

APN 006-271-20



OFFICIAL RECORD E07  
LESLIE BOUCHER, RECORDER

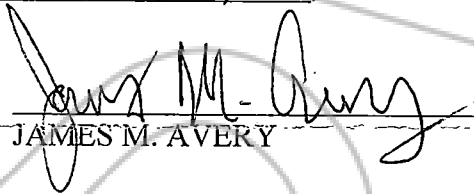
### Quitclaim Deed

For valuable consideration, the receipt of which is acknowledged, JAMES M. AVERY and DEBRA R. AVERY, as Joint Tenants, does hereby remise, release and forever quitclaim to the JAMES AVERY 2018 TRUST dated January 2018, that real property located in the County of Lincoln, and State of Nevada, and more certainly described as follows:

STATE OF NEVADA, county of LINCOLN, (EAGLE VALLEY) Township # 1N., R 69E., Within the SE 1/4 of Section # 10, M.D.B.&M., Recorded as Parcel # 2 of Parcel Map # 101245, In the Lincoln County Records, 12/17/1993, Plat Book # "A", Page 401, Parcel contains 2.408 acres more or less., Granting an easement on the beginning at the SE corner and striking East 70 feet in length and 20 feet in width, (for stock watering), within the SW corner of Parcel # 1.

To have and to hold, all and singular the described property, together with the tenements, hereditaments, and appurtenances belong to such property, or in anywise appertaining, and the rents, issues, and profits of such property to transferee, and transferee's heirs and assigns forever.

DATED this 26<sup>th</sup> day of FEBRUARY, 2018.

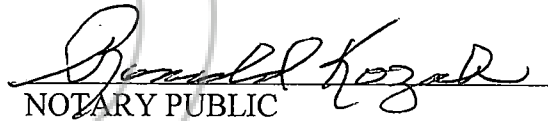
  
\_\_\_\_\_  
JAMES M. AVERY

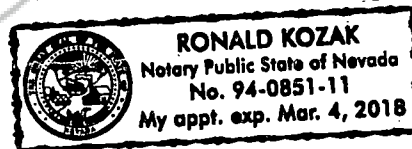
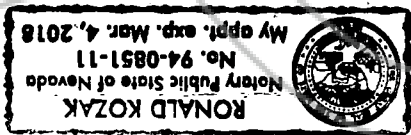
STATE OF NEVADA)

) ss:

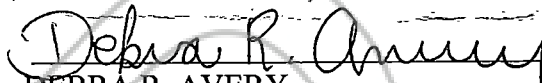
COUNTY OF ~~CLARK~~ WYO PK

On the 26<sup>th</sup> day of FEBRUARY 2018, personally appeared before me, a notary public, JAMES M. AVERY, personally known to me (or proven to me on the basis of satisfactory evidence) to be the person who dated and signed the within instrument and who acknowledged to me that he executed the above Quitclaim Deed.

  
\_\_\_\_\_  
NOTARY PUBLIC



DATED this 26 day of March, 2018

  
DEBRA R. AVERY

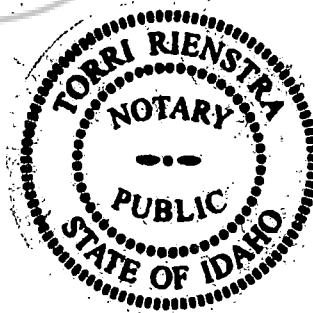
STATE OF IDAHO)  
  ) ss:  
COUNTY OF CANYON)

On the 26 day of March, 2018, personally appeared before me, a notary public, DEBRA R. AVERY, personally known to me (or proven to me on the basis of satisfactory evidence) to be the person who dated and signed the within instrument and who acknowledged to me that she executed the above Quitclaim Deed.

  
\_\_\_\_\_  
NOTARY PUBLIC

When recorded mail tax statement to:

James and Debra Avery  
HC 74 Box 173  
Pioche, NV 89043



**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a) 006-271-20  
 b) \_\_\_\_\_  
 c) \_\_\_\_\_  
 d) \_\_\_\_\_

2. Type of Property:
- |                             |              |  |                  |
|-----------------------------|--------------|--|------------------|
| a) <input type="checkbox"/> | Vacant Land  | b) <input checked="" type="checkbox"/> | Single Fam. Res. |
| c) <input type="checkbox"/> | Condo/Twnhse | d) <input type="checkbox"/>            | 2-4 Plex         |
| e) <input type="checkbox"/> | Apt. Bldg    | f) <input type="checkbox"/>            | Comm'l/Ind'l     |
| g) <input type="checkbox"/> | Agricultural | h) <input type="checkbox"/>            | Mobile Home      |
|                             | Other        |  |                  |

FOR RECORDER'S OPTIONAL USE ONLY	
Book: _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. Total Value/Sales Price of Property \$ \_\_\_\_\_  
 Deed in Lieu of Foreclosure Only (value of property) ( \_\_\_\_\_ )  
 Transfer Tax Value: \$ \_\_\_\_\_  
 Real Property Transfer Tax Due \$ \_\_\_\_\_

4. **If Exemption Claimed:**  
 a. Transfer Tax Exemption per NRS 375.090, Section 7  
 b. Explain Reason for Exemption: TRANSFER TO TRUST W/NO CONSIDERATION

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

**SELLER (GRANTOR) INFORMATION**  
**(REQUIRED)**  
 Print Name: JAMES Mc DEBRA R  
 Address: AVERY  
 City: HC 74 BOX 173 PIONEER  
 State: NV Zip: 89043

**BUYER (GRANTEE) INFORMATION**  
**(REQUIRED)**  
 Print Name: JAMES AVERY 2018 TRUST  
 Address: HC 74 BOX 173  
 City: PIONEER  
 State: NV Zip: 89043

**COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)**  
 Print Name: \_\_\_\_\_ Escrow #: \_\_\_\_\_  
 Address: \_\_\_\_\_  
 City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_