

Official RecordRecording requested By
DYLAN V. FREHNERLincoln County - NV
Leslie Boucher - RecorderFee: \$15.00 Page 1 of 2
RPTT: \$682.50 Recorded By: AE
Book- 299 Page- 0065

APN: 001-201-71

RETURN RECORDED DEED TO:

Justin Cooper Cheney
Loralee Price Cheney
P.O. Box
Pioche, Nevada 89043

GRANTEE/MAIL TAX STATEMENTS TO:

Justin Cooper Cheney
Loralee Price Cheney
P.O. Box
Pioche, Nevada 89043**JOINT TENANCY GRANT, BARGAIN AND SALE DEED**

THIS INDENTURE, made and entered into this 9 day of October, 2015, between, Vaughn Kay Phillips, Trustee and Donna Mae Phillips, Trustee of the Vaughn Kay Phillips and Donna Mae Phillips Family Living Trust dated the 14th day of July 1995, and as, the party of the first part, hereinafter referred to as "GRANTORS", and, Justin Cooper Cheney and Loralee Price Cheney, husband and wife, as joint tenants with full right of survivorship and as, the party of the second part, hereinafter referred to as "GRANTEES."

WITNESSETH:

That the GRANTOR, in consideration of Ten Dollars (\$10), lawful money of the United States of America, and other good and valuable consideration, in hand paid by the GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, do hereby grant, bargain and sale unto the GRANTEES, and to their heirs and assigns, forever, all their right, title and interest in and to those certain lots, pieces and parcels of land situate at 405 Wheeler Way, Pioche, County of Lincoln, State of Nevada, and more particularly described as follows, to-wit:

APN 001-201-71, and further described as:

Parcel B of the Land Division Parcel Map for Vaughn Kay Phillips and Donna Mae Phillips Trustees of the Vaughn Kay Phillips and Donna Mae Phillips Family Living Trust dated the 14th day of July 1995, recorded in the office of the County Recorder of Lincoln County, on December 30, 2013, as Document No. 0144749 and found in Plat Book D, page 0111. Located In Section 15, Township 1 North, Range 67 East, M.D.M., Town of Pioche, Lincoln County, Nevada.

TOGETHER WITH all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining and the reversion(s),

STATE OF NEVADA
DECLARATION OF VALUE

Recording requested By
DYLAN V. FREHNER

Lincoln County - NV
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Page 1 of 2 Fee: \$15.00
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- 1. Assessor Parcel Number(s)
 - a. 001-201-71
 - 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 |
| <input type="checkbox"/> Other | |

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

- 3.a. Total Value/Sales Price of Property \$ ~~25,000.00~~ ^{AM} 175,000.00
- b. Deed in Lieu of Foreclosure Only (value of property (_____)
- c. Transfer Tax Value: \$ 682.50
- d. Real Property Transfer Tax Due \$ 175,682.50

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 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 Naughn Kay Phillips - Trustee Capacity: Grantor

Signature [Signature] Capacity: Grantee

SELLER (GRANTOR) INFORMATION (REQUIRED)

Print Name: See Attached
Address: _____
City: _____
State: _____ Zip: _____

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: See Attached
Address: _____
City: _____
State: _____ Zip: _____

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

Print Name: Dylan V. Frehner
Address: P.O. Box 517
City: Pioche

Escrow # N/A
State: NV Zip: 89043



STATE OF NEVADA
DECLARATION OF VALUE
GRANTOR/GRANTEE
INFORMATION

GRANTOR

Vaughn Kay Phillips, Trustee
Donna Mae Phillips, Trustee
Of the Vaughn Kay Phillips and Donna Mae Phillips Family
Family Living Trust dated the 14th day of July 1995
P.O. Box 454
Pioche, Nevada 89043

GRANTEE

Justin Cooper Cheney
Lorelee Price Cheney
P.O. Box 624
Pioche, Nevada 89043

