LINCOLN COUNTY, NV 2018-154137

RPTT:\$175.50 Rec:\$35.00 **04/26/2018 10:17 AM**

Total:\$210.50

8 10:17 AIV

Pgs=4 AK

COW COUNTY TITLE CO.



0000016820180154157004

OFFICIAL RECORD
LESLIE BOUCHER, RECORDER

A.P.N. No.: 001-091-29
R.P.T.T. \$175.50
Escrow No.: 79249
Recording Requested By:

Cow County Title Co.

Mail Tax Statements To: Same as below
When Recorded Mail To:

ANDREW N. PORTER and DARBY R. PORTER
P O Box 725

Caliente, NV 89008

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That PENELOPE J. BALLOU, Trustee of THE BALLOU REVOCABLE LIVING TRUST, dated November 2017 for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to ANDREW N. PORTER and DARBY R. PORTER, 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 Section 22, Township 1 North, Range 67 East, M.D.B. & M., more particularly described as follows:

Lots 48, 49, 50, 51, 52, 53, 54, 55, 56, and 57 in Block 31 in the TOWN OF PIOCHE, as shown on the Official Plat of said Town of Pioche, recorded January 5, 1874 in the Office of the County Recorder of Lincoln County, Nevada in Book A of Plats, pages 37, 38 and 39; and further delineated by the Survey Maps compiled August 28, 1947 and filed in Book A of Plats, pages 55, 56 and 57, Lincoln County, Nevada records.

ASSESSOR'S PARCEL NUMBER FOR 2017 - 2018: 001-091-29

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: April 12, 2018

(One inch Margin on all sides of Document for Recorder's Use Only)

THE BALLOU REVOCABLE LIVING TRUST, DATED NOVEMBER 2017 BY:	
State of Nevada) ss. County of Clark)	
This instrument was acknowledged before me on the 20 day of April By: PENELOPE J. BALLOU	. 208
Signature: Notary Public Expiration Date: 10-20-2028	
BRANI Notary Public No. 1	DI GLASS c State of Nevada 16-4250-1 . October 28, 2020

STATE OF NEVADA DECLARATION OF VALUE FORM

	Parcel Number(s)	-				
a) <u>001-0</u> 9	91-29					\ \
b)			_			\ \
c)			-			\ \
d)			-		,	\ \
2. Type of F	Property:		-			\ \
		Single Fam. Res.	FOR RECO	ORDER'S	OPTIONAL	USE ONLY
c) 🔲 C	ondo/Twnhse d) [☐ 2-4 Piex	Book:		Page:	
e) 🔲 A	pt.Blda f) i	Comm'l/Ind'l	Date of Re	cording: _		
		☐ Mobile Home	Notes:			
	ther	<u></u>				
	ue/Sale Price of Pr					\$45,000.00
		Only (value of Prope	rty) <u>(</u>		-)
	Tax Value:	Duai	<			\$45,000.00
	perty Transfer Tax tion Claimed:	Due:	1			\$175.50
		per NRS 375.090, Se	ation		/	
	ain Reason for Exe		CHOII	-	/	•
b. Expie	ani Neason Ioi Exe	<u></u>		///		
5. Partial In	terest Percentage	being transferred: 10	0	%		
The und	ersigned declares a	and acknowledges, un	der penalty o		oursuant to	1
NRS 375.06	60 and NRS 375.11	0, that the information	provided is	correct to t	he best of	their
information	and belief, and can	be supported by doci	umentation if	called upo	on to substa	antiate the
information	provided herein. Fu	urthermore, the parties	s agree that o	disallowand	ce of any c	laimed
exemption,	or other determinat	ion of additional tax d	ue, may resu	ılt in a pen	alty of 10%	of the tax
aue pius inte	erest at 1% per mo	nth. Pursuant to NRS	375.030, the	Buyer and	d Seller sha	all be
jointly and s	everally liable for a	ny additional amount	owed.			
-	1)	70	1 1			
Signature	Can long	1 2 1-0		Capacity	Grantor	•
	ENELOPE J. BALL	OU	-/ /	oupdoity _	Oranico	
			/ /			
Signature _				Capacity	Grantee	•
А	NDREW N. PORT	ER		_		
SELI	ER (GRANTOR) I	NFORMATION	BUY	ER (GRAN	NTEE) INF	ORMATION
	(REQUIRE				EQUIRED)	
Print Name:		EVOCABLE LIVING	Print Name:			TER and DARBY R.
\	TRUST, dated No		<u>-</u>	PORTER		
Address:	3627 Huerta Driv	e	Address:	P O Box		
City:	Las Vegas	20101	City:	Caliente		
State: NV	Zip	b: <u>89121</u>	State: NV		Zip:	89008
COMPANY	PERSON REQUES	STING RECORDING	(required if :	not sallar	or huver	
Print Name:			Escrow #:	79249	or buyer)	
Address:	P.O. Box 518, 32			10270		
City:	Pioche		State: NV		Zip:	89043
-						

DECLARATION OF VALUE FORM 1. Assessor Parcel Number(s) a) 001-091-29 b) c) d) 2. Type of Property: a) Vacant Land b) 🔀 Single Fam. Res. [FOR RECORDER'S OPTIONAL USE ONLY Book: c) Condo/Twnhse d) 7 2-4 Plex Page: Date of Recording: e) Apt.Bldg f) Comm'l/Ind'l Notes: g) Agricultural h) [7] Mobile Home i) 🔲 Other 3. Total Value/Sale Price of Property \$45,000.00 Deed in Lieu of Foreclosure Only (value of Property) Transfer Tax Value: \$45,000.00 Real Property Transfer Tax Due: \$175.50 4. If Exemption Claimed: a. Transfer Tax Exemption per NRS 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 Capacity Grantor PENELOPE J. BALLOU Signature Capacity Grantee ANDREW N. PORTER SELLER (GRANTOR) INFORMATION BUYER (GRANTEE) INFORMATION (REQUIRED) (REQUIRED) Print Name: THE BALLOU REVOCABLE LIVING Print Name: ANDREW N. PORTER and DARBY R. TRUST, dated November 2017 **PORTER** Address: 3627 Huerta Drive Address: P O Box 725 City: Las Vegas City: Caliente State: NV Zip: 89121 State: NV 89008 COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer) Print Name: Cow County Title Co. Escrow #: Address: P.O. Box 518, 328 Main Street City: Pioche State: NV Zip: 89043

STATE OF NEVADA