

**Official Record**

Recording requested By  
COW COUNTY TITLE COMPANY

**Lincoln County - NV**  
**Leslie Boucher - Recorder**

Fee: \$35.00 Page 1 of 2  
RPTT: Recorded By: AE  
Book- 317 Page- 0446



<b>A.P.N. No.:</b>	002-102-12
<b>R.P.T.T.</b>	\$0.00Exempt #5
<b>Escrow No.:</b>	79047
<b>Recording Requested By:</b>	
Cow County Title Co.	
<b>Mail Tax Statements To:</b>	Same as below
<b>When Recorded Mail To:</b>	
TYSON CLAY NELSON and APRIL ANN NELSON	
P O Box 406	
Panaca, NV 89042	

**GRANT, BARGAIN, SALE DEED**

THIS INDENTURE WITNESSETH: That **DONALD BRUCE PRICE and DANIELLE PRICE, husband and wife** for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to **TYSON CLAY NELSON and APRIL ANN NELSON, husband and wife as joint tenants**, all that real property situated in the County of Lincoln, State of Nevada, bounded and described as follows:

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

That portion of the Northwest Quarter (NW1/4) of Section 9, Township 2 South, Range 68 East, M.D.B. & M., more particularly described as follows:

Lots 44 and 45 in SUN GOLD MANOR UNIT NO. 1, according to the Official Subdivision Map recorded September 30, 1952 in the Office of the County Recorder of Lincoln County, Nevada, in Book A of Plats, page 63 as File No. 27842, Lincoln County, Nevada records.

ASSESSOR'S PARCEL NUMBER FOR 2017 - 2018: 002-102-12

**SUBJECT TO:**

1. Taxes for the fiscal year;
2. Reservations, restrictions, conditions, rights, rights of way and easements, if any of record on said premises.
3. A new Deed of Trust to record concurrent

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.

Dated: January 31, 2018



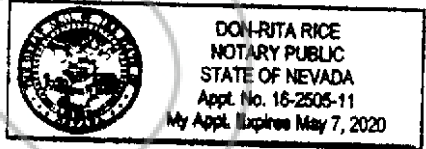
Donald Bruce Price  
DONALD BRUCE PRICE

Danielle Price  
DANIELLE PRICE

State of NEVADA )  
 ) ss.  
County of LINCOLN )

This instrument was acknowledged before me on the 20th day of February, 2018 By:  
DONALD BRUCE PRICE and DANIELLE PRICE

Signature: Don-Rita Rice  
Notary Public Don-Rita Rice  
Expiration Date: 5/7/20



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STATE OF NEVADA  
DECLARATION OF VALUE FORM

- 1. Assessor Parcel Number(s)
  - a) 002-102-12
  - 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 \_\_\_\_\_

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

- 3. Total Value/Sale Price of Property \$90,000.00
- Deed in Lieu of Foreclosure Only (value of Property) ( \_\_\_\_\_ )
- Transfer Tax Value: \$90,000.00
- Real Property Transfer Tax Due: \$0.00

- 4. If Exemption Claimed:
  - a. Transfer Tax Exemption per NRS 375.090, Section #5 \_\_\_\_\_
  - b. Explain Reason for Exemption: Transfer from parents to son and wife

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 *Donald Bruce Price* Capacity Grantor

Signature *Edmond Agent* Capacity Grantor

DONALD BRUCE PRICE

Signature \_\_\_\_\_ Capacity Grantee

TYSON CLAY NELSON

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

Print Name: DONALD BRUCE PRICE and DANIELLE PRICE

Address: P O Box 523

City: Panaca

State: NV Zip: 89042

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

Print Name: TYSON CLAY NELSON and APRIL ANN NELSON

Address: P O Box 406

City: Panaca

State: NV Zip: 89042

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

Print Name: Cow County Title Co. Escrow #: 79047

Address: P.O. Box 518, 328 Main Street

City: Pioche State: NV Zip: 89043