

Official Record

Recording requested By
DAVID BINDRUP LAW FIRM

Lincoln County - NV

Leslie Boucher - Recorder

Fee: \$16.00 Page 1 of 3
RPTT: Recorded By: AE
Book- 306 Page- 0145



APN: 004-161-05

When Recorded, Mail to:
DAVID BINDRUP LAW FIRM, PLLC
10424 S Eastern Ave, Suite 101
Henderson, NV 89052

Mail Tax Statements to:
SCOTT M. FOWLES
2440 Turtle St.
Pahrump, NV 89048

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That SCOTT M. FOWLES, a married man, for good and other valuable consideration, does hereby Grant, Bargain, Sell and Convey to SCOTT M. FOWLES, Trustee of the ALAMO TRUST dated July 14, 2016, or his successors, all of his right, title and interest in that real property situated in the County of Lincoln, State of Nevada, bounded and described as follows:

See the Legal Description, attached hereto as Exhibit "A".

Commonly known as: 680 Box Canyon Rd., Alamo, NV 89001

GRANTEES' ADDRESS: ALAMO TRUST
680 Box Canyon Rd.
Alamo, NV 89001

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

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

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Witness his hand this July 14, 2016.

Scott M. Fowles
SCOTT M. FOWLES

STATE OF NEVADA)
) ss.
COUNTY OF LINCOLN)

On this July 14, 2016, before me the undersigned, a Notary Public in and for the said County of Clark, State of Nevada, personally appeared SCOTT M. FOWLES, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument, the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.

David Bindrup
NOTARY PUBLIC

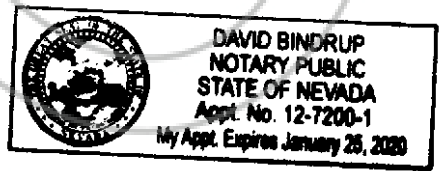




EXHIBIT "A"
LEGAL DESCRIPTION

The land referred to is situated in the County of Lincoln, State of Nevada, and is described as follows:

LOT 5 IN BLOCK 2 OF ALAMO WEST SUBDIVISION-PHASE II, AS SHOWN BY MAP THEREOF RECORDED OCTOBER 15, 1993 IN PLAT BOOK A, PAGE 392, AS FILE NO. 101044 IN THE OFFICE OF THE COUNTY RECORDER OF LINCOLN COUNTY, NEVADA.

EXHIBIT "B"
POWERS OF TRUSTEES

SCOTT M. FOWLES, Trustee, is 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 Grantee is likewise hereby excused from any and all duties of diligence and responsibility respecting the propriety of any act of said Trustee 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 "ALAMO TRUST" which was executed on July 14, 2016.

STATE OF NEVADA
DECLARATION OF VALUE FORM

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Page 1 of 1 Fee: \$16.00
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- 1. Assessor Parcel Number(s)
a) 004-161-05
b)
c)

- 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
 Other

FOR RECORDER'S OPTION USE ONLY
Book: _____ Page: _____
Date of Recording: _____
Notes: Trust on File

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

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: _____ %

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 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's Attorney

Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: SCOTT M. FOWLES
Address: 680 Box Canyon Rd.
City: Alamo
State: NV Zip: 89001

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: ALAMO TRUST
Address: 2440 Turtle St.
City: Pahrump
State: NV Zip: 89048

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

Print Name: David Bindrup Law Firm, PLLC Escrow #: _____
Address: 10424 S Eastern Ave, Suite 101
City: Henderson State: Nevada Zip: 89052

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILED