

Official Record

Recording requested By
SMITH & SHAPIRO

Lincoln County - NV
Leslie Boucher - Recorder

Fee: \$17.00

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RPTT:

Recorded By: HB

Book- 293 Page- 0438



0146957

APN 001-270-28

APN _____

APN _____

GRANT BARGAIN SALE DEED

Title of Document

Affirmation Statement

XXX I, the undersigned hereby affirm that the attached document, including any exhibits, hereby submitted for recording **does not contain** the social security number, driver's license or identification card number, or any "Personal Information" (as defined by NRS 603A.040) of any person or persons. (Per NRS 239B.030)

_____ I, the undersigned hereby affirm that the attached document, including any exhibits, hereby submitted for recording **does contain** the social security number, driver's license or identification card number, or any "Personal Information" (as defined by NRS 603A.040) of a person or persons as required by law:

(State specific law)

Carol A. Robinson, Paralegal

Signature

Title

CAROL A. ROBINSON, Paralegal
Print

February 23, 2015

Date

Grantees address and mail tax statement:

JAMES L. PARK & LESLIE A. PARK, Co-Trustees

341 Longacres Drive

Henderson, NV 89015

APN: 001-270-28

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That JAMES L. PARK, an unmarried man, without consideration, does hereby Grant, Bargain, Sell and Convey to JAMES L. PARK and LESLIE A. PARK, Co-Trustees of the JAMES L. PARK SEPARATE PROPERTY TRUST, dated February 23, 2015, as amended, or restated, or his successors, all of his right, title and interest in that real property situated in the County of Clark, State of Nevada, bounded and described as follows:

SITUATED WITHIN THE (NE1/4) (NE 1/4) (SE 1/4) OF SECTION 11, T.I.N., R.67E., M.D.M., TOWN OF PIOCHE, LINCOLN COUNTY, STATE OF NEVADA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: PARCEL SEVENTY ONE (71), (NW1/4, NE1/4, NE1/4, SE1/4), AS SHOWN ON THAT CERTAIN PARCEL MAP RECORDED JANUARY 31, 2007 IN PLAT BOOK "C" PAGE 306, AS FILE NO. 0128315, IN THE OFFICE OF THE COUNTY RECORDER OF LINCOLN COUNTY, NEVADA. (A.P.N. 001-270-28).

PER N.R.S. 111.312, THIS LEGAL DESCRIPTION WAS PREVIOUSLY RECORDED AS DOCUMENT No. 0143114, ON MAY 15, 2013, IN THE OFFICE OF THE RECORDER OF LINCOLN COUNTY, NEVADA.

SUBJECT TO: Powers of Trustee attached hereto as Exhibit "A" and by this reference incorporated herein.

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

GRANTEES ADDRESS: James L. Park & Leslie A. Park, Co-Trustees
341 Longacres Dr.
Henderson, NV 89015

{Signature and Notary Acknowledgment Follow on Next Page}



EXHIBIT "A"
POWERS OF TRUSTEES

JAMES L. PARK and LESLIE A. PARK, Trustees, are hereby vested with complete powers of disposition of the real estate herein described, including the power to plat, sell, encumber, mortgage and convey as a whole or in parcels, and no person dealing with said Trustees shall be obligated to look beyond the terms of this instrument for power in the Trustees to sell, encumber, mortgage or convey, the real estate described herein.

Said Grantees are likewise hereby excused from any and all duties of diligence and responsibility respecting the propriety of any act of said Trustees purporting to be done under or by virtue of the terms of this issue.

This conveyance is made in Trust pursuant to and in accordance with the "**JAMES L. PARK SEPARATE PROPERTY TRUST**" which was executed on February 23, 2015.

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STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number
a) 001-270-28
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 RECORDER OPTIONAL USE ONLY
Document/Instrument #: _____
Book _____ Page: _____
Date of Recording: _____
CERT. OF TRUST ON FILE PPD

3. Total Value/Sales Price of Property \$ _____
Deed in Lieu of Foreclosure Only (value of property) () _____
Transfer Tax Value: \$ _____
Real Property Transfer Tax Due \$ _____ 0

4. If Exemption Claimed:

- a. Transfer Tax Exemption per NRS 375.090, Section 7
b. Explain Reason for Exemption: Transfer without consideration to or from a Trust

5. Partial Interest: Percentage being transferred: N/A%

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 _____ Grantor _____
Signature [Signature] Capacity _____ Grantee _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: LESLIE A. PARK, Attorney in Fact
for JAMES L. PARK
Address: 341 Longacres Dr.
City: Henderson
State: NV Zip: 89015

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: JAMES L. PARK SEPARATE
PROPERTY TRUST
Address: 341 Longacres Dr.
City: Henderson
State: NV Zip: 89015

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

Print Name: Smith & Shapiro, Plc Escrow #: _____
Address: 2520 St. Rose Pkwy #220
City: Henderson State: NV Zip: 89074