

Official RecordRecording requested By
FIRST AMERICAN TITLE COMPANY**Lincoln County - NV****Leslie Boucher - Recorder**Fee **\$40.00**

Page 1 of 2

RPTT: \$97.50

Recorded By: AE

Book- 309 Page- 0055

A.P. No. 002-270-19
Escrow No. 116-2514867-JS/VT
R.P.T.T. \$97.50



WHEN RECORDED RETURN TO: MAIL TAX STATEMENTS TO:
Jake Finlinson and Julie Finlinson
P.O. Box 173
Panaca, NV 89042

GRANT, BARGAIN and SALE DEED

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

Daryl B. Bradshaw, a married man as his sole and separate property
do(es) hereby *GRANT, BARGAIN and SELL* to

Jake Finlinson and Julie Finlinson, husband and wife as joint tenants
the real property situate in the County of Lincoln, State of Nevada, described as follows:

**A PORTION OF THE SOUTHWEST QUARTER (SW 1/4) IN SECTION 9, TOWNSHIP 2
SOUTH, RANGE 68 EAST, M.D.B.& M DESCRIBED AS FOLLOWS:**

**LOT 2B AS SHOWN BY MAP THEREOF ON FILE IN FILE C OF PARCEL MAPS, PAGE 136
IN THE OFFICE OF THE COUNTY RECORDER, OF LINCOLN COUNTY, NEVADA.**

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: 01/23/2017



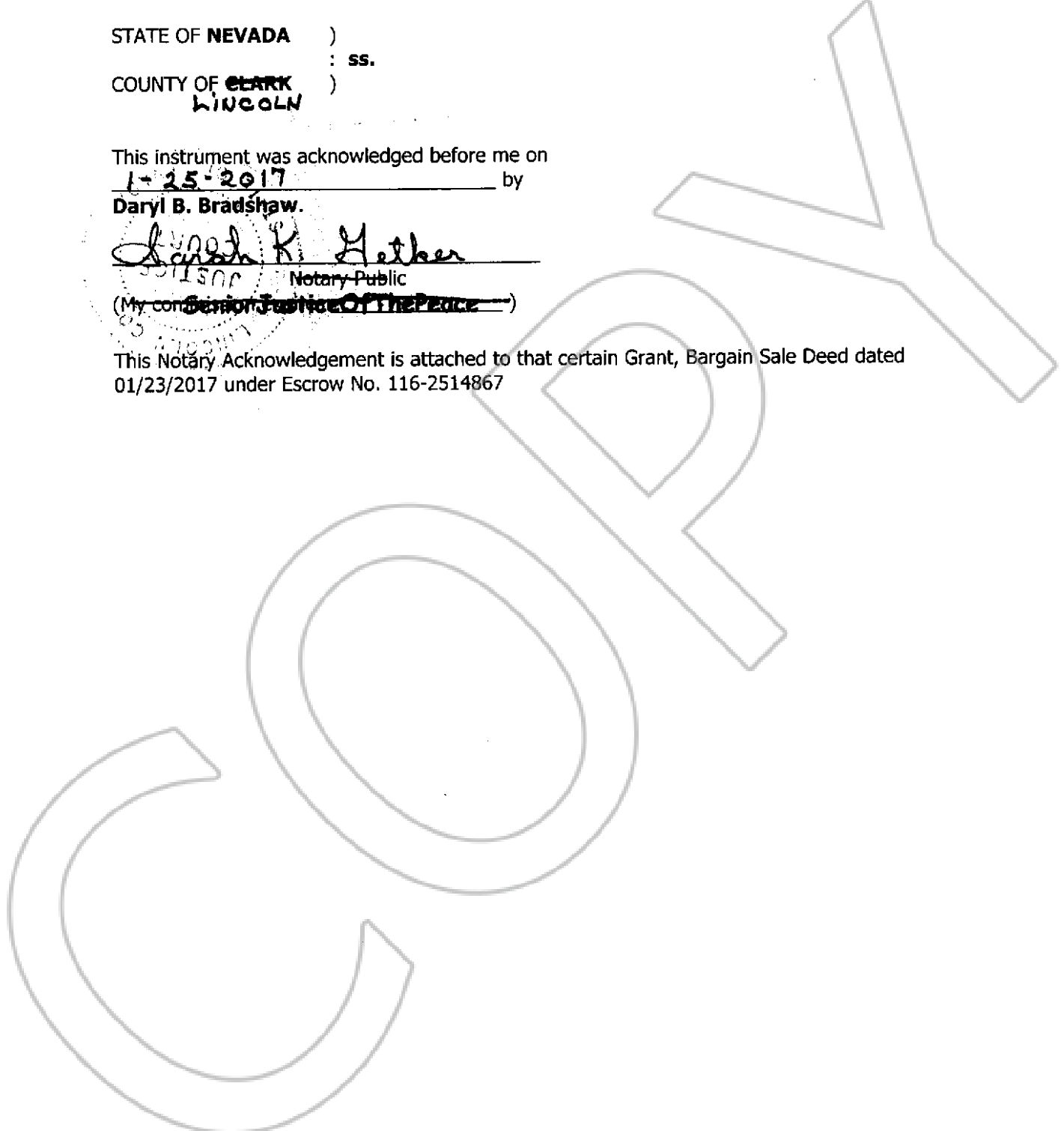
Daryl B. Bradshaw
Daryl B. Bradshaw
Daryl B. Bradshaw

STATE OF NEVADA)
 : ss.
COUNTY OF CLARK)
 LINCOLN

This instrument was acknowledged before me on
1-25-2017 by
Daryl B. Bradshaw.

Carol K. Hether
Notary Public
(My commission expires ~~01/23/2017~~)

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated 01/23/2017 under Escrow No. 116-2514867



STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
a) 002-270-19
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 _____

Book _____ Page: _____
Date of Recording: _____
Notes: _____

3. a) Total Value/Sales Price of Property: \$25,000.00
b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
c) Transfer Tax Value: \$25,000.00
d) Real Property Transfer Tax Due \$97.50

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: Daryl B. Bradshaw
Signature: _____

Capacity: Grantee
Capacity: _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Daryl B. Bradshaw
Address: P.O. Box 421
City: Panaca
State: NV Zip: 89042

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Jake Finlinson and Julie Finlinson
Address: P.O. Box 173
City: Panaca
State: NV Zip: 89042

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

Print Name: First American Title Insurance Company File Number: 116-2514867 JS/JS
Address: 2500 Paseo Verde Parkway, Suite 120
City: Henderson State: NV Zip: 89074

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