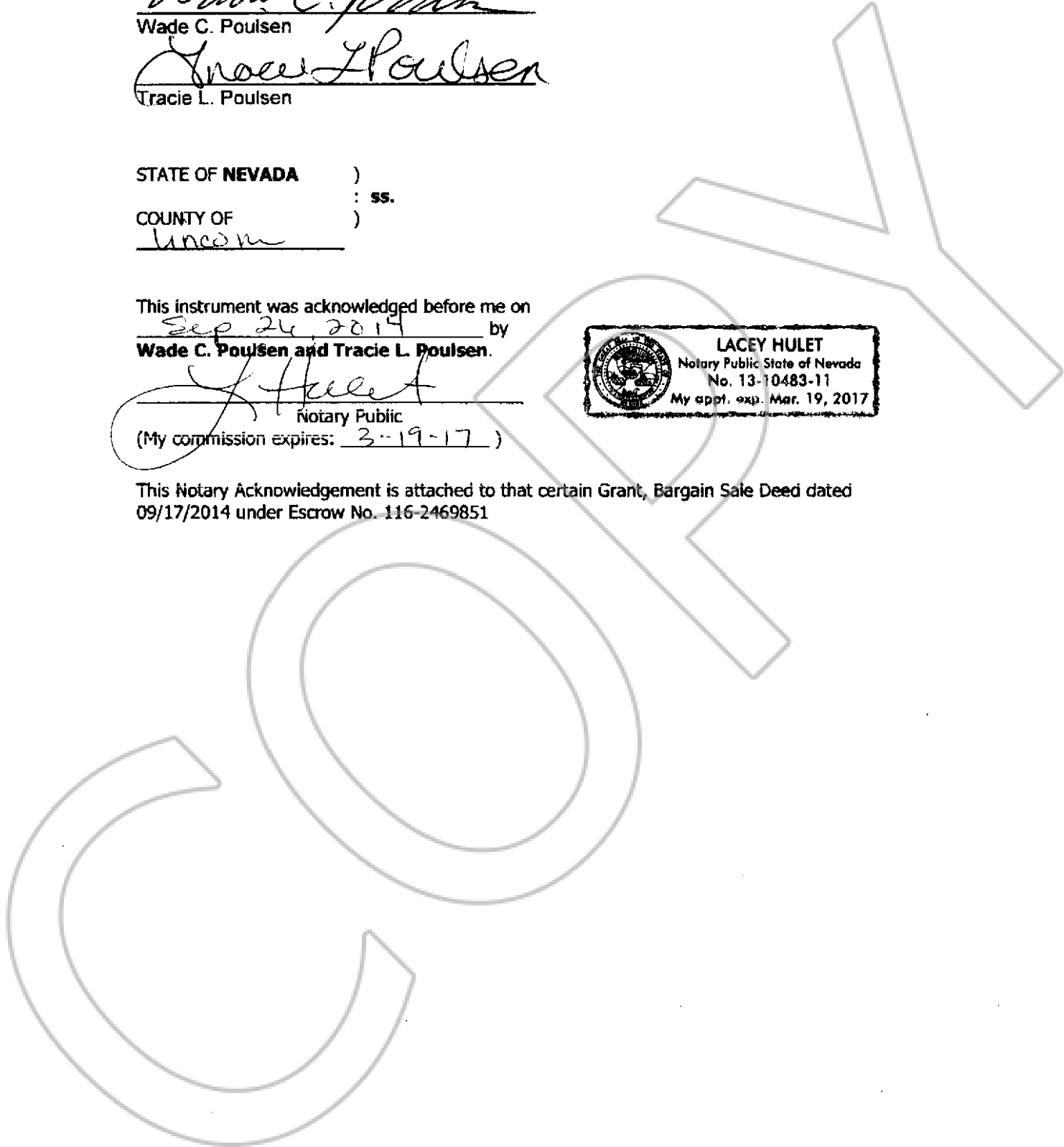
STATE OF NEVADA)
 : ss.
COUNTY OF)
Lincoln

This instrument was acknowledged before me on
Sep 24, 2014 by
Wade C. Poulsen and Tracie L. Poulsen.

Lacey Hulet
Notary Public
(My commission expires: 3-19-17)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated
09/17/2014 under Escrow No. 116-2469851



STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)

- a) 004-114-04 _____
- b) _____
- c) _____
- d) _____

Recording requested By
FIRST AMERICAN TITLE COMPANY

Lincoln County - NV
Leslie Boucher - Recorder

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 REC
Page 1 of 1 Fee: \$16.00
Recorded By: AE RPTT: \$702.00
Book- 291 Page- 0001
Book _____ Page: _____
Date of Recording: _____
Notes: _____

- 3. a) Total Value/Sales Price of Property: \$179,600.00
- b) Deed in Lieu of Foreclosure Only (value of (\$ _____))
- c) Transfer Tax Value: \$179,600.00
- d) Real Property Transfer Tax Due \$702.00

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]
Signature: [Signature]

Capacity: Grantee
Capacity: Grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Wade C. Poulsen and Tracie L.
Print Name: Poulsen
Address: P.O. Box 684
City: Alamo
State: NV Zip: 89001

Justin Rasmussen and Jill
Print Name: Rasmussen
Address: P.O. Box 601
City: Alamo
State: NV Zip: 89001

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

First American Title Insurance
Print Name: Company
Address: 2500 Paseo Verde Parkway, Suite 120
City: Henderson

File Number: 116-2469851 dp/dp
State: NV Zip: 89074

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