

Official RecordRecording requested By
FIRST AMERICAN TITLE COMPANY**Lincoln County - NV**
Leslie Boucher - RecorderFee: \$35.00 Page 1 of 2
RPTT: \$339.30 Recorded By: AE
Book- 316 Page- 0651

0153604

A.P. No. 001-122-01
Escrow No. 119-2534451-RC/mk
R.P.T.T. \$339.30

WHEN RECORDED RETURN TO:

Micayla Ennis and Andrew Valentino
327 High Street
Pioche, NV 89043

MAIL TAX STATEMENTS TO:

Micayla Ennis and Andrew Valentino
327 High Street
Pioche, NV 89043

GRANT, BARGAIN and SALE DEED

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

John Needham, a married man who acquired title as John Needham, an individual

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

Micayla Ennis, a single woman and Andrew Valentino, a single man, together as joint tenants with right of survivorship

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

LOTS 2 AND 4 OF THAT CERTAIN PARCEL MAP FOR JOHN NEEDHAM RECORDED MARCH 25, 2005 AS FILE NO. 124123 OF OFFICIAL RECORDS, 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: 01/18/2018



[Handwritten Signature]
~~John Needham~~

John Needham

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

This instrument was acknowledged before me on *Jan. 19, 2018* by

John Needham.

[Handwritten Signature]

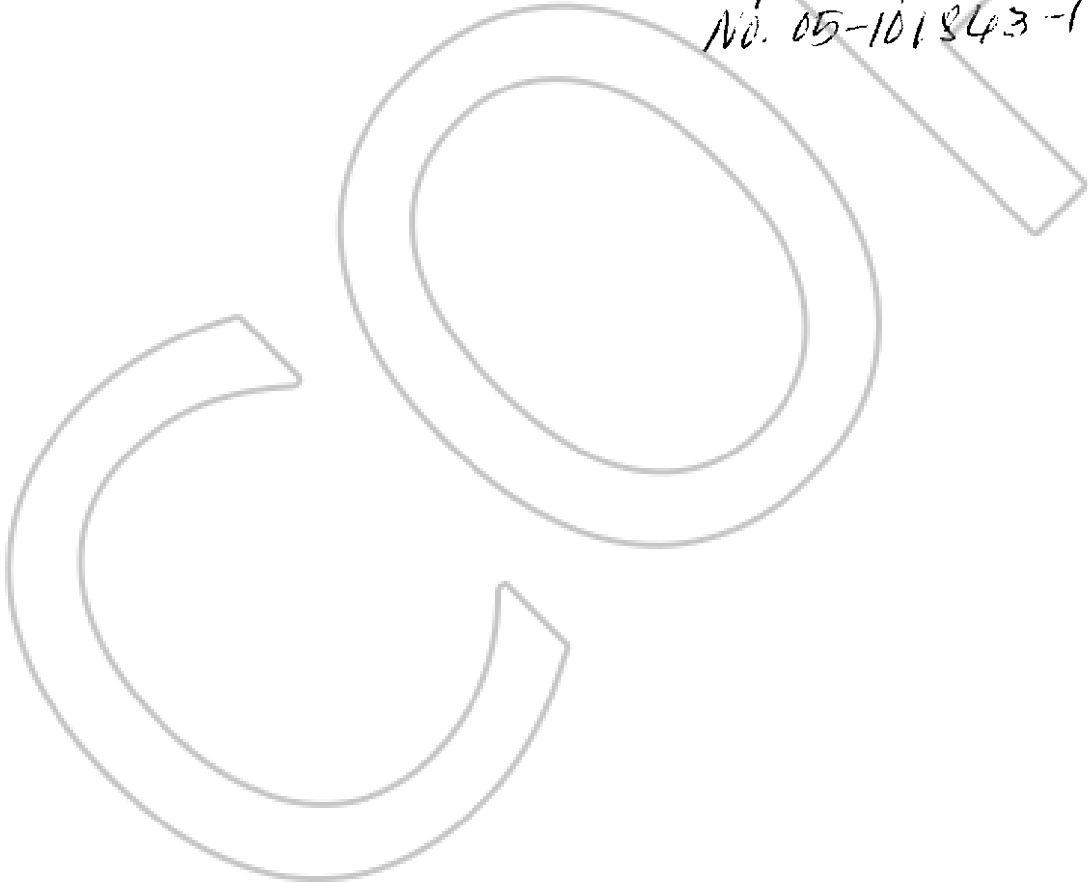
Notary Public

(My commission expires: *8/9/2021*)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated 01/18/2018 under Escrow No. 119-2534451

*N. Washington
exp. 8/9/2021
No. 05-101843-1*



STATE OF NEVADA
DECLARATION OF VALUE

Recording requested By
FIRST AMERICAN TITLE COMPANY

Lincoln County - NV
Leslie Boucher - Recorder

Page 1 of 1 Fee: \$35.00
Recorded By: AE RPTT: \$339.30
Book- 316 Page- 0651

1. Assessor Parcel Number(s)
a) 001-122-01
b) _____
c) _____
d) _____

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

3. a) Total Value/Sales Price of Property: \$87,000.00
b) Deed in Lieu of Foreclosure Only (value of property) (\$0)
c) Transfer Tax Value: \$87,000.00
d) Real Property Transfer Tax Due \$339.30

4. If Exemption Claimed:
a. Transfer Tax Exemption, per 375.090, Section: 0
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: John Needham
Address: 3508 Flinthead Edge
City: North Las Vegas
State: NV Zip: 89084

Print Name: Micayla Ennis and Andrew Valentino
Address: 327 High Street
City: Pioche
State: NV Zip: 89043

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

Print Name: First American Title Insurance Company File Number: 119-2534451 RC/RC
Address: 7251 West Lake Mead Blvd, Suite 100
City: Las Vegas State: NV Zip: 89128

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