DOC # 0152924

/28/2017 04:18

Official Record

Recording requested By FIRST AMERICAN TITLE COMPANY

Lincoln County - NV Leslie Boucher - Recorder

Fee: \$35.00 Page 1 of 2 RPTT: \$124.80 Recorded By: AE Book- 315 Page- 0226



A.P.N.: 012-230-32

File No: 116-2528359 (SC)

R.P.T.T.: \$124.80

When Recorded Mail To: Mail Tax Statements To:

Chanille Chouquer PO Box 501

Panaca, NV 89042

## GRANT, BARGAIN and SALE DEED

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

Deborah Ann Bozzelli, a married woman as her sole and separate property

do(es) hereby GRANT, BARGAIN and SELL to

Chanille Chouquer, an unmarried woman and Steve J. Chouquer, an unmarried man as joint tenants

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

PARCEL NO. 14 AS SHOWN ON PARCEL MAP FOR GARY A. CARRIGAN, FILED IN THE OFFICE OF THE COUNTY RECORDER OF LINCOLN COUNTY ON JULY 22, 1998 IN BOOK B, PAGE 140, AS FILE NO. 111327, LOCATED IN A PORTION OF SECTION 35, TOWNSHIP 2 SOUTH, RANGE 67 EAST, M.D.B. AND M., 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: 10/18/2017

Deborah Ann Bozzelli 🗸

STATE OF **NEVADA** 

: SS.

COUNTY OF **CLARK** 

Lincoln

This\_instrument was acknowledged before me on

October 23, 2017 by Deborah Ann Bozzelli.

aidith Jane Norton

Notary Public (My commission expires: 09 21 13030)

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated 10/18/2017 under Escrow No. 116-2528359



JUDITH JANE NORTON Notary Public, State of Nevada Appointment No. 12-8858-11 My Appt. Expires Sep 21, 2020

## DOC # DV-152924

11/28/2017

Recording requested By FIRST AMERICAN TITLE COMPANY

04:18 PM

## Official Record

## STATE OF NEVADA DECLARATION OF VALUE

b) Deed in Lieu of Foreclosure Only (value of property) c) Transfer Tax Value: d) Real Property Transfer Tax Due  4. If Exemption Claimed: a. Transfer Tax Exemption, per 375.090, Section: b. Explain reason for exemption:  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 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:  SELLER (GRANTOR) INFORMATION (REQUIRED)  Print Name: Deborah Ann Bozzelli  Address: 3892 W 1300 N  Address: 90 Box 501  City: Panaca  City: Panaca  State: UT Zip: 84721 State: NV Zip: 89042  COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)  First American Title Insurance  Print Name: Company  Address: 2500 Paseo Verde Parkway, Suite 120	1.	Assessor Parcel Number(s)	Lincoln County - NV
b   Page 1 of 1   Recorded By: BE   Recorded By: By: Be   Recorded By: By: Be   Recorded By: Be   Reco	a)	012-230-32	Leslie Boucher - Recorder
C   Recorded By: BE RPTT: \$124 BB Book 315 Page - 0226  2. Type of Property a)    Vacant Land b)   Single Fam. Res.   FOR RECORDERS OPTIONAL USE   by   Apt. Bldg. f)   Comm¹/Ind¹   Date of Recording:   Notes:   c)   Apt. Bldg. f)   Comm¹/Ind¹   Date of Recording:   Notes:   d)   Agricultural h)   Mobile Home   Notes:   d)   Other   S32,000.00   d)   Deed in Lieu of Foreclosure Only (value of property)   \$32,000.00   d) Real Property Transfer Tax Due   \$124.80   d) Real Property Transfer Tax Due   \$124.80   d) Real Property Transfer Tax Due   \$124.80   d) Real Property Transfer Tax Exemption:   Explain reason for exemption:   5. Partial Interest: Percentage being transferred:   O   % The undersigned declares and acknowledges, under penalty of perjury, pursuant to NRS 375.106 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 19% per month. Pursuant to NRS 375.030, the Buyer and Seller shall-be jointly/and severally liable for any additional amount owed. Signature:   Capacity:   Company / Capacity:   Company / Capacity:   City:   Panaca   State:   NV   Zip:   Senate   Company / Address:   2500 Passo Verde Parkway, Suite 120   Company / Address:   Capacity:   Company / Capacity:   City:   Capacity:   Company / Capacity:   Capacity:	b)_		Page 1 of 1 Fee: \$35.00
2. Type of Property a)      Vacant Land     Single Fam. Res.   FOR RECORDERS OPTIONAL USE   c)    Condo/Twnhse     2-4 Plex   Book   Page:   e)    Apt. Bldg.   f)    Comm¹/Ind¹    Date of Recording:   g)    Agricultural   h)    Mobile Home   Notes:   i)    Other     Saz,000.00   b) Deed in Lieu of Foreclosure Only (value of property)   (\$   \$   \$   \$   \$   \$   \$   \$   \$			Recorded By: AE RPTT: \$124.80
a) X Vacant Land b) Single Fam. Res. Condo/Twnhse d) 2-4 Plex Book Page:  e) Apt. Bldg. f) Comm*//Ind*I Date of Recording: g) Agricultural h) Mobile Home Notes: i) Other  3. a) Total Value/Sales Price of Property: \$32,000.00 b) Deed in Lieu of Foreclosure Only (value of property) (\$2,000.00 c) Transfer Tax Value: \$32,000.00 d) Real Property Transfer Tax Due \$124.80  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 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: SELLER (GRANTOR) INFORMATION (REQUIRED) Print Name: Deborah Ann Bozzelli Print Name: Seve J. Chouquer Address: PO Box 501 City: Cedar City City: Panaca State: UT Zip: 84721 State: NV Zip: 89042 CCOMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer) First American Title Insurance Print Name: Company Address: 2500 Paseo Verde Parkway, Suite 120	<b>d</b> )_		Book- 315 Page- 0226
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Signature:  SELLER (GRANTOR) INFORMATION (REQUIRED)  Print Name: Deborah Ann Bozzelli  Address: 3892 W 1300 N  City: Cedar City  State: UT  COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)  First American Title Insurance Print Name: Company  Address: 2500 Paseo Verde Parkway, Suite 120  Capacity:  BUYER (GRANTEE) INFORMATION (REQUIRED)  Chanille Chouquer and Print Name: Steve J. Chouquer  Address: PO Box 501  City: Panaca State: NV  Zip: 89042  File Number: 116-2528359 SC/ jp	Sig	nature: Callet Feen	Capacity: Ocas
SELLER (GRANTOR) INFORMATION (REQUIRED)  Print Name: Deborah Ann Bozzelli  Address: 3892 W 1300 N  City: Cedar City  State: UT  Zip: 84721  COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)  First American Title Insurance  Print Name: Company  Address: 2500 Paseo Verde Parkway, Suite 120  BUYER (GRANTEE) INFORMATION (REQUIRED)  Chanille Chouquer and  Print Name: Steve J. Chouquer  Address: PO Box 501  City: Panaca  State: NV  Zip: 89042  File Number: 116-2528359 SC/ jp			Capacity:
Print Name: Deborah Ann Bozzelli Print Name: Steve J. Chouquer  Address: 3892 W 1300 N Address: PO Box 501  City: Cedar City City: Panaca  State: UT Zip: 84721 State: NV Zip: 89042  COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)  First American Title Insurance  Print Name: Company File Number: 116-2528359 SC/ jp  Address 2500 Paseo Verde Parkway, Suite 120	Name and Address of the Owner, where	SELLER (GRANTOR) INFORMATION	
Print Name: Deborah Ann Bozzelli Print Name: Steve J. Chouquer  Address: 3892 W 1300 N Address: PO Box 501  City: Cedar City City: Panaca  State: UT Zip: 84721 State: NV Zip: 89042  COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)  First American Title Insurance  Print Name: Company File Number: 116-2528359 SC/ jp  Address 2500 Paseo Verde Parkway, Suite 120		(REQUIRED)	(REQUIRED) Chapillo Chauguer and
Address: 3892 W 1300 N Address: PO Box 501  City: Cedar City City: Panaca  State: UT Zip: 84721 State: NV Zip: 89042  COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)  First American Title Insurance  Print Name: Company File Number: 116-2528359 SC/ jp  Address 2500 Paseo Verde Parkway, Suite 120	Prir	nt Name: Deborah Ann Bozzelli	
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First American Title Insurance Print Name: Company Address 2500 Paseo Verde Parkway, Suite 120 File Number: 116-2528359 SC/ jp			
Address 2500 Paseo Verde Parkway, Suite 120		First American Title Insurance	
			File Number: <u>116-2528359 SC/ jp</u>
City: Henderson State: NV Zip:89074	7700		State: NV Zip: 89074
City: Henderson State: NV Zip: 89074  (AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)	CIQ		