

LINCOLN COUNTY, NV

2018-154804

\$35.00

RPTT:\$0.00 Rec:\$35.00

06/19/2018 09:46 AM

COW COUNTY TITLE CO.

Pgs=3 AK

OFFICIAL RECORD

LESLIE BOUCHER, RECORDER E05

A.P.N. No.:	002-082-03 and 002-082-05
R.P.T.T.	Exempt 5
Escrow No.:	79141
Recording Requested By:	
Cow County Title Co.	
Mail Tax Statements To:	Same as below
When Recorded Mail To:	
STARLA D. MCDANIEL	
13991 ASPEN LANE	
WESTON, CO 81091	

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That **BILLY K. MCDANIEL**, spouse of the herein Grantee for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to **STARLA D. MCDANIEL**, a married woman as her sole and separate property all that real property situated in the County of Lincoln, State of Nevada, bounded and described as follows:

See Exhibit "A" attached hereto and by reference made a part hereof for complete legal description.

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.

IT IS THE EXPRESS INTENT OF THE GRANTOR, BEING THE SPOUSE OF THE GRANTEE, TO CONVEY ALL RIGHT, TITLE AND INTEREST OF THE GRANTOR, COMMUNITY OR OTHERWISE, IN AND TO THE HEREIN DESCRIBED PROPERTY TO THE GRANTEE AS GRANTEE'S SOLE AND SEPARATE PROPERTY.

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

Dated: May 30, 2018

Billy K. McDaniel
BILLY K. MCDANIEL

State of Colorado)
County of Las Animas) ss.

This instrument was acknowledged before me on 09th day of June 2018
By: BILLY K. MCDANIEL.

Signature: Kayla T. Barela
Notary Public
Expiration Date: 03-23-2021

KAYLA T. BARELA
Notary Public
State of Colorado
Notary ID # 20174012660
My Commission Expires 03-23-2021

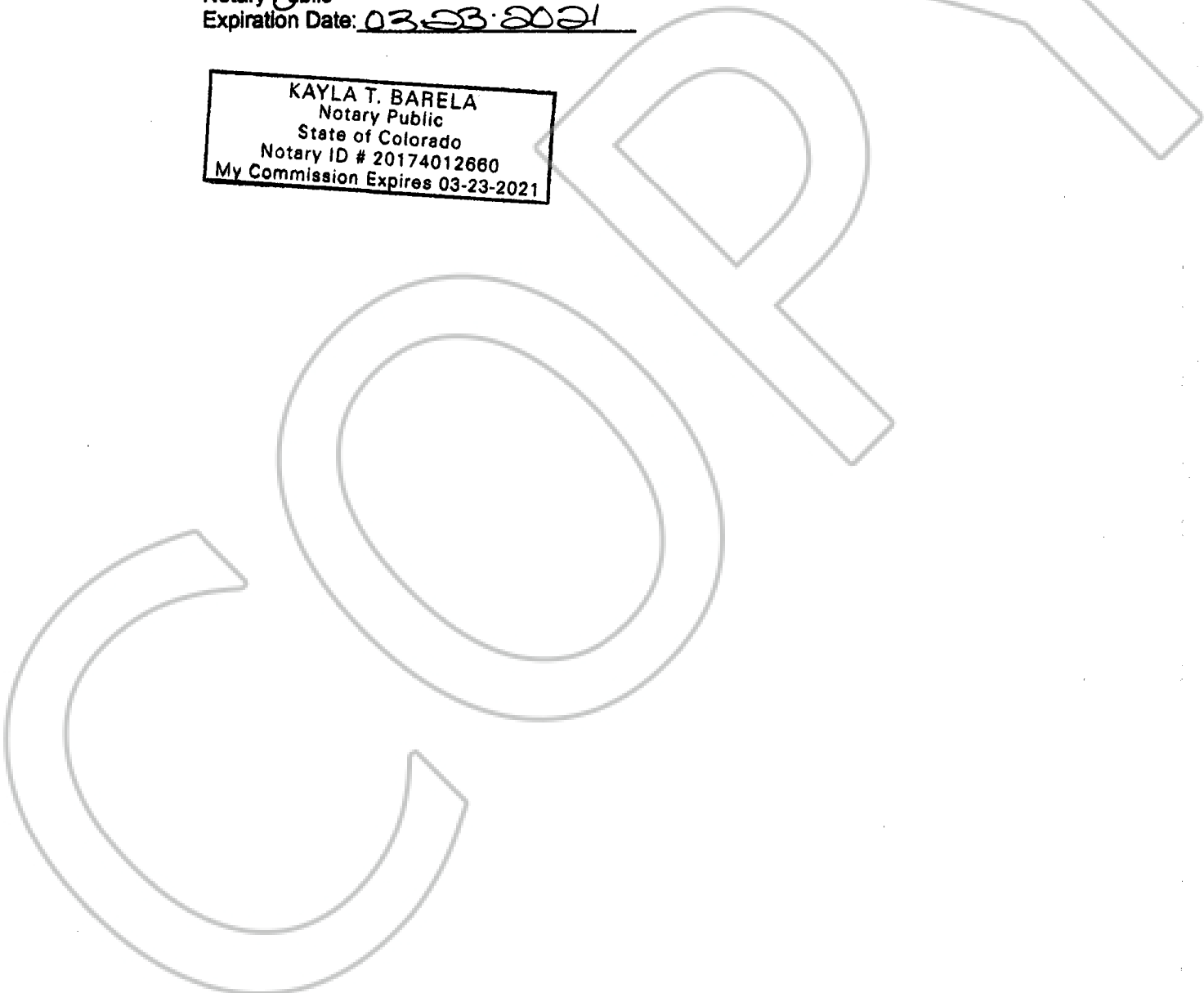


EXHIBIT "A"
LEGAL DESCRIPTION

File Number: 79141

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

PARCEL 1

A portion of Lots Three (3) and Four (4) in Block Four (4) in the Town of Panaca, County of Lincoln, State of Nevada, described as follows:

Beginning at the Northeast (NE) corner of Lot 3 and running South along the Eastern boundary of said Lot 3 a distance of 15 feet to the true point of beginning;
Thence continuing South a distance of 107 feet;
Thence West a distance of 528 feet;
Thence North a distance of 107 feet;
Thence East a distance of 528 feet to the true point of beginning.

ASSESSOR'S PARCEL NUMBER FOR 2016 - 2017: 002-082-03

The above legal description is a metes and bounds description and was obtained from an Executor's Deed, recorded March 20, 2017 in Book 309 Official Records, page 517 as File No. 151028, Lincoln County, Nevada records.

This additional information required by NRS 111.312 and NRS 239B.030.

PARCEL 2

A portion of Lots Three (3) and Four (4) in Block Four (4) in the Town of Panaca, County of Lincoln, State of Nevada, described as follows:

Beginning at the Northeast (NE) corner of Lot 3 and running South along the Eastern boundary of said Lot 3 a distance of 122 feet to the true point of beginning;
Thence continuing South a distance of 70 feet;
Thence West a distance of 153 feet;
Thence South a distance of 72 feet;
Thence West a distance of 375 feet;
Thence North a distance of 142 feet;
Thence East a distance of 528 feet to the true point of beginning.

ASSESSOR'S PARCEL NUMBER FOR 2016 - 2017: 002-082-05

The above legal description is a metes and bounds description and was obtained from an Executor's Deed, recorded March 20, 2017 in Book 309 Official Records, page 526 as File No. 151029, Lincoln County, Nevada records.

This additional information required by NRS 111.312 and NRS 239B.030.

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

**STATE OF NEVADA
DECLARATION OF VALUE**

FOR RECORDER'S OPTIONAL USE ONLY	
Document/Instrument No. _____	Page _____
Book _____	
Date of Recording: _____	
Notes:	

1. Assessor Parcel Number(s)
- a) 002-082-03
 - b) 002-082-05
 - c) _____
 - d) _____

2. Type of Property
- a) Vacant Land
 - b) Single Family Res.
 - c) Condo/Townhouse
 - d) 2-4 Plex
 - e) Apartment Bldg.
 - f) Commercial/Industrial
 - g) Agricultural
 - h) Mobile Home
 - i) Other: _____

- 3.
- a. Total Value/Sales Price of Property \$0.00
 - b. Deed in Lieu of Foreclosure Only (Value of Property) _____
 - c. Transfer Tax Value \$0.00
 - d. 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: Husband deeding to wife without 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: Starla D Mcdaniel Capacity: GRANTOR

Signature: _____ Capacity: GRANTEE

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

Print Name: BILLY K. MCDANIEL
 Address: 13991 ASPEN LANE
 City/ST/Zip WESTON, CO 81091

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

Print Name: STARLA D. MCDANIEL
 Address: 13991 ASPEN LANE
 City/ST/Zip WESTON, CO 81091

COMPANY/PERSON REQUESTING RECORDING (required if not Seller or Buyer)

Company Name: Cow County Title Co. Escrow No.: 79141
 Address: 761 S. Raindance Drive
 City: Pahrump State: NV Zip: 89048

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