

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

Fee: \$35.00

Page 1 of 3

RPTT: \$668.85

Recorded By AE

Book- 314 Page- 0531

A.P. No. 001-193-34
Escrow No. 116-2525253-dp/VT
R.P.T.T. \$668.85

**WHEN RECORDED RETURN TO:**

Ryan S. Midgley and Alice M. Midgley
P.O. Box 658
Pioche, NV 89043

MAIL TAX STATEMENTS TO:

Ryan S. Midgley and Alice M. Midgley
P.O. Box 658
Pioche, NV 89043

GRANT, BARGAIN and SALE DEED

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

Dennis Walkington and Dolores J. Walkington who erroneously acquired title as Delores J. Walkington, husband and wife as joint tenants

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

Ryan S. Midgley and Alice M. Midgley, 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:

PARCEL NO. 4G AS SHOWN ON PARCEL MAP FOR VAUGHN AND DONNA PHILLIPS, AND CURT AND GERRI G. PHILLIPS, FILED IN THE OFFICE OF THE COUNTY RECORDER OF LINCOLN COUNTY ON AUGUST 7, 1996, IN BOOK A, PAGE 494, OF PLATS AS FILE NO. 105598, LOCATED IN A PORTION OF THE S 1/2 SW 1/4 SECTION 15, TOWNSHIP 1 NORTH RANGE 67 EAST, M.D.B.&M.

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: 09/29/2017



Dennis Walkington
Dennis Walkington

Dolores J. Walkington
Dolores J. Walkington

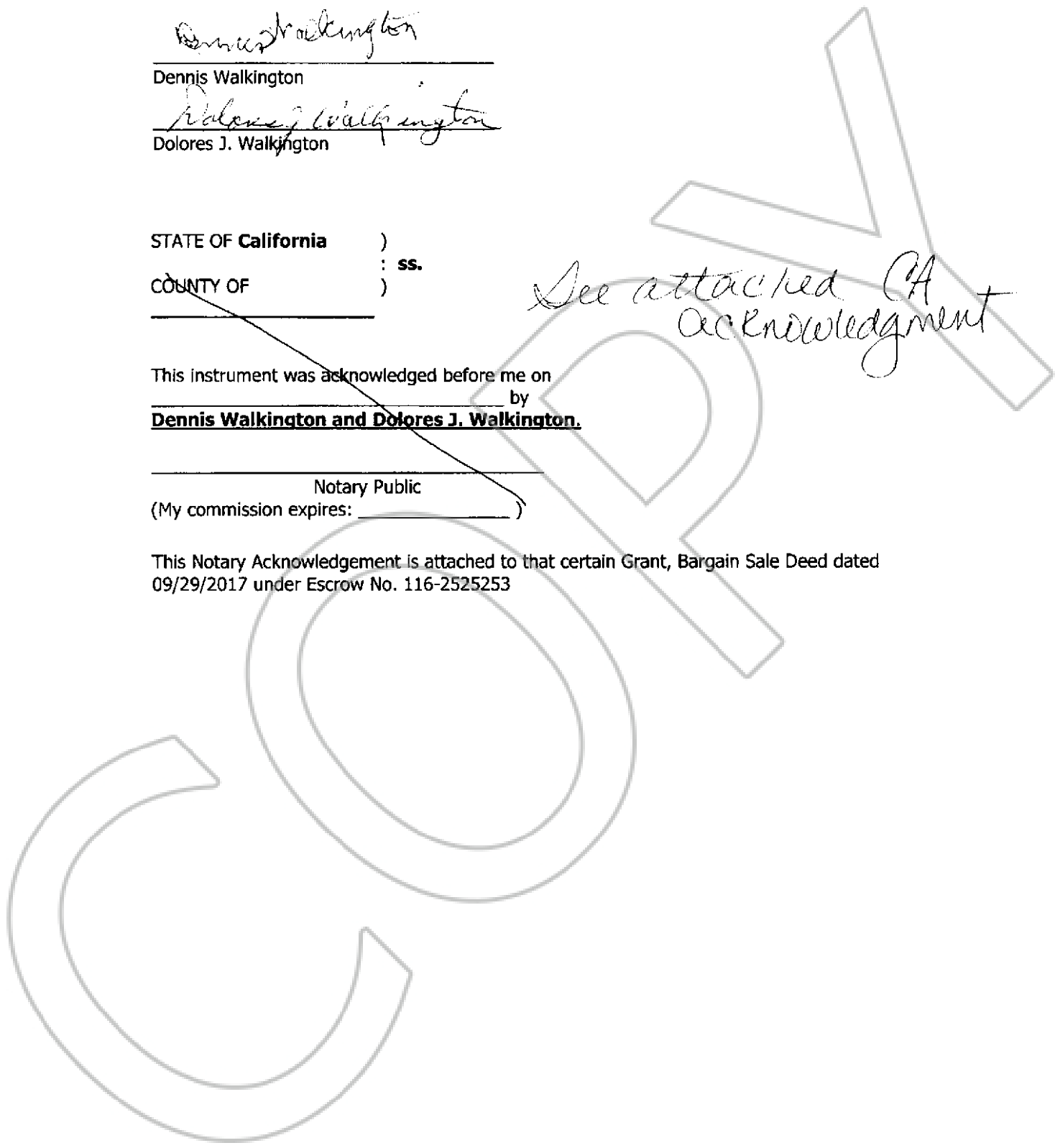
STATE OF California)
) : ss.
COUNTY OF)

See attached CA Acknowledgment

This instrument was acknowledged before me on _____ by
Dennis Walkington and Dolores J. Walkington.

Notary Public
(My commission expires: _____)

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated 09/29/2017 under Escrow No. 116-2525253





ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of Inyo

On 13 Oct. 2017 before me, HANNA M. BROWNING ^{Notary Public}
(insert name and title of the officer)

personally appeared DENNIS WALKINGTON AND DOLORES J. WALKINGTON
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are
subscribed to the within instrument and acknowledged to me that he/she/they executed the same in
his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the
person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Hanna M. Browning (Seal)



STATE OF NEVADA
DECLARATION OF VALUE

DOC # DV-152717

10/18/2017 04:33 PM

Official Record

- 1. Assessor Parcel Number(s)
 - a) 001-193-34 _____
 - 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 REC
Page 1 of 1 Fee: \$35.00
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Date of Recording: _____
Notes: _____

- 3. a) Total Value/Sales Price of Property: \$171,200.00
- b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
- c) Transfer Tax Value: \$171,200.00
- d) Real Property Transfer Tax Due \$668.85

- 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]
Signature: _____

Capacity: Agent
Capacity: _____

SELLER (GRANTOR) INFORMATION (REQUIRED)

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: Dennis Walkington and Dolores J. Walkington
Address: 193 Short Street
City: Bishop
State: CA Zip: 93514

Print Name: Ryan S. Midgley and Alice M. Midgley
Address: P.O. Box 658
City: Pioche
State: NV Zip: 89043

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

First American Title Insurance
Print Name: Company File Number: 116-2525253 dp/ JB
Address: 2500 Paseo Verde Parkway, Suite 120
City: Henderson State: NV Zip: 89074

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