

Official Record

Recording requested By
FIRST AMERICAN TITLE COMPANY

Lincoln County - NV
Leslie Boucher - Recorder

Fee: **\$40.00** Page 1 of 2
RPTT: \$370.50 Recorded By: AE
Book- 306 Page- 0282



A.P. No. 001-046-12
Escrow No. 116-2507175-dp/VT
R.P.T.T. \$370.50

WHEN RECORDED RETURN TO:

Julie Bryant
168 Lilith Avenue
Pioche, NV 89043

MAIL TAX STATEMENTS TO:

Julie Bryant
168 Lilith Avenue
Pioche, NV 89043

GRANT, BARGAIN and SALE DEED

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

Clarence Johnson and Jean D. Johnson, husband and wife as joint tenants with right of survivorship

do(es) hereby GRANT, BARGAIN and SELL to

Julie Bryant, an unmarried woman

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

THE NORTH HALF OF LOT NUMBERED FIFTEEN (15) AND THE EAST 16 3/4 FEET OF THE ADJOIN NORTH HALF OF LOT NUMBERED THIRTEEN (13), OF THE HENRY LEE'S SUBDIVISION IN THE TOWN OF PIOCHE, LINCOLN COUNTY, NEVADA, AS SAID LOTS AND BLOCKS ARE PLATTED AND DESCRIBED ON THE OFFICIAL PLAT OF SAID SUBDIVISION RECORDED IN THE OFFICE OF THE LINCOLN COUNTY RECORDER ON DECEMBER 18, 1908 IN BOOK A, OF PLATS, PAGE 32, AS FILE NO. 16373 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.

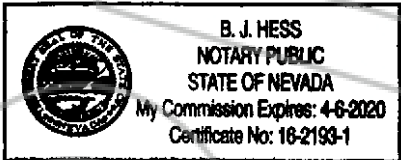
Date: 09/08/2016



Clarence Johnson
Clarence Johnson

Jean D. Johnson
Jean D. Johnson

STATE OF NEVADA)
 : ss.
COUNTY OF CLARK)



This instrument was acknowledged before me on 9/11/2016 by
Clarence Johnson and Jean D. Johnson.

[Signature]
Notary Public
(My commission expires: 4/6/2020)

B. J. Hess
#16-2193-1

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated 09/08/2016 under Escrow No. 116-2507175

STATE OF NEVADA
DECLARATION OF VALUE

DOC # DV-150305

09/30/2016 02:58 PM

Official Record

1. Assessor Parcel Number(s)

- a) 001-046-12 _____
- b) _____
- c) _____
- d) _____

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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 RECO

Page 1 of 1 Fee: \$40.00
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Book _____

Date of Recording: _____

Notes: _____

3. a) Total Value/Sales Price of Property:

\$95,000.00

b) Deed in Lieu of Foreclosure Only (value of

(\$ _____)

c) Transfer Tax Value:

\$95,000.00

d) Real Property Transfer Tax Due

\$370.50

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: _____

Capacity: _____

Signature: _____

Capacity: _____

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

(REQUIRED)

(REQUIRED)

Clarence Johnson and Jean D.

Print Name: Johnson

Print Name: Julie Bryant

Address: 478 Searchlight

Address: 168 Lilith Avenue

City: Las Vegas

City: Pioche

State: NV Zip: 89110

State: NV Zip: 89043

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

First American Title Insurance

Print Name: Company

File Number: 116-2507175 dp/bh

Address: 2500 Paseo Verde Parkway, Suite 120

City: Henderson

State: NV Zip: 89074

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