

**Official Record**Recording requested By  
FIRST AMERICAN TITLE INSURANCE COMP**Lincoln County - NV**  
**Leslie Boucher - Recorder**Fee: \$15.00 Page 1 of 2  
RPTT: \$932.10 Recorded By: AK  
Book- 312 Page- 0516

A.P. No. 002-181-12  
Escrow No. 116-2521677-dp/VT  
R.P.T.T. \$932.10



0152350

**WHEN RECORDED RETURN TO:**

Justin Bode and Sarah Bode  
1012 Hansen Street  
Panaca, NV 89042

**MAIL TAX STATEMENTS TO:**

Justin Bode and Sarah Bode  
1012 Hansen Street  
Panaca, NV 89042

**GRANT, BARGAIN and SALE DEED**

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

Louis C. Menditto, a married man as his sole and separate property

do(es) hereby *GRANT, BARGAIN and SELL* to

Justin Bode and Sarah Bode, husband and wife, as Joint Tenants with Right of Survivorship

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

**A PARCEL OF LAND WITHIN THE NORTHWEST QUARTER (NW1/4) OF THE SOUTHWEST QUARTER (SW1/4) OF SECTION 9, TOWNSHIP 2 SOUTH, RANGE 68 EAST, M.D.M., SUBJECT PARCEL BEING A PORTION OF LOT 1, BLOCK 27 ADJOINING 3RD STREET ON THE WEST AND HANSEN STREET ON THE NORTH, WITHIN PANACA NEVADA TOWNSITE, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:**

**PARCEL A OF THAT CERTAIN PARCEL MAP RECORDED MARCH 20, 1995 IN THE OFFICE OF THE COUNTY RECORDER OF LINCOLN COUNTY, NEVADA IN BOOK A OF PLATS, PAGE 441 AS FILE NO. 103205, 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.

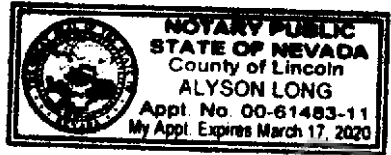
*TOGETHER* with all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Date: 06/28/2017



*Louis C. Menditto*  
Louis C. Menditto

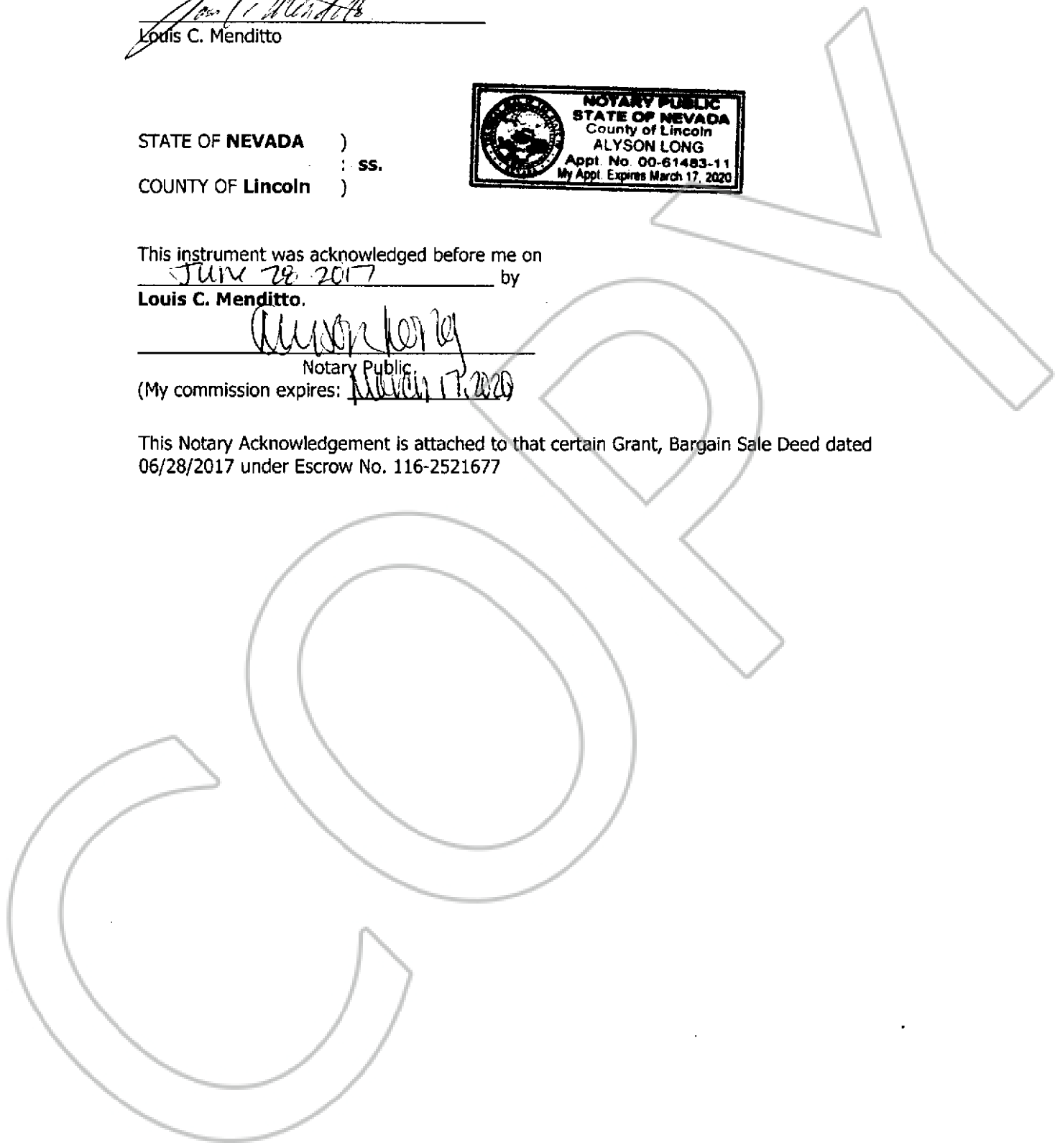
STATE OF NEVADA )  
                                  ) : ss.  
COUNTY OF Lincoln )



This instrument was acknowledged before me on  
JUNE 28 2017 by  
**Louis C. Menditto.**

*Alyson Long*  
Notary Public  
(My commission expires: March 17, 2020)

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated  
06/28/2017 under Escrow No. 116-2521677



STATE OF NEVADA  
DECLARATION OF VALUE

Recording requested By  
FIRST AMERICAN TITLE INSURANCE COMP

1. Assessor Parcel Number(s)

- a) 002-181-12
- b) \_\_\_\_\_
- c) \_\_\_\_\_
- d) \_\_\_\_\_

Lincoln County - NV  
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Page 1 of 1 Fee: \$15.00  
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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 \_\_\_\_\_

<b>FOR RECORDERS OPTIONAL USE ONLY</b>	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

- 3. a) Total Value/Sales Price of Property: \$239,000.00
- b) Deed in Lieu of Foreclosure Only (value of property) ( \$ \_\_\_\_\_ )
- c) Transfer Tax Value: \$239,000.00
- d) Real Property Transfer Tax Due \$932.10

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: \_\_\_\_\_  
Signature: \_\_\_\_\_

Capacity: Grantor  
Capacity: \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION  
(REQUIRED)**

**BUYER (GRANTEE) INFORMATION  
(REQUIRED)**

Print Name: Louis C. Menditto  
Address: P.O. Box 755  
City: Panaca  
State: NV Zip: 89042

Print Name: Justin Bode and Sarah Bode  
Address: 1012 Hansen Street  
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: 116-2521677 dp/dp  
Address: 2500 Paseo Verde Parkway, Suite 120  
City: Henderson State: NV Zip: 89074

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